

Memorandum



Date: July 7, 2011

To: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

Agenda Item No. 8(F)(1)(F)

From: Alina T. Hudak
County Manager

A handwritten signature in black ink, appearing to read "Alina T. Hudak". The signature is written in a cursive, flowing style.

Subject: Request to retain LIVS Associates to provide professional services for the design of a new animal shelter for the Animal Services Department.

Recommendation

It is recommended that the Board of County Commissioners (the "Board") approve a contract with LIVS Associates to provide professional services in the amount of \$457,897.00 for the design of a new animal shelter. This project has been included in the Economic Stimulus Plan (ESP) list pursuant to Resolution No. R-851-08 dated July 17, 2008. This recommendation has been prepared by the General Services Administration on behalf of the Animal Services Department, and is recommended for approval.

Background

On October 5, 2006, the Board approved a contract between the County and LIVS Associates for the design services of the new Animal Services shelter, which was executed on November 7, 2006. On November 22, 2006, a possible site was identified at the 58th Street landfill, a Miami-Dade County owned property. After schematic design and site investigation were completed on July 29, 2007, it was determined that the improvements required for that particular site would be too costly; the project was then placed on hold until another site could be identified. On July 11, 2008, a site in the Naranja area was identified and the consultant, LIVS Associates, was advised to proceed with the design of the facility. On December 23, 2008 the project was placed on hold due to lack of funding. The Naranja site was then abandoned and other properties/sites were evaluated as possible, less costly alternatives. On November 7, 2009, the original agreement between the County and LIVS Associates expired.

On April 4, 2011 the Board approved Resolution R-236-11, authorizing the purchase of a facility located at 3651 NW 79th Avenue, in Doral, comprising 69,718 square feet of warehouse and office space. This new facility, once retrofitted, will accommodate the square footage and parking requirements proposed by the Animal Services Department.

Throughout this process, LIVS Associates has worked intensely with GSA technical staff towards achieving the County's goal of providing our community with an animal shelter facility that reflects how important pet welfare is for our organization. The extensive knowledge of the Animal Services Department's programming needs acquired by LIVS Associates, coupled with the invaluable contribution of Bacon Group, Inc., sub-consultants to LIVS Associates, a nationally recognized animal shelter design consultant, is second to none. In addition, the amount of resources invested so far on this endeavor by both LIVS Associates and GSA staff, only underscores the need to continue working with the current design team under a new, redefined professional services agreement. LIVS was selected in 2006 as a result of a competitive consultant selection process conducted pursuant to the Consultants Competitive Negotiation Act. Despite the designation of different sites over time, the project, which is the subject of the current recommended contract, falls clearly within the scope of the project initially advertised and for which LIVS was selected. The advertised project included preparing an architectural program, construction plans and specifications, and providing construction administration services for a new animal shelter in a location which had yet to be determined. Since then, in

connection with the prior planned sites, LIVS has performed a substantial amount of work including both schematic design and design development, which is readily usable in the facility proposed under the new contract. Since the current project falls within the scope of the initial advertisement, and substantial services have already been performed, the County will achieve significant savings through the continued involvement of LIVS. Because another competition would likely present LIVS with overwhelming advantages over other consultants due to LIVS's involvement to date, we recommend that a new contract be executed with LIVS for the required services.

Scope:

PROJECT LOCATION: 3651 NW 79th Avenue, Doral, FL 33166-6607

PROJECT NAME: New Animal Shelter

PROJECT NO: A05-ASD-01 GOB ESP

CONTRACT NO: Z000108

PROJECT DESCRIPTION: The scope of services under this new agreement will consist of providing design, construction documents, and construction administration to renovate an existing warehouse building into an animal shelter facility to replace the current Animal Services building on NW 74th Avenue. It is proposed that the new shelter will dedicate approximately 56,000 sq. ft. of the available space to sheltering functions, while the remaining 13,718 sq. ft. will be used for administrative support areas. Space planning and design of the warehouse interior shall follow the program originally approved by the Animal Services Department for the Naranja site. Offices will be housed in the two-story portion of the building, while shelter functions will occupy the warehouse space.

