



May 14, 2020

To: Transit Committee

From: Darrell E. Johnson, Chief Executive Officer 

Subject: Agreement for Replacement of Heating and Ventilation Units at the Anaheim Bus Base Maintenance Building

Overview

As part of the Orange County Transportation Authority Fiscal Year 2019-20 Budget, the Board of Directors approved replacement of heating and ventilation units at the Anaheim Bus Base maintenance building. Bids were received in accordance with the Orange County Transportation Authority's public works procurement procedures. Approval from the Board of Directors is requested to execute the agreement.

Recommendation

Authorize the Chief Executive Officer to negotiate and execute Agreement No. C-0-2083 between the Orange County Transportation Authority and F.M. Thomas Air Conditioning, Inc., the lowest responsive, responsible bidder, in the amount of \$482,033, for replacement of heating and ventilation units at the Anaheim Bus Base maintenance building.

Discussion

The Orange County Transportation Authority (OCTA) completed construction of the Anaheim Bus Base in 1976. In 2000, OCTA incorporated natural gas buses into its operating fleet out of the Anaheim Bus Base. Facility modifications were performed in 2000 for compatibility with the use of natural gas-powered buses, including installation of 13 rooftop heating and ventilation (HV) units at the maintenance building shop. Six of the HV units were recently replaced, and each of the remaining seven original HV units serving the bus maintenance shop has exceeded its useful life and requires replacement. Staff has developed a scope of work for replacement of these seven HV units, including installation of new seismic equipment curbs and related modification of structural supports, electrical disconnect switches, natural gas valves and piping at each unit, roof repair, and related work. The HV unit replacement is needed to maintain the

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bus maintenance shop ventilation system in a state of good repair, increasing energy efficiency and providing an improved work environment for bus maintenance staff.

Procurement Approach

This procurement was handled in accordance with OCTA's Board of Directors-approved procedures for public works projects. These procedures, which conform to both state and federal requirements, require that contracts are awarded to the lowest responsive, responsible bidder after a sealed bidding process.

Invitation for Bids (IFB) 0-2083 was released electronically on February 26, 2020, through OCTA's CAMM NET system. The project was advertised on February 26 and March 4, 2020, in a newspaper of general circulation. A pre-bid conference and job-walk was held on March 5, 2020, and was attended by 13 firms. Three addenda were issued to provide the pre-bid conference registration sheets and handle administrative issues related to the IFB. On March 25, 2020, three bids were received and publicly opened.

All bids were reviewed by staff from both the Contracts Administration and Materials Management and Facilities Engineering departments to ensure compliance with the contract terms and conditions and technical specifications. The list of bidders and bid amounts is presented below:

<u>Firm and Location</u>	<u>Bid Amount</u>
F.M. Thomas Air Conditioning, Inc. Brea, California	\$482,033
Golden Gate Steel, Inc. dba Golden Gate Construction Norwalk, California	\$524,820
Houalla Enterprises, Ltd. dba Metro Builders Engineers Group, Ltd.	\$568,914

The engineer's estimate for this project was \$650,000. The recommended firm's bid is 26 percent below the engineer's estimate and is considered by staff to be fair and reasonable. The bidder indicates that it will be self-performing over 50 percent of the work, which accounts for aggressive pricing by bidder due to minimal subcontracting and layered markups. The bid analysis determined costs for HV units and electrical work were overestimated for the project.

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State law requires award to the lowest responsive, responsible bidder. As such, staff recommends award to F.M. Thomas Air Conditioning, Inc., the lowest responsive, responsible bidder, in the amount of \$482,033, for the replacement of heating and ventilation units at the Anaheim Bus Base maintenance building.

Fiscal Impact

The project was approved in OCTA's Fiscal Year 2019-20 Budget, Capital Programs, Account 1722-9022-D3103-0AL, and is funded through Federal Transit Administration Section 5337 State of Good Repair Grant Funds, Revenue Code 0030-6049-D3103-MJK.

Summary

Based on the information provided, staff recommends the Board of Directors authorize the Chief Executive Officer to negotiate and execute Agreement No. C-0-2083 between the Orange County Transportation Authority and F.M. Thomas Air Conditioning, Inc., the lowest responsive, responsible bidder, in the amount of \$482,033, for the replacement of heating and ventilation units at the Anaheim Bus Base maintenance building.

Attachment

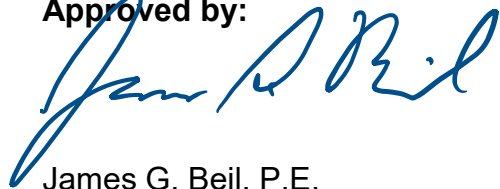
None.

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