



## Legislation Details (With Text)

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**Title:** Staff Report for a Resolution Awarding a Construction Contract to American Air Conditioning, Plumbing, and Heating for the Public Safety Building HVAC Equipment Replacement, Project No. 2013.0290

**Sponsors:** Uchenna Udemezue

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**Attachments:** 1. Bid Summary.pdf

Date	Ver.	Action By	Action	Result
11/3/2014	1	City Council	Received and Filed	

Staff Report for a Resolution Awarding a Construction Contract to American Air Conditioning, Plumbing, and Heating for the Public Safety Building HVAC Equipment Replacement, Project No. 2013.0290

### SUMMARY AND RECOMMENDATIONS

Staff recommends award of a contract to the lowest responsible bidder, American Air Conditioning, Plumbing, and Heating, in the amount of \$407,843.00 for the subject project.

### BACKGROUND

This contract provides for replacement of the existing heating, ventilating, and air conditioning (HVAC) equipment within the second floor mechanical room of the City's Public Safety Building. This project will replace the HVAC system coiling coils, intake air dampers, supply and return fans, and associated ductwork, all of which are aging and in need of replacement. Although the units will provide the same cooling capacity as the existing system, this new equipment will be more energy efficient and compact.

### Analysis

Bids were opened on September 3, 2014. Four bids were received and all were responsive with bid amounts ranging from \$386,900 to \$495,000. The Engineer's Estimate for the work is \$311,000. The listed bid prices include base bid plus bid alternate one, for painting of various surfaces.

This project is subject to the San Leandro Local Business Preference and Participation Ordinance. Of the four bidders, two bidders received the local business bid preference and all four bidders met the good faith effort for local business participation. The lowest bid in dollar value was submitted by

Kinetics Mechanical Service, Inc., which is not a San Leandro business. The second lowest bidder, American Air Conditioning, Plumbing, and Heating, a San Leandro business, is being awarded this contract because their adjusted bid value for comparison was lowest when the local business preference was factored into their bid. As a result of this adjustment, this project will cost the City of San Leandro \$20,943 more. Eighty-five percent (85%) of the value of all work under this contract will be completed by San Leandro businesses.

### **Applicable General Plan Policies**

This project is consistent with General Plan Goal No. 52.07 to provide for the ongoing maintenance of City-owned facilities.

### **Permits and/or Variances Granted**

A City of San Leandro Building Permit was obtained for this work.

### **Environmental Review**

A categorical exemption from CEQA per Section 15301(c) for 'Existing Facilities' was filed with Alameda County for this project on July 25, 2013.

### **Code Compliance Review**

A City of San Leandro Building Permit was obtained for this project under the 2013 San Leandro Building Code based on the 2012 International Building Code.

### **Fiscal Impacts**

Total project cost is anticipated to be \$600,000; including project contingencies and City staff design and construction management costs.

This project will reduce City maintenance costs.

### **Budget Authority**

This project is fully funded by existing appropriations of Building Maintenance Funds in CIP accounts 687-18-136 and 687-18-007.

## **ATTACHMENT**

- Bid Summary

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