

MEMORANDUM



Date: May 15, 2007
To: Honorable Chairman Bruno A. Barreiro
and Members, Board of County Commissioners
From: George M. Burgess
County Manager

A handwritten signature in black ink, appearing to read "Burgess", written over the printed name of George M. Burgess.

GOE
Agenda Item No. 2(V)

Subject: Contract Award Recommendation for South LeJeune Road Office Building Phase II Renovation
Contract No: W-876R

Recommendation

This recommendation for award of construction Contract Number W-876R between Bazanj Construction Corporation and Miami-Dade County has been prepared by the Miami-Dade Water and Sewer Department (MDWASD) and is recommended for approval.

Scope

PROJECT NAME: South LeJeune Road Office Building Phase II Renovation
PROJECT NO: N/A
CONTRACT NO: W-876R
PROJECT DESCRIPTION: The project consists of renovating approximately 25,000 square feet of the first and second floors at MDWASD's South LeJeune Road Facility.

The project includes the following: plumbing work, consisting of furnishing and installing potable water and sanitary piping, including valves and fittings; mechanical work, including the Heating Ventilating and Air Conditioning (HVAC) system with associated equipment; electrical work, consisting of power and lighting with conduits, wiring, fixtures, panels, alarm systems, and all required auxiliary equipment; structural concrete work; masonry work; drywall work; elevator renovation; aluminum window renovation, and painting. Also, furnishing and installing the following: roll-up door, wood doors, and metal doors; hardware; railings; plumbing fixtures; toilet partitions and toilet accessories; stair treads; carpet tile; acoustical tile; porcelain tile; insulation; aluminum entrance; glass and glazing; and all other miscellaneous items and all other appurtenant and miscellaneous related items and work for a completed project.

As part of the work that is included in this project, the contractor shall coordinate with all the other contractors that are in the same project location installing furniture, sprinkler heads, telephone and data communication equipment, and other miscellaneous items, in such a manner that work is not disrupted during the working schedule due to the Le Jeune Building being an occupied, operational office facility. The contractor shall also perform all required sound attenuation, and any other construction control

activities in such a manner as to allow normal operations in other parts of the building, and avoid disturbance to neighbors.

It is the intent of MDWASD to obtain a complete functional and satisfactory installation under this project, and any items of labor, equipment or materials which may be reasonably assumed as necessary to accomplish this shall be supplied, whether or not they are specifically shown on the plans or stated in the specifications. The Contractor shall provide all materials for the project unless they are specifically called out in the specifications as being supplied by MDWASD. The Contractor shall provide all sheeting, shoring, bracing and all other labor, material or equipment required to preclude damage to, or loss of functionality of, any existing facility or system.

PROJECT LOCATION: 3575 South LeJeune Road, Miami, FL
PRIMARY COMMISSION DISTRICT: District 7 Carlos A. Gimenez
APPROVAL PATH: Board of County Commissioners
USING DEPARTMENT: Miami-Dade Water and Sewer Department
MANAGING DEPARTMENT: Miami-Dade Water and Sewer Department

Fiscal Impact / Funding Source

FUNDING SOURCE: WASD Bonds Sold and Sewer Connection Charges
PTP FUNDING: No
GOB FUNDING: No

CAPITAL BUDGET PROJECT:	<u>BUDGET PROJECT / DESCRIPTION</u>	<u>AWARD ESTIMATE</u>
	9653201-WASTEWATER GENERAL MAINTENANCE AND OFFICE FACILITIES	\$3,139,612.34
PROJECT TECHNICAL CERTIFICATION REQUIREMENTS:	N/A	
BID PACKAGES ISSUED:	17	
BIDS RECEIVED:	4	
CONTRACT PERIOD:	365	
CONTINGENCY PERIOD:	37	
IG FEE INCLUDED IN BASE CONTRACT:	Yes	

ART IN PUBLIC PLACES: No
BASE ESTIMATE: \$2,300,000.00
BASE CONTRACT AMOUNT: \$2,778,418.00
CONTINGENCY ALLOWANCE (SECTION 2-8.1 MIAMI DADE COUNTY CODE):

TYPE	PERCENT	AMOUNT	COMMENT
Renovation	10%	\$277,841.80	

PERMIT FEES : \$83,352.54 3.00%
TOTAL DEDICATED ALLOWANCE: \$83,352.54
TOTAL AMOUNT: \$3,139,612.34

Track Record / Monitor

EXPLANATION: This Set-Aside Level 3 project was first advertised in May 2006 with an estimate of \$2,056,000. MDWASD received only one bid in the amount of \$3,544,912.83. As this amount is 72% over the estimate, the bid was rejected and the estimate was increased to \$2,600,000.

