



City Council Report

Date: April 21, 2014
To: City Council
Through: Alex Deshuk, Manager of Technology and Innovation
From: Edward Quedens, MPA, C.P.M., CPPO, Business Services Director
Matt Bauer, MBA, CPPO, CPPB, CPSM, Procurement Administrator
Subject: Three (3)-Year Term Contract for Asbestos and Lead Based Paint Abatement for the Development and Sustainability Department **(Citywide)**

Purpose and Recommendation

Council is requested to approve the Term Contract for Asbestos and Lead Based Paint Abatement as recommended. A committee representing Development and Sustainability and Purchasing evaluated responses.

The evaluation committee recommends awarding the contract to the highest scored responses from American Technologies, Inc., Comprehensive Risk Services, LLC, D&K Enterprises, LLC (a Mesa business), Kary Environmental Services, Inc. (a Mesa business), Native Environmental, LLC, and Spray Systems of Arizona, Inc., not to cumulatively exceed \$150,000 annually.

Background / Discussion

This contract will provide qualified contractors for the abatement of hazardous materials, primarily asbestos containing materials (ACM) and lead-based paint (LBP), on an as needed basis, at City facilities and for City projects.

The City performs renovations and demolition work which sometimes requires ACM, LBP, and other hazardous material (e.g. mold) abatement prior to any further disturbance of those materials or other materials installed in the vicinity of such hazardous materials. The contractor will coordinate with the City to abate hazardous materials at City owned and/or operated facilities. In addition, the contractor will also coordinate with City personnel on an emergency basis to abate asbestos and/or lead based paint.

Except for emergency abatement projects, the City will request quotes from all contractors awarded under this RFQ for projects where the estimated cost exceeds \$5,000. Individual projects will be awarded to the pre-qualified contractors with the lowest priced quote.

Staff from the Environment and Sustainability evaluated the proposals based on the elements: Statement of Qualifications, Project Management and Key Personnel, Number of Asbestos and Lead Trained Staff, Regulatory Compliance History, References, Subcontractor Qualifications, and Local Office Organization. The evaluation committee determined responses that scored a minimum of 160 points out of 200 points as pre-qualified to provide general hazardous material abatement and emergency response for hazardous material abatement.

Alternatives

Council may choose not to authorize the purchase and new responses will be solicited.

Fiscal Impact

The total amount of \$150,000 is available in the Environment and Sustainability budget through the Environmental Compliance Fee and through Capital Improvement Program projects.

Coordinated With

Development and Sustainability – Environment and Sustainability, and Purchasing

PURCHASING INFORMATION

Action: Initial Award

Procurement Type: Request for Qualifications

Solicitation Number: 2014146

Vendors Registered on Bid List: Sixty-four (Five Mesa)

Advertising: Arizona Republic, Bid Net, Purchasing Website

Downloads: Forty-two

Responses: Eleven

Local Consideration: Policy did not apply to this procurement method

Protests Received: None

Initial Contract Term: Three years

Possible Renewals: Two, one-year renewals subject to future Council consideration

Pricing Available to Other Cooperative Agencies: Yes

Qualifications received on January 23, 2014:

American Technologies, Inc. – Phoenix, AZ

Comprehensive Risk Services, LLC – Phoenix, AZ

CPE Management LLC dba Servpro of Phoenix – Chandler, AZ

D&K Enterprises, LLC – Mesa, AZ

East Valley Disaster Services, Inc. – Mesa, AZ

Element Restoration, LLC – Gilbert, AZ

Emergency Restoration Experts – Phoenix, AZ

Kary Environmental Services, Inc. – Mesa, AZ

Native Environmental – Phoenix, AZ (Native)

Southwest Hazard Control, Inc. – Tempe, AZ

Spray Systems Of Arizona, Inc. – Tempe, AZ

Proposal Scoring Results:

Elements / Possible Points	Kary Environmental Services, Inc.	Spray Systems of Arizona, Inc.	American Technologies, Inc.	D&K Enterprises, LLC	Native Environmental	Comprehensive Risk Services, LLC
Statement of Qualifications / 50 pts.	50	50	44	23	38	33
Number of Asbestos and Lead Trained Staff / 35 pts.	21	35	35	35	35	35
Project Management and Key Personnel / 35 pts.	35	35	35	35	35	28
Regulatory Compliance History / 30 pts.	30	15	30	30	15	30
References / 20 pts.	13	19	13	15	19	17
Subcontractor Qualifications / 15 pts.	15	15	8	15	15	13
Local Office Organization / 15 pts.	15	10	10	15	7	7
Total Points / 200	<u>179</u>	<u>179</u>	<u>175</u>	<u>168</u>	<u>164</u>	<u>163</u>

Elements / Possible Points	East Valley Disaster Services, Inc.	Emergency Restoration Experts	Element Restoration, LLC	CPE Management LLC dba Servpro of Servpro of Phoenix	Southwest Hazard Control, Inc.
Statement of Qualifications / 50 pts.	33	38	38	38	19
Number of Asbestos and Lead Trained Staff / 35 pts.	17	12	14	21	35
Project Management and Key Personnel / 35 pts.	32	30	30	32	27
Regulatory Compliance History / 30 pts.	30	30	30	15	15
References / 20 pts.	18	11	13	12	0
Subcontractor Qualifications / 15 pts.	15	15	15	5	15
Local Office Organization / 15 pts.	12	4	4	7	7
Total Points / 200	157	145	144	130	118

AWARD RECOMMENDATION

Description
<p data-bbox="272 275 1370 346">Pre-qualified Contractors to provide General Hazardous Materials Abatement; and Emergency Response for Hazardous Material Abatement:</p> <p data-bbox="272 394 987 611">American Technologies, Inc. – Phoenix, AZ Comprehensive Risk Services, LLC – Phoenix, AZ D&K Enterprises, LLC – Mesa, AZ Kary Environmental Services, Inc. – Mesa, AZ Native Environmental – Phoenix, AZ Spray Systems Of Arizona, Inc. – Tempe, AZ</p> <p data-bbox="589 646 1128 718">Annual Contract Amount: <u>\$150,000</u> (not to cumulatively exceed)</p>