



**May 13, 2021**

**To:** Transit Committee

**From:** Darrell E. Johnson, Chief Executive Officer

**Subject:** Agreement for Building Repairs at Garden Grove Bus Base

### **Overview**

The bus wash building at the Garden Grove Bus Base requires capital rehabilitation to maintain the facility in a state of good repair. An invitation for bids was released on February 15, 2021. Bids were received in accordance with the Orange County Transportation Authority's procurement procedures for public works projects. Board of Directors' approval is requested to execute the agreement.

### **Recommendation**

Authorize the Chief Executive Officer to negotiate and execute Agreement No. C-1-3295 between the Orange County Transportation Authority and Golden Gate Steel, Inc., doing business as Golden Gate Construction, the lowest responsive, responsible bidder, in the amount of \$222,169, for building repairs at the Garden Grove Bus Base.

### **Discussion**

The Orange County Transportation Authority (OCTA) completed construction of the Garden Grove Bus Base in 1976. The condition of the bus wash building is deteriorated and requires capital rehabilitation for state of good repair compliance. The project will restore the interior of the bus wash building, repair several steel framing members, perform commercial abrasive blast cleaning to remove existing paint coating, apply new primer and high-performance paint coating suitable for the wet environment inside the bus wash building, and related work.

***Procurement Approach***

This procurement was handled in accordance with OCTA's Board of Directors (Board)-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) 1-3295 was electronically released on February 15, 2021, through OCTA's CAMM NET system. The project was advertised on February 15 and February 22, 2021, in a newspaper of general circulation. A pre-bid conference was held on February 24, 2021, and was attended by five firms. Three addenda were issued to provide the pre-bid conference registration sheets and handle administrative issues related to the IFB. On March 22, 2021, one bid was received and publicly opened. The bid received from Golden Gate Steel, Inc., doing business as Golden Gate Construction, was in the amount of \$222,169.

The bid was reviewed by staff from both the Contracts Administration and Materials Management (CAMM) and Facilities Engineering departments to ensure compliance with the contract terms and conditions, as well as technical specifications.

The OCTA engineer's estimate for the project was \$230,000. The recommended firm's bid is 3.4 percent under the engineer's estimate and is considered by staff to be fair and reasonable.

In accordance with OCTA's procurement policies and procedures, a single bid requires OCTA's Internal Audit Department to conduct a review to determine if there was adequate competition. Based on the Internal Audit Department's review, the procurement was handled in a fair and competitive manner. In addition, several firms downloaded the IFB from OCTA's CAMM NET website, and CAMM contacted the firms to inquire as to why bids were not submitted. The firms indicated a few reasons, some were busy with other projects or could not meet bonding, federal Disadvantaged Business Enterprise established goal, and safety requirements as specified by the IFB.

**Fiscal Impact**

The project was approved in OCTA's Fiscal Year 2020-21 Budget, Capital Programs Division, Account No. 1722-7611-D3120-17K, and is funded through Federal Transit Administration Section 5337 State of Good Repair grant funds, Revenue Code 0030-6041-D3120-MMK.

***Summary***

Based on the information provided, staff recommends the Board of Directors authorize the Chief Executive Officer to negotiate and execute Agreement No. C-1-3295 between the Orange County Transportation Authority and Golden Gate Steel, Inc., doing business as Golden Gate Construction, the lowest responsive, responsible bidder, in the amount of \$222,169, for building repairs at the Garden Grove Bus Base.


***Attachment***

None.

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