



## Legislation Text

File #: 18-796, Version: 1

Approve an agreement for \$489,515 with Division 515, Inc. of Gold River, CA for the Law & Justice Center Hot Water Pipe Replacement Project (Phase 1) at 500 Union Avenue, in Fairfield; and Authorize the County Administrator or designee to execute the agreement and any amendments within the approved project budget

Published Notice Required? Yes ☐ No ☒

Public Hearing Required? Yes ☐ No ☒

### **DEPARTMENTAL RECOMMENDATION:**

The Department of General Services recommends that the Board of Supervisors:

1. Approve an agreement for \$489,515 with Division 515, Inc. of Gold River, CA for the Law & Justice Hot Water Pipe Replacement Project (Phase 1) at 500 Union Avenue. in Fairfield; and
2. Authorize the County Administrator or designee to execute the agreement and any amendments within the approved budget.

### **SUMMARY:**

The Department of General Services recommends the Board approve an agreement (Attachment A) for \$489,515 with Division 515, Inc. as the lowest responsible bidder for Phase 1 of the Law & Justice Center Hot Water Pipe Replacement Project - Main Jail Facility Mechanical Room Improvements (Project) located at 500 Union Avenue in Fairfield.

### **FINANCIAL IMPACT:**

The total approved project budget in Budget Unit 1799 is \$2,423,006 including funding approved in Fiscal Year 2014/15 of \$973,006 which is comprised of \$486,503 from Capital Renewal Reserve Fund and \$486,503 from the Accumulated Capital Outlay Fund, and additional funding in Fiscal Year 2018/19 of \$900,000 from the Capital Renewal Reserve Fund and \$550,000 from the Accumulated Capital Outlay Fund. Funding is for both Phase 1 and subsequent phases of the overall hot water plumbing improvement project within the Main Jail located at 500 Union Avenue.

The Phase 1 mechanical room improvement construction cost is estimated to be \$673,042, which includes the recommended construction contract for \$489,515; project management costs for \$60,000; engineering and design fees for \$45,100; permits and inspections for \$5,000, and \$73,427 in contingencies. Attachment B provides a breakdown of the estimated project cost and funding sources.

The costs associated with preparing the agenda item are nominal and absorbed by the department's FY2018/19 Adopted Budget.

### **DISCUSSION:**

This Project consists of replacement and modernization of domestic water mechanical room equipment. In addition, the contractor will be required to provide staging necessary to maintain continuous facility operation.

Initial assessments by operations & maintenance staff identified multiple deficiencies with the domestic hot water delivery equipment at the Main Jail. A more detailed plumbing assessment conducted by Cannon Design in 2018 outlined the need to prioritize complete replacement of the domestic hot water equipment in the mechanical room. This equipment, which consists of storage tanks, heat exchangers, recirculating tanks and mixing valves dates to the original construction of the facility in 1988 and has reached the end of its useful life. Replacement and modernization of the equipment will result in improved dependability, increased efficiency and reduced operational costs.

Subsequent phases of work will address the repair and selective replacement of failing hot water distribution lines throughout the facility.

The Project was advertised as required by Public Contract Code. A total of two bids were received (Attachment C) with Division 515, Inc. as the lowest responsible bidder. The Department of General Services recommends the Board approve a contract for \$489,515 with Division 515, Inc. of Gold River to construct the Project.

**ALTERNATIVES:**

The Board could reject, postpone, or re-bid the Project. These actions are not recommended because replacement of the mechanical room equipment has been identified as a priority for continued facility operational efficiency and the bid process was conducted in conformance with the Public Contract Code.

**OTHER AGENCY INVOLVEMENT:**

The Department of Resource Management Building Division reviewed and approved the Project plans. County Counsel reviewed and approved the contract as to form.

**CAO RECOMMENDATION:**

**APPROVE DEPARTMENTAL RECOMMENDATION**