



January 10, 2019

To: Transit Committee

From: Darrell E. Johnson, Chief Executive Officer

Subject: Agreement for Building Repairs at the Irvine Construction Circle Bus Base

Overview

As part of the Orange County Transportation Authority's Fiscal Year 2018-19 Budget, the Board of Directors approved building repairs at the Irvine Construction Circle Bus Base. Bids were received in accordance with the Orange County Transportation Authority's public works procurement procedures. Board of Directors' approval is requested to execute the agreement.

Recommendations

- A. Find Jazzar Construction Group, Inc., the apparent low bidder, as non-responsive for failure to execute and submit the required certification of restrictions on lobbying form.
- B. Authorize the Chief Executive Officer to negotiate and execute Agreement No. C-8-1802 between the Orange County Transportation Authority and Fast-Track Construction Corporation, the lowest responsive, responsible bidder, in the amount of \$438,000, for building repairs at the Irvine Construction Circle Bus Base.

Discussion

The Orange County Transportation Authority (OCTA) purchased the Irvine Construction Circle Bus Base from Laidlaw Transportation (Laidlaw) in 2006. Transportation facilities on the property were originally constructed for Laidlaw in 2000. Elements of the existing bus wash building, which were installed during original site construction, are corroded and require replacement. The project consists of replacing steel columns, horizontal wall framing members and tension cables, metal siding, electrical panel enclosure, and related work at the bus wash building to bring the facility into a state of good repair, as noted in the

recently completed facility condition assessment. The repairs are required to ensure functionality of the bus wash for the ACCESS bus fleet.

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) 8-1802 was released on July 31, 2018, through OCTA's CAMM NET system. The project was advertised on July 31 and August 7, 2018, in a newspaper of general circulation. A pre-bid conference and job-walk were held on August 9, 2018, and were attended by five firms. Two addenda were issued to provide the pre-bid conference registration sheets and handle administrative issues related to the IFB. On August 30, 2018, two bids were received and publicly opened.

All bids were reviewed by staff from both the Contracts Administration and Materials Management and the Rail Programs 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>
Jazzar Construction Group, Inc. Irvine, California	\$175,000
Fast-Track Construction Corporation Culver City, California	\$438,000

The apparent low bidder, Jazzar Construction Group, Inc., was found non-responsive for failure to execute the certification of restrictions on lobbying form as required by the bid instructions and by the Federal Transit Administration (FTA), the funding partner. As such, award is being recommended to Fast-Track Construction Corporation as the lowest responsive, responsible bidder.

The engineer's estimate for the project was \$307,000. The recommended firm's bid is 42 percent above the engineer's estimate, due in part to the need for coordination and phasing of the building column replacement. Staff conducted a cost analysis and assessment of the bid components with design consultant, Dahl, Taylor and Associates, Inc. The cost analysis showed the total bid amount is competitive taking into account overall market conditions; the specialized

nature of the work, with added risk associated with temporary shoring of the existing building for new building column installation; added costs for risks associated with current market conditions for subcontractors and pricing commitments; pricing related to costs of steel, which is a large part of the project; geographic location of the bidder, taking into account mobilization and daily portal-to-portal labor travel costs. The cost analysis showed that cost for painting and subcontractor work was also underestimated for the job.

Fast-Track Construction Corporation met the requirements of the IFB, as well as all federal and state requirements. Therefore, after completing a cost analysis of the bid components, staff considers the bid to be competitive.

State law requires award to the lowest responsive, responsible bidder. As such, staff recommends award to Fast-Track Construction Corporation, the lowest, responsive, responsible bidder, in the amount of \$438,000, for building repairs at the Irvine Construction Circle Bus Base.

Fiscal Impact

The project was approved in OCTA's Fiscal Year 2017-18 Budget, Capital Programs, and is FTA 5337 State of Good Repair Grant funded, Revenue Code 0030-6049-D1401-LIK.

Summary

Based on the information provided, staff recommends the Board of Directors authorize the Chief Executive Officer to negotiate and execute Agreement No. C-8-1802 between the Orange County Transportation Authority and Fast-Track Construction Corporation, the lowest responsive, responsible bidder, in the amount of \$438,000, for building repairs at the Irvine Construction Circle Bus Base.

Attachment

None.

Prepared by:

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