



County of San Mateo

Inter-Departmental Correspondence

Department: PUBLIC WORKS

File #: 23-944

Board Meeting Date: 11/14/2023

Special Notice / Hearing: None
Vote Required: Majority

To: Honorable Board of Supervisors
From: Ann M. Stillman, Director of Public Works
Subject: Maple Street Correctional Center Solar Photovoltaic System Project
(Project No. PB010)

RECOMMENDATION:

Adopt a resolution:

- A) Adopting plans and specifications, including conformance with prevailing wage scale requirements for the Maple Street Correctional Center Solar Photovoltaic System Project; and
- B) Authorizing the President of the Board to execute an agreement with SBAY Construction, Inc. for the Maple Street Correctional Center Solar Photovoltaic System Project in the amount of \$1,519,000; and
- C) Authorizing the Director of Public Works to execute subsequent change orders to grant time extensions for project completion and payment up to a maximum aggregate amount not to exceed \$151,900, or 10 percent of the agreement amount and approve payment up to the not to exceed amount of \$1,670,900.

BACKGROUND:

The Maple Street Correctional Center is an efficient Leadership in Energy and Environmental Design Gold rated building. The building is a 24-hour correctional facility and incurs high utility costs including electricity and natural gas. A solar system was originally requested by the Sheriff's Office in 2018. Generating renewable energy onsite will help reduce the facility's impact on the electric grid and put this facility on the path to net zero energy while affirming the County's commitment to sustainable operations.

The Department of Public Works (Department) retained the professional architectural services of Bartos Architects to design and prepare construction documents for the Maple Street Correctional Center Photovoltaic System Project (Project) bidding and construction. The construction documents were reviewed by the Planning and Building Department and the necessary permits were approved and issued. The Project is designed to generate up to nine percent of the facility's electricity need,

thereby reducing utility costs. The Engineer's Estimate for the construction of the Project was \$1,200,000.

The Department called for sealed bids for this Project in early 2023 with bids due on Monday, February 27, 2023. One bid was submitted in the amount of \$2,027,945, which greatly exceeded the engineer's estimate for the Project.

The Department evaluated the bid and recommended to this Board that the bid be rejected and the Project be re-advertised. On Tuesday, May 23, 2023, this Board adopted Resolution No. 079661, rejecting the bid received, and authorizing the Department to re-advertise the Project for bid.

DISCUSSION:

On August 28, 2023, the Department issued a Notice to Contractors publication twice in a weekly local newspaper of general circulation in the County, with the availability of bid set plans and specifications conforming to prevailing wage requirements and calling for sealed bids to be delivered and publicly opened on October 5, 2023, for construction of the proposed Project. An addendum to the Request for Proposals was issued by the Department on October 3, 2023, extending the bid submission date to October 12, 2023.

On Thursday, October 12, 2023, three sealed bids were submitted to the Clerk of the Board of Supervisors in the County Executive's Office and opened in public by the Clerk of the Board. The bid of:

**SBAY Construction, Inc
1479 Saratoga Ave, Suite 200
San Jose, CA 95129**

at \$1,519,000 was the lowest responsible bid received for the work. A summary of the bids received is attached as "Exhibit A".

County Attorney has reviewed and approved the resolution and agreement as to form.

FISCAL IMPACT:

The Department has sufficient appropriations in the FY 2023-24 Adopted Budget for the Project. There is no additional impact to the General Fund.