During the second solicitation MDWASD received four bids, but DBD found one of the four bidders non-responsive and only three price envelopes were opened. The low bidder is approximately 20.8% higher than the revised estimate of \$2,600,000. While 20.8% is a greater variance than MDWASD would prefer, the combination of multiple solicitations and recent increases in materials, labor costs, and an abundance of work in the local construction market leads MDWASD to recommend award to the low bidder, Bazanj Construction Company.

BID OPEN DATE: 12/11/2006
BID BOND EXPIRES: 4/9/2007
BID VALID UNTIL: 4/9/2007
ESTIMATED NOTICE TO PROCEED: 5/7/2007
PRIME CONTRACTOR: Bazanj Construction Corporation
COMPANY PRINCIPAL(S): Blanca V. Bazan
COMPANY QUALIFIERS(S): Blanca V. Bazan
COMPANY EMAIL ADDRESS: bazanjcon@aol.com

COMPANY STREET ADDRESS: 14325 SW 100 Lane
COMPANY CITY-STATE-ZIP: Miami, FL 33186
YEARS IN BUSINESS: 5
PREVIOUS EXPERIENCE WITH COUNTY IN THE LAST FIVE YEARS: 15 contracts for a total of \$4.2 millions
SUBCONTRACTORS AND SUPPLIERS (SECTION 10-34 MIAMI DADE COUNTY CODE): Sunshine State A/C, JB & P Plumbing, Inc., Aztec Roofing, Gancedo Electric, CES, Trane, Florida Lumber, Bobrick, and Benjamin Moore
MINIMUM QUALIFICATIONS EXCEED LEGAL REQUIREMENTS: No
STANDARD PAYMENT AND PERFORMANCE BOND: Yes
REVIEW COMMITTEE: **MEETING DATE:** 10/4/2006 **SIGNOFF DATE:** 10/11/2006
RESPONSIBLE WAGES: Yes
REVIEW COMMITTEE ASSIGNED CONTRACT MEASURES:

MEASURE GOAL	COMMENT
CSBE 100.00% Set-Aside, Level 3	
CWF 0.00% Not Applicable	

MANDATORY CLEARING HOUSE: Yes
CONTRACT MANAGER NAME/PHONE/EMAIL: Rong Zhuge 305-669-7727 RZHUG01@miamidade.gov
PROJECT MANAGER NAME/PHONE/EMAIL: Alma M. Santiago, P.E. (786)552-8243 AS1@miamidade.gov

Background

BACKGROUND: This project is needed to upgrade the electrical, plumbing and HVAC systems in the LeJeune Facility to meet the current building code requirements and to remove any remaining asbestos from the floor and ceiling tiles and air-conditioning ducts. These renovations will make for a safer working environment for MDWASD employees. A total of 81 employees will be moved to the LeJeune Facility after the renovations are completed to consolidate staff from MDWASD's Construction Management, Survey, Specifications and the CDSA (Consent Decree Settlement Agreement) Sections which are currently scattered throughout the Douglas Facility and certain operable areas of the LeJeune Facility. The award recommendation for this project has been made to a local contractor. The Project Manager for this contract will be Jules Durand.

**BUDGET APPROVAL
FUNDS AVAILABLE:**


Jennifer Glazer-Moon
OSBM DIRECTOR

3-30-07 *JS*
DATE

**APPROVED AS TO
LEGAL SUFFICIENCY:**


David Murray
COUNTY ATTORNEY

3-15-07
DATE


Roger Carlton
ASSISTANT COUNTY
MANAGER

4/3/07
DATE

SOUTH LEJEUNE ROAD OFFICE BUILDING PHASE II RENOVATION

CONTRACT NO. W-876R

BUDGET PROJECT AND DESCRIPTION:

9653201-Wastewater General Maintenance And Office Facilities

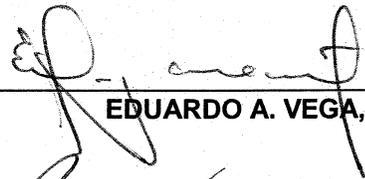
FUNDING SOURCE:

WASD Bonds Sold and Sewer Connection Charges

INDEX CODES:

S046496, Fund EW643 and S047983, Fund EW623 *cm*

**ASSISTANT DIRECTOR,
ENGINEERING:**

 3/14/07
EDUARDO A. VEGA, PE DATE

DEPT BUDGET OFFICER:

 3/14/07
PEDRO VELAR DATE

ASSISTANT DIRECTOR, FINANCE:

