RESOLUTION NO. 2007-322

Adopted by the Sacramento City Council

May 29, 2007

APPROVE AN ON-CALL MASTER CONTRACTOR SERVICES LIST FOR PUBLIC FACILITIES FOR FISCAL YEAR 2007/08 AND AUTHORIZE THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE CONTRACTS WITH THREE ONE-YEAR RENEWAL PERIODS FOR 1) HEATING, VENTILATION AND AIR CONDITIONING (HVAC) – SMALL TONNAGE SERVICES WITH: A) MIELCASZ & ASSOCIATES IN AN AMOUNT NOT TO EXCEED $50,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR, AND B) ON LINE HEATING AND AIR IN AN AMOUNT NOT TO EXCEED $50,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR; 2) HVAC – LARGE TONNAGE SERVICES WITH AMERICAN CHILLER SERVICE, INC. IN AN AMOUNT NOT TO EXCEED $95,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR; 3) FLOORING SERVICES WITH: A) A&P FLOORING IN AN AMOUNT NOT TO EXCEED $75,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR, B) DYNAMIC COMMERCIAL FLOORING IN AN AMOUNT NOT TO EXCEED $75,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR, AND C) WALDO BOWERS FLOOR COVERING IN AN AMOUNT NOT TO EXCEED $75,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR; AND 4) FIRE SPRINKLER SERVICES WITH: A) MARQUEE FIRE PROTECTION IN AN AMOUNT NOT TO EXCEED $35,000 PER CONTRACT, PER SERVICE PROVIDED, PER FISCAL YEAR, AND B) NOR-CAL FIRE PROTECTION IN AN AMOUNT NOT TO EXCEED $35,000 PER CONTRACTOR, PER SERVICE PROVIDED, PER FISCAL YEAR

BACKGROUND

A. On December 2, 2003, the City Council approved the Smith Culp Consultant Study recommendations (Resolution 2003-853) to improve the delivery of projects. One of the recommendations was to establish an on-call contractor list for cost effective and efficient delivery of contractor services.

B. On March 12, 2007, the Department of General Services posted a request for bids (http://www.cityofsacramento.org/finance/bids) for on-call contractor services for public facilities projects. On March 30, 2007, eleven companies submitted bid proposals. Three bids were deemed non-responsive and rejected. A total of eight companies are being placed on the On Call Master Contractor list, all of which met or exceeded the City's 20% ESBD goal.

C. It is estimated that this process will address 90 percent of the projects requiring

contractor services scheduled to be delivered by the Department of General Services.

D. Use of an on-call contractor services list will position the Department of General Services to deliver projects in a more cost effective and efficient manner by expanding its capacity to meet critical project schedule requirements and by reducing the time needed to prepare, evaluate, and award contracts for each and every project. Additionally, unforeseeable conditions identified during the course of projects may be addressed immediately.

E. Contracts for specific projects that exceed the dollar limits as established for the On-Call Master Contractor Services List, as described will be procured separately in compliance with the City Code and adopted policies.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

Section 1. An On-Call Master Contractor Services List for Public Facilities (Exhibit A) for FY2007/08 with three one-year renewal periods (FY2008/09, FY2009/10 and FY2010/11) is approved. However, purchase orders encumbering funds under these contracts will not be opened until projects are identified and the City's FY2007/08 budget has been approved.

Section 2. The City Manager or his designee is authorized to execute contracts for Heating, Ventilation and Air Conditioning (HVAC) – Small Tonnage services with Mielcasz & Associates in an amount not to exceed $50,000 per contract, per service provided for FY2007/08.

Section 3. The City Manager or his designee is authorized to execute contracts for Heating, Ventilation and Air Conditioning (HVAC) – Small Tonnage services with On Line Heating and Air in an amount not to exceed $50,000 per contract, per service provided for FY2007/08.

Section 4. The City Manager or his designee is authorized to execute contracts for HVAC – Large Tonnage services with American Chiller Service, Inc. in an amount not to exceed $95,000 per contract, per service provided for FY2007/08.

Section 5. The City Manager or his designee is authorized to execute contracts for Flooring services with A&P Flooring in an amount not to exceed $75,000 per contractor, per service provided for FY2007/08.

Section 6. The City Manager or his designee is authorized to execute contracts for Flooring services with Dynamic Commercial Flooring in an amount not to exceed $75,000 per contractor, per service provided for FY2007/08.

Section 7. The City Manager or his designee is authorized to execute contracts for Flooring services with Waldo Bowers Floor Covering in an amount not to exceed $75,000 per contractor, per service provided for FY2007/08.

Section 8. The City Manager or his designee is authorized to execute contracts for Fire Sprinkler services with Marquee Fire Protection in an amount not to exceed $35,000 per contract, per service provided for FY2007/08.

Section 9. The City Manager or his designee is authorized to execute contracts for Fire Sprinkler services with Nor-Cal Fire Protection in an amount not to exceed $35,000 per contract, per service provided for FY2007/08.

Section 10. The City Manager or his designee is authorized to renew the contract by change order for Heating, Ventilation and Air Conditioning (HVAC) – Small Tonnage services with Mielcasz & Associates in an amount not to exceed $50,000 per contract, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 11. The City Manager or his designee is authorized to renew the contract by change order for Heating, Ventilation and Air Conditioning (HVAC) – Small Tonnage services with On Line Heating and Air in an amount not to exceed $50,000 per contract, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 12. The City Manager or his designee is authorized to renew the contract by change order for HVAC – Large Tonnage services with American Chiller Service, Inc. in an amount not to exceed $95,000 per contract, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 13. The City Manager or his designee is authorized to renew the contract by change order for Flooring services with A&P Flooring in an amount not to exceed $75,000 per contractor, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 14. The City Manager or his designee is authorized to renew the contract by change order for Flooring services with Dynamic Commercial Flooring in an amount not to exceed $75,000 per contractor, per service provided, each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 15. The City Manager or his designee is authorized to renew the contract by change order for Flooring services with Waldo Bowers Floor Covering in an amount not to exceed $75,000 per contractor, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 16. The City Manager or his designee is authorized to renew the contract by change order for Fire Sprinkler services with Marquee Fire Protection in an amount not to exceed $35,000 per contract, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Section 17. The City Manager or his designee is authorized to renew the contract by change order for Fire Sprinkler services with Nor-Cal Fire Protection per contract, per service provided each fiscal year (FY2008/09, FY2009/10 and FY2010/11) provided that there are sufficient funds available in the budget for the applicable fiscal years.

Adopted by the City of Sacramento City Council on May 29, 2007 by the following vote:

Ayes: Councilmembers, Cohn, Fong, Hammond, McCarty, Pannell, Sheedy, Tretheway, Waters and Mayor Fargo.

Noes: None.

Abstain: None.

Absent: None.

Heather Fargo

Mayor Heather Fargo

Attest:

Shirley Concolino

Shirley Concolino, City Clerk

Exhibit A

On-Call Contractors			
Type of Service	Company Name	Contract Amount	ESBE %
HVAC - Small Tonnage	Mielcasz & Associates	$50,000	100%
	On Line Heating and Air	$50,000	100%
HVAC – Large Tonnage	American Chiller Service, Inc.	$95,000	100%
Floor Services	A&P Flooring	$75,000	100%
	Dynamic Commercial Flooring	$75,000	33%
	Waldo Bowers Floor Covering	$75,000	84%
Fire Sprinkler Services	Marquee Fire Protection	$35,000	100%
	Nor-Cal Fire Protection	$35,000	100%