



Legislation Text

File #: 18-5104, Version: 2

Title:

Construction Contract Award - Work Release and Restitution Center - Partial HVAC Replacement Project

Summary

ACTION:

Award a contract to TEAM Mechanical, LLC in the amount of \$643,820 for the Work Release and Restitution Center - Partial HVAC Replacement Project

Staff Contact: David Murdock, Project Manager, Asset and Facility Management

Presentation: No

BACKGROUND/JUSTIFICATION:

The air handling unit and the two condensers that provide HVAC for the front portion of the Work Release and Restitution Center are at the end of their life and need to be replaced. The outdated pneumatic HVAC Controls will also be replaced.

PROCUREMENT BACKGROUND: This project was advertised with a pre-bid meeting held on site.

The Notice to Bidders was advertised on October 18, 2018 in the Charlotte Observer, the Charlotte Post and the State of North Carolina Interactive Purchasing System. The Notice to Bidders and other bid documents were provided to the Metrolina Minority Contractors Association, Hispanic Contractors Association of the Carolinas, the Charlotte Association of General Contractors (AGC) and the Minority, Women, and Small Business Enterprise (MWSBE) Program for Mecklenburg County.

A mandatory pre-bid meeting was held on October 25, 2018. In attendance were representatives of two mechanical contractors. Contractors were advised of contracting procedures for County projects, including the projected MWSBE goals. Because of low attendance, a second pre-bid meeting was held on November 8, 2018. In attendance were two new mechanical contractors. These contractors were also advised of contracting procedures for County projects, including the projected MWSBE goals.

Bids were received on Thursday, November 15, 2018. Only two firms submitted bids, therefore the bids were returned unopened (3-bid requirement by General Statute). A Notice to

Bidders was re-advertised on December 6, 2018 in the Charlotte Observer, the Charlotte Post and the State of North Carolina Interactive Purchasing System. The Notice to Bidders and other bid documents were provided to the Metrolina Minority Contractors Association, Hispanic Contractors Association of the Carolinas, the Charlotte Association of General Contractors (AGC) and the Minority, Women, and Small Business Enterprise Program for Mecklenburg County.

A third mandatory pre-bid meeting was held on December 11, 2018. In attendance were representatives of one new mechanical contractor. The contractor was advised of contracting procedures for County projects, including the projected MWSBE goals.

Bids were received on Thursday, December 20, 2018. Four firms submitted bids. The low base bid received, including the contingency and Alternate #1 (fan replacement), was in the amount of \$643,820.

Anticipated MWSBE Utilization:

Sub-Contractors	MBE	0.5%	WBE	11.7%	SBE	0.0%
-----------------	-----	------	-----	-------	-----	------

Note: The Prime Contractor is self-performing approximately 81.5% of the work, leaving 18.5% of the work available for subcontracting. This project has seven trades to be sub-contracted. For two of these trades (HVAC Ductwork Cleaning and Crane/Rigging), the Prime Contractor was not able to find any MWSBE firms who could bid on the work. Two trades, totaling 12.2% of the project or approximately 65.5% of the available subcontract work, had MWSBE low bid for the specified trade (Electrical - WBE and Insulation - MBE).

POLICY IMPACT:

N/A

FISCAL IMPACT:

Funding will be from FY17 and FY19 Capital Reserve Funds (9001).