PROJECT SITES:	<u>SITE #</u>	<u>LOCATION</u>	<u>DIST</u>	<u>ESTIMATE</u>	<u>T-S-R</u>
	#70392	3651 NW 79 th Avenue, Doral, FL 33166-6607	12	\$457,897.00	53-15-41

PRIMARY COMMISSION DISTRICT: District 12 Jose "Pepe" Diaz

APPROVAL PATH: BCC

OCI A&E PROJECT NUMBER: A05-ASD-01 GOB 172

USING DEPARTMENT/S: Animal Services Department

MANAGING DEPARTMENT: General Services Administration

DELEGATION OF AUTHORITY: The authority of the County Mayor or County Mayor's designee to execute and implement this contract is consistent with those authorities granted under the Code of Miami-Dade County. No additional authority is being requested within the body of this contract.

Fiscal Impact / Funding Source

OPERATIONS COST IMPACT/FUNDING: The annual operating cost for this facility is estimated to be \$485,000.00, which will be funded through budgeted building operating funds.

MAINTENANCE COST IMPACT/FUNDING: The annual maintenance cost for this facility is estimated to be \$132,000.00 which will be funded through budgeted building operating funds.

LIFE EXPECTANCY OF ASSET: The life expectancy for this facility has been estimated to be 40 years.

FUNDING SOURCE:	<u>SOURCE</u>	<u>AMOUNT</u>
	This PSA will be funded by the Building Better Communities GOB Program.	\$457,897.00

PTP FUNDING: No

GOB FUNDING: Yes

ARRA FUNDING: No

GOB PROJECT:	<u>GOB PROJECT/DESCRIPTION</u>	<u>GOB ALLOCATION</u>
	172 – New Animal Shelter	\$457,897.00
	Project Totals:	\$457,897.00

CAPITAL BUDGET PROJECTS:	<u>BUDGET PROJECT # - DESCRIPTION</u>	<u>AWARD ESTIMATE</u>
	1998460 – NEW ANIMAL SHELTER Book Page: 5 Funding Year: Adopted Capital Budget Book for FY 2010-11, All Years' Funding, Building Better Communities GOB Program	\$457,897.00
	Project Totals:	\$457,897.00

PROJECT TECHNICAL CERTIFICATION REQUIREMENTS:	<u>TYPE</u>	<u>CODE</u>	<u>DESCRIPTION</u>
	Prime	14.00	ARCHITECTURE
	Other	11.00	GENERAL STRUCTURAL ENGINEERING
	Other	12.00	GENERAL MECHANICAL ENGINEERING
	Other	13.00	GENERAL ELECTRICAL ENGINEERING
	Other	16.00	GENERAL CIVIL ENGINEERING
	Other	17.00	ENGINEERING CONSTRUCTION MANAGEMENT
	Other	18.00	ARCHITECTURAL CONSTRUCTION MANAGEMENT
	Other	20.00	LANDSCAPE ARCHITECTURE

SUSTAINABLE BUILDINGS ORDINANCE: (I.O NO. 8-8) Does the project qualify for compliance with the Sustainable Buildings Ordinance? No

NTPC'S DOWNLOADED: 164 (per award of original PSA from 2006)

PROPOSALS RECEIVED: 15 (per award of original PSA from 2006)

CONTRACT PERIOD: 425 calendar days, distributed as follows: 60 days for Design, 75 days for Construction Documents, 40 days for Permitting, and 250 days for Contract Administration. Excludes Warranty Administration Period.

CONTINGENCY PERIOD: 43 days.

IG FEE INCLUDED IN BASE CONTRACT: Yes

ART IN PUBLIC PLACES: No

BASE ESTIMATE: \$720,000.00 (base estimate for original PSA from 2006)

BASE CONTRACT AMOUNT: \$412,520.00

CONTINGENCY ALLOWANCE (SECTION 2-8.1 MIAMI DADE COUNTY CODE):	TYPE	PERCENT(*)	AMOUNT	COMMENT
	PSA	10.00%	\$41,252.00	Ordinance 00-65
REIMBURSABLE EXPENSES:		1.00%	\$4,125.00	Travel expenses, printing fees, and other reimbursable expenses with prior authorization from the County.
TOTAL AMOUNT:			\$457,897.00	

(*) Percentages are approximate, as they may not reflect the exact amount of money involved in each service.

Track Record/Monitor

SBD HISTORY OF VIOLATIONS: None

EXPLANATION: LIVS Associates has been in business for more than 19 years, and, according to the Office of Capital Improvement's CIIS database (CIIS), has been awarded 11 contracts with a total value of \$2,821,838.00 in professional services to the County. Based on the CIIS, the County has completed 2 evaluations for LIVS Associates with an average rating of 3.4 with 4.0 being the highest rating possible. The original selection process, conducted by the Office of Capital Improvements, included a First-Tier meeting which was held on January 4, 2006. A Second-Tier meeting was waived by the Selection Committee. Negotiations commenced with LIVS Associates on July 25, 2006. A second negotiation meeting took place on August 15, 2006, and negotiations concluded on September 7, 2006.