 3/14/07
DIANE CAMACHO DATE

DEPUTY DIRECTOR, OPERATIONS::

 3/15/07
JOSEPH A. RUIZ, JR. DATE

MIAMI DADE WATER AND SEWER DEPARTMENT
MIAMI DADE COUNTY

SOUTH LE JEUNE ROAD OFFICE BUILDING
PHASE II RENOVATION
CONTRACT NO. W-876R

ESTIMATE: \$2,600,000

TABULATION OF BIDS

Item No.	Description	Quant.	Unit	Total	Unit	Total	Unit	Total
<p>1. Performing preparatory work & operations in mobilizing for beginning the work of the project, but excluding materials & permit costs, both of which are paid under other payment items</p>								
		Aggr. Sum		\$ 250,000.00		\$ 1,272,783.31		\$ 93,832.24
<p>2. Selling & delivering to the Department all necessary materials, equipment & supplies for the Project</p>								
		Aggr. Sum		1,307,000.00		1,700,000.00		1,193,976.50
<p>3. Installing all materials, equipment & supplies in Item No. 2 & furnished by the Department, & all other work required for completing the Project</p>								
		Aggr. Sum		1,221,418.00		18,000.00		2,134,349.42
<p>4. SUBTOTAL (The total of Bid Item Nos. 1, 2 and 3)</p>								
				\$ 2,778,418.00		\$ 2,990,783.31		\$ 3,422,158.16
<p>5. Cost of required construction permits & fees if authorized by the Engineer, the sum of 3% of the Subtotal, Item No. 4 (.03) X (Subtotal, Item No. 4)</p>								
		Approved Permit Fee Reimbursement	*	83,352.54		89,723.50		102,664.74
<p>6. Unforeseen conditions, for minor construction changes & for quantity adjustments, if ordered by the Engineer, the sum of 10% of the subtotal, Item No. 4 (.10) X (Subtotal, Item No. 4)</p>								
		Allowance Account	*	277,841.80	*	299,078.34	*	342,215.82
<p>TOTAL BID (Sum of Bid Item Nos. 4, 5 and 6)</p>								
			*	\$ 3,139,612.34	*	\$ 3,379,585.15	*	\$ 3,867,038.72

*REVISED DUE TO ERROR

**TC & F BUILDERS WAS FOUND NON RESPONSIVE BY DBD

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Dept. of Business Development
Project Worksheet

Project/Contract Title: SOUTH LE JEUNE ROAD OFFICE BUILDING PHASE II - R (SIC 15) RC Date: 10/04/2006
 Project/Contract No: W-876R Funding Source: Item No: 3-04
 Department: WATER & SEWER DEPARTMENT WASD REVENUE BONDS SOLD
 Estimated Cost of Project/Bid: \$2,600,000.00 Resubmittal Date(s): 06/29/2005
 Description of Project/Bid: TO ESTABLISH A CONTRACT FOR THE RENOVATION OF APPROXIMATELY 25,000 SQUARE FEET OF THE FIRST AND SECOND FLOORS AT THE MIAMI-DADE WATER AND SEWER DEPARTMENT'S SOUTH LE JEUNE ROAD FACILITY, LOCATED AT 3575 SOUTH LE JEUNE ROAD. 12/28/2005

Contract Measures Recommendation		
Measure	Program	Goal Percent
Level 3 Set Aside	CSBE	100.00%

Reasons for Recommendation

This project meets the criteria set forth in Section VI B of Administrative Order 3-22.

This project is being resubmitted to reflect an increase in the cost estimate from \$2,056,000 to \$2,600,000.

CWP Not Applicable: Not in DTA

Analysis for Recommendation of a Goal				
Subtrade	Cat.	Estimated Value	% of Items to Base Bid	Availability
	CSBE	\$2,600,000.00	100.00%	3
Total		\$2,600,000.00		

Living Wages: YES NO Highway: YES NO Heavy Construction: YES NO
 Responsible Wages: YES NO Building: YES NO

Ordinance 90-143 is applicable to all construction projects over \$100,000 that do not utilize Federal Funds

REVIEW COMMITTEE RECOMMENDATION

Tier 1 Set Aside _____

Set Aside _____ Level 1 _____ Level 2 _____ Level 3

Trade Set Aside (MCC) _____ Goal _____ Bid Preference _____

No Measure _____ Deferred _____ Selection Factor _____

Edward P. [Signature] 10/4/06 *Clara T. [Signature]* 10/11/06
 Chairperson, Review Committee Day County Manager Date

Memorandum



Date: December 20, 2006

To: John W. Renfrow, Director
Water And Sewer Department

From: *Marsha E. Jackman*
Marsha E. Jackman, Director
Department of Business Development

Subject: CSBE Compliance Review of Project No. W-876R, South LeJeune Road Office Building - Phase II - R

The Department of Business Development (DBD) has completed its compliance review for the above-referenced project with the Community Small Business Enterprise (CSBE) Program. The contract measure applicable to this project is a CSBE Level 3 Set-Aside.

