



City Council Report

Date: September 18, 2017
To: City Council
Through: Mike Kennington, Chief Financial Officer
From: Edward Quedens, MPA, C.P.M., CPPO, Business Services Director
Matt Bauer, MBA, CPPO, CPPB, CPSM, Procurement Administrator
Subject: Dollar-Limit Increase to the Term Contract for Contractor Building Maintenance Services as requested by the Parks, Recreation and Community Facilities Department **(Citywide)**

Purpose and Recommendation

Council is requested to approve a Dollar-Limit Increase to the Term Contract for Contractor Building Maintenance Services as recommended.

The Parks, Recreation and Community Facilities Department and Purchasing recommend authorizing a dollar limit increase of \$620,000.00 cumulatively with Builders Guild Inc.; Diamond Ridge Development Corporation; Jokake Construction Services; Hernandez Companies, Inc.; East Valley Disaster Services, Inc.; and Robert N. Ewing General Contractor, Inc.; increasing the annual contract amount from \$2,300,000.00 to \$2,920,000.00 for the third-year of the three-year term, based on estimated requirements.

Background / Discussion

This contract provides experienced journeyman to perform a variety of tasks including rough and finish carpentry, remodel work - such as walls, ceilings, doors, windows, drywall, stairs, tile, masonry, concrete, electrical and mechanical repairs, and other maintenance work at City facilities. The awarded vendors are placed on a Pre-Qualified Building Maintenance Contractors List and are eligible to competitively quote for City building maintenance and repair projects.

Council approved the initial three-year term contract for Contractor Building Maintenance Services to multiple vendors, cumulatively not to exceed \$1,100,000.00 on 11/3/2014, authorized a dollar-limit increase of \$600,000.00 raising the annual contract amount to \$1,700,000.00 on 5/4/2015, and authorized a dollar-limit increase of \$600,000.00 raising the annual contract amount to \$2,300,000.00 on 8/31/2015, based on estimated requirements.

PRCF has requested the additional \$620,000.00 for upcoming projects. Several of the Contractor Building Maintenance projects that were completed under this contract were funded by the other Departments. In their initial budgetary projections PRCF had not accounted for the other Departments Contractor Maintenance Services projects in the annual contract amount.

Alternatives

Council may choose not to authorize the dollar-limit increase.

Fiscal Impact

The annual contract amount is funded by the Parks, Recreation and Community Facilities - Facilities Maintenance operating budget.

Coordinated With

Parks, Recreation and Community Facilities - Facilities Maintenance, and Purchasing

PURCHASING INFORMATION

Action: Dollar-Limit Increase Authorization

Procurement Type: Request for Qualifications (Re-Solicitation)

Solicitation Number: 2014242

Initial Contract Term: Three years (11/4/2014 through 11/3/2017)

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

Pricing Available to Other Cooperative Agencies: Yes

DOLLAR LIMIT INCREASE RECOMMENDATION

Description	
Contractor Building Maintenance Services per Contract No. 2014242, Terms and Conditions and Specifications	
<u>Pre-Qualified Vendors List</u>	
Builders Guild Inc. - Mesa, AZ	
Diamond Ridge Development Corporation - Peoria, AZ	
Jokake Construction Services - Phoenix, AZ	
Hernandez Companies, Inc. - Phoenix, AZ	
East Valley Disaster Services, Inc. - Mesa, AZ	
Robert N. Ewing General Contractor, Inc. - Phoenix, AZ	
Council approved Increase and Addition of Qualified Vendor – 8/31/2015 (Current Limit)	\$2,300,000.00
Increase Request – 9/18/2017	<u>\$620,000.00</u>
New Annual Contract Amount (Year 3)	<u>\$2,920,000.00</u>