SUBMITTAL DATE: 2/3/2011

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ESTIMATED NOTICE TO PROCEED: 7/1/2011

PRIME CONSULTANT: LIVS Associates

COMPANY PRINCIPAL: Tony Rosabal, AIA, LEED@AP BD+C

COMPANY QUALIFIERS: Tony Rosabal, AIA, LEED@AP BD+C

COMPANY EMAIL ADDRESS: frosabal@livs.net

COMPANY STREET ADDRESS: 2121 Ponce de Leon Blvd., Suite 610

COMPANY CITY-STATE-ZIP: Coral Gables, FL 33134

YEARS IN BUSINESS: 19

PREVIOUS CONTRACTS WITH COUNTY IN THE LAST FIVE YEARS: According to the Firm History Report as provided by the Department of Small Business Development, the selected consultant has been awarded 2 contracts with a total value of \$1,580,453.18 in professional services to the County during the past five years; no change orders have been requested on these contracts.

SUBCONSULTANTS: Bacon Group, Inc., Falcon & Bueno, and SRS Engineering, Inc.

MINIMUM QUALIFICATIONS EXCEED LEGAL REQUIREMENTS: No

REVIEW COMMITTEE: **MEETING DATE:** 4/6/2011 **SIGNOFF DATE:** 4/7/2011

RESPONSIBLE WAGES: No

REVIEW COMMITTEE ASSIGNED CONTRACT MEASURES:

	TYPE	GOAL	ESTIMATED VALUE	COMMENT
	CBE	8.00%	\$36,302.00	Administrative Order 3-32
	CWP	0.00%	\$0.00	N/A

MANDATORY CLEARING HOUSE: No

CONTRACT MANAGER NAME/PHONE/E-MAIL: Lillian Garcia 305-375-3913 garciad@miamidade.gov

PROJECT MANAGER NAME/PHONE/E-MAIL: Jose M. Requejo, AIA 305-375-4110 jmreque@miamidade.gov

BUDGET APPROVAL
FUNDS AVAILABLE:

ref
4/20/11

OSBM DIRECTOR

4/20/11
DATE

APPROVED AS TO
LEGAL
SUFFICIENCY:


COUNTY ATTORNEY

5/2/11
DATE

CAPITAL
IMPROVEMENTS
CONCURRENCE:

OK

OCI DIRECTOR

5/16/11
DATE


DIRECTOR, GENERAL
SERVICES ADMINISTRATION

5/16/11
DATE

CLERK DATE:

DATE



MEMORANDUM

(Revised)

TO: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

DATE: July 7, 2011

FROM: R. A. Cuevas, Jr.
County Attorney

SUBJECT: Agenda Item No. 8(F)(1)(F)

Please note any items checked.

- "3-Day Rule" for committees applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- No committee review
- Applicable legislation requires more than a majority vote (i.e., 2/3's ____, 3/5's ____, unanimous ____) to approve
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

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Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 8(F)(1)(F)
7-7-11

RESOLUTION NO. _____

RESOLUTION AUTHORIZING THE COUNTY MAYOR OR THE COUNTY MAYOR'S DESIGNEE TO EXECUTE A PROFESSIONAL SERVICES AGREEMENT BETWEEN MIAMI-DADE COUNTY AND LIVS ASSOCIATES IN THE AMOUNT OF \$457,897.00 FOR THE DESIGN SERVICES OF A NEW ANIMAL SHELTER FOR THE ANIMAL SERVICES DEPARTMENT; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXERCISE ANY CANCELLATION AND RENEWAL PROVISIONS THEREIN

WHEREAS, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board directs the County Mayor or the County Mayor's designee to execute a Professional Services Agreement between Miami-Dade County and LIVS Associates in the amount of \$457,897.00, for the design services of a new animal shelter for the Animal Services Department, and authorizes the County Mayor or County Mayor's designee to exercise any cancellation and renewal provisions therein.

The foregoing resolution was offered by Commissioner _____, who moved its adoption. The motion was seconded by Commissioner _____ and upon being put to a vote, the vote was as follows:

Joe A. Martinez, Chairman	
Audrey M. Edmonson, Vice Chairwoman	
Bruno A. Barreiro	Lynda Bell
Esteban L. Bovo, Jr.	Jose "Pepe" Diaz
Sally A. Heyman	Barbara J. Jordan
Jean Monestime	Dennis C. Moss
Rebeca Sosa	Sen. Javier D. Souto
Xavier L. Suarez	

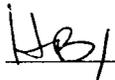
The Chairperson thereupon declared the resolution duly passed and adopted this 7th day of July, 2011. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.