The Construction Contracts Section of The Miami-Dade Water and Sewer Department submitted bid documents from Bazanj Construction Corp. for compliance review.

Bazanj Construction Corp., a certified CSBE firm, submitted the required Schedule of Intent (SOI) Affidavit committing to perform general contracting with its own forces at 48%. SOI Affidavits were also submitted for JB & P Plumbing, a certified CSBE firm, to perform plumbing at 3%; Aztec South, a certified CSBE firm, to perform built up roofing at 1%; Gancedo Technologies, Inc., a certified CSBE firm, to perform electrical work at 22%; and Sunshine State A/C, a certified CSBE firm, to perform HVAC-Mechanical work at 26%. Each subcontractor signed its respective SOI Affidavit in agreement with the information listed. Bazanj Construction Corp. has fulfilled the contract measure requirement and is in compliance with the CSBE Participation Provisions.

DBD staff only reviewed and addressed compliance with the CSBE program. The Construction Contracts Section of The Miami-Dade Water and Sewer Department is responsible for any other issues that may exist.

Should you have any questions or need any additional information, please do not hesitate to call Kelly Duncombe at (305) 375-3136.

cc: Alma Santiago, WASD
Patrice King, DBD
File

Total Projected Cost: 1,499 10,499 3,281 1,434 0 0 0 0 0 15,214

Estimated Annual Operating Costs: "Minimal" for Operating Impact

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WASTEWATER EQUIPMENT AND VEHICLES

Project #:9650301

Location: Systemwide
Systemwide

Comm. District Physically Located: Systemwide
Comm. District(S) Served: Systemwide

Description: Acquire vehicles, equipment, and associated wastewater system capital support materials

Revenue Schedule:	2005-06	PRIOR	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	FUTURE	TOTAL
Wastewater Renewal Fund	7,498	21,410	16,558	7,290	11,967	9,233	9,233	9,234	9,234	94,159
Total Revenue:	7,498	21,410	16,558	7,290	11,967	9,233	9,233	9,234	9,234	94,159
Expenditure Schedule:	2005-06	PRIOR	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	FUTURE	TOTAL
Equipment Acquisition	4,315	18,227	14,472	12,558	11,967	9,233	9,234	9,234	9,234	94,159
Total Projected Cost:	4,315	18,227	14,472	12,558	11,967	9,233	9,234	9,234	9,234	94,159

Estimated Annual Operating Costs: "Minimal" for Operating Impact

WASTEWATER GENERAL MAINTENANCE AND OFFICE FACILITIES

Project #:9653201

1013.10005

Location: Systemwide
Systemwide

Comm. District Physically Located: Systemwide
Comm. District(S) Served: Systemwide

Description: Construct and/or renovate regional general maintenance centers, office facilities, and storage warehouses

Revenue Schedule:	2005-06	PRIOR	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	FUTURE	TOTAL
Future WASD Revenue Bonds	0	0	0	0	13,400	0	0	28,985	5,000	47,385
WASD Revenue Bonds Sold	0	10,000	0	0	0	0	0	0	0	10,000
Wastewater Connection Charges	100	11,237	600	600	500	1,500	8,724	4,435	1,300	28,896
Wastewater Renewal Fund	1,400	2,194	0	0	0	0	0	0	0	2,194
Total Revenue:	1,500	23,431	600	600	13,900	1,500	8,724	33,420	6,300	88,475
Expenditure Schedule:	2005-06	PRIOR	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	FUTURE	TOTAL
Art Allowance	0	0	0	0	225	0	180	0	0	405
Construction	2,148	7,305	2,909	2,408	7,292	11,502	12,535	10,817	25,288	80,056
Planning and Design	215	731	291	241	730	1,151	1,255	1,083	2,532	8,014
Total Projected Cost:	2,363	8,036	3,200	2,649	8,247	12,653	13,970	11,900	27,820	88,475

Estimated Annual Operating Costs: "Minimal" for Operating Impact

WASTEWATER SYSTEM MAINTENANCE AND UPGRADES

Project #:9650361

Location: Systemwide
Systemwide

Comm. District Physically Located: Systemwide
Comm. District(S) Served: Systemwide

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