



County of San Mateo

Inter-Departmental Correspondence

Department: PUBLIC WORKS

File #: 19-107

Board Meeting Date: 1/29/2019

Special Notice / Hearing: None
Vote Required: Majority

To: Honorable Board of Supervisors
From: James C. Porter, Director of Public Works
Subject: On-Call Job Order Contract Agreements and Adoption of the Job Order Contracts Task Catalog

RECOMMENDATION:

Adopt a resolution authorizing:

- A) Job Order Contract Agreements with Olympos Painting, Inc., SBAY Construction, Inc., Mark Scott Construction, Inc., and Rodan Builders, Inc. for General Construction; Kinetics Mechanical Service, Inc. and ACCO Engineered Systems for Mechanical Works (HVAC); Platinum Roofing, Inc. and Best Contracting Services, Inc. for Roofing Contracting Services; Century Carpet, Inc. for Flooring Contracting Services; and Kinetics Mechanical Service, Inc. and ACCO Engineered Systems for Plumbing Contracting Services for the term of January 29, 2019 through January 28, 2020, each in an amount not to exceed \$5,000,000 for General Construction and Mechanical Works (HVAC), and not to exceed \$1,000,000 for Roofing Contracting Services, Flooring Contracting Services, and Plumbing Contracting Services; and
- B) The Construction Task Catalogs, Specifications, including addendums, and conformance with prevailing wage scale requirements for Job Order Contracts - General Construction; Mechanical Works; Roofing; Flooring; and Plumbing; and
- C) The Director of Public Works, or his designee, to issue Work/Job Orders, execute Change/Revision Orders, and make financial and administrative changes to executed Job Order Contract agreements.

BACKGROUND:

On November 19, 2013, your Board adopted Resolution No. 072896, which authorized a streamlined process for Job Order Contracts (JOCs), which allows for the preparation of task catalogs, specifications, and bid documents in conformance with prevailing wage scale requirements for JOCs, which may be adopted by your Board at the time the resulting contract is considered for award.

Public Contract Code Section 20128.5 authorizes the Board of Supervisors to award individual annual JOCs for repair, remodeling, or other repetitive work to be done according to unit prices, in an amount not to exceed \$3,000,000 (adjusted annually based on changes in the California Consumer Price Index). Since the statute was enacted in 1997, the application of the CPI has resulted in a current maximum amount of \$5,000,000 for annual JOCs. Contractors bid adjustment factors are to be applied to the Unit Prices for specific items of work. The cost of an individual project is determined by multiplying the preset Unit Prices by the appropriate quantities of work and adjustment factors.

The Task Catalogs and Specifications were approved by the Director of Public Works in November 2018 for General Construction; Mechanical Works, Roofing; Flooring, and Plumbing JOCs; and in December 2018 for addendums for Roofing, Flooring, and Plumbing.

DISCUSSION:

The Department of Public Works (Department) provided notice inviting sealed proposals which was published two times in local newspapers in San Mateo County. Notice was also posted to various regional, online Plan Rooms.

On November 26, 2018, a mandatory pre-bid meeting was held with five general construction contractors, four mechanical contractors, four roofing contractors, two flooring contractors, and two plumbing contractors in attendance. On Wednesday, December 12, 2018 at 2:30 p.m., sealed bids were received, accepted and subsequently referred to the Department in consideration for the General Construction, Mechanical Works, Roofing, Flooring and Plumbing JOCs. Within each of the five individual categories, eligible licensed contractors were able to bid on any of the JOCs by submitting a single proposal. The bid documents call for up to five JOCs for General Construction, three for Mechanical Works, two for Roofing Services, two for Flooring Services, and two for Plumbing Services, and the lowest responsible bidder on one General Construction category is declared ineligible for the others.

The Department received four bids for General Construction, two bids for Mechanical Works, two bids for Roofing Contracting Services, one for Flooring Contracting Services, and two for Plumbing Contracting Services. The Department has examined the bids received for the subject JOCs and determined the lowest responsive and responsible bidders for each JOC. One bidder was deemed unresponsive for the Flooring JOCs. The Department recommends four agreements be awarded for General Construction, two for Mechanical Works (HVAC), two for Roofing, one for Flooring, and two for Plumbing.

The Department will issue individual Work Orders including a scope of work and a not-to-exceed amount to the contractor(s). The not-to-exceed amount for each individual Work Order will vary; however, their cumulative sum will not exceed the maximum amount of the respective Agreement(s). Any increase above the amount or term of the agreement(s) would be submitted to your Board for consideration.

County Counsel has reviewed and approved the resolution and agreements as to form.

Approval of this action contributes to the Shared Vision 2025 outcome of a Collaborative Community by reducing the cost and time required to execute major maintenance, repair, and rehabilitation projects on County infrastructure.

FISCAL IMPACT:

The terms of these agreements are from January 29, 2019 through January 28, 2020. The total maximum fiscal obligation for each agreement is \$5,000,000 for General Construction and Mechanical Works (HVAC), and \$1,000,000 each for Roofing Contracting Services, Flooring Contracting Services, and Plumbing Contracting Services with a total maximum fiscal obligation for all agreements combined is \$35,000,000. Total cost for the various individual Job Order Contracts is included in the Fiscal Year 2018-19 Adopted Budget. There is no impact to the General Fund.

Attachment:

Exhibit A - Bid Results