Hugo Benitez

DATE: May 11, 2011

TO: Wendi J. Norris, Director
General Services Administration

FROM: Penelope Townsley, Director 
Department of Small Business Development

SUBJECT: Compliance Review
Project No. A05-ASD-01GOB ESP (Z000108)
Design Services to Renovate/Retrofit an Existing Facility into an Animal Shelter for the
Animal Services Department

The Department of Small Business Development has completed its review of the above-referenced project for compliance with the Community Business Enterprise (CBE-A/E) Program for Architectural and Engineering Services. The contract measure established for this project is an 8% CBE sub-consultant goal.

Livs Associates submitted the required Letter of Agreement listing CBE sub-consultant SRS Engineering, Inc. to perform General Structural Engineering and General Civil Engineering at 8%. Livs Associates is in compliance with the CBE Participation Provisions.

Please note that this memorandum only addresses compliance with the Community Business Enterprise Participation Provisions and the established contract measure. The Department of General Services Administration is responsible for any other issues that may exist.

Should you have any questions or need any additional information, please do not hesitate to contact Vivian O. Walters, Jr. at (305) 375-3138.

PT: vow

C: Luisa Millan-Donovan, OCI
Traci Adams-Parish, SBD
File



**Dept. of Small Business Development
Economic Stimulus Project**

Project/Contract Title: DESIGN SERVICES TO RENOVATE/RETROFIT AN EXISTING FACILITY INTO ANIMAL SHELTER FOR THE ANIMAL SERVICES DEPARTMENT (SIC 871) **Received Date:** 04/06/2011
Project/Contract No: A05-ASD-01 GOB ESP **Funding Source:** GOB **Committee Date:**
Department: GENERAL SERVICES ADMINISTRATION **Item No:**
Estimated Cost of Project/Bid: \$412,520.00 **Resubmittal Date(s):**
Description of Project/Bid: CONSIST OF PROVIDING DESIGN, CONSTRUCTION DOCUMENTS AND CONSTRUCTION ADMINISTRATION TO RENOVATE AN EXISTING WAREHOUSE BUILDING INTO AN ANIMAL SHELTER FACILITY.

Contract Measures Recommendation		
Measure	Program	Goal Percent
Goal	CBE	8.00%

Reasons for Recommendation

This project meets all the criteria set forth in A.O. 3-32, Section V.

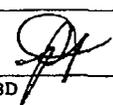
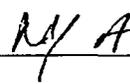
Funding Source/s: General Obligation Bonds

SIC 871 - Architectural and Engineering Services

Analysis for Recommendation of a Goal				
Subtrade	Cat.	Estimated Value	% of Items to Base Bid	Availability
GENERAL CIVIL ENGINEERING	CBE	\$4,125.20	1.00%	70
GENERAL STRUCTURAL ENGINEERING	CBE	\$28,876.40	7.00%	42
Total:		\$33,001.60	8.00%	

Living Wages: YES NO
 Responsible Wages: YES NO

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

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 _____	
 Director, SBD	4/7/11 Date	 Chairperson	_____ Date

||

STRATEGIC AREA: Public Safety
 DEPARTMENT: Animal Services

***** FUNDED PROJECTS *****
 (dollars in thousands)

Animal Services Facilities

NEW ANIMAL SHELTER

PROJECT # 1998460

DESCRIPTION: Purchase and retrofit facility to serve as the new Animal Shelter

LOCATION: NW 64 St and NW 87 Ave
 Unincorporated Miami-Dade County

DISTRICT LOCATED: 12
 DISTRICT(s) SERVED: Countywide

ESTIMATED ANNUAL OPERATING IMPACT: \$485

REVENUE SCHEDULE:	PRIOR	2010-11	2011-12	2012-13	2013-14	2014-15	2015-16	FUTURE	TOTAL
Capital Asset Series 2009B Bonds	4,000	0	0	0	0	0	0	0	4,000
Sale of Surplus Property	0	5,750	0	0	0	0	0	0	5,750
BBC GOB Series 2005A	342	0	0	0	0	0	0	0	342
BBC GOB Series 2008B	346	0	0	0	0	0	0	0	346
BBC GOB Series 2008B-1	30	0	0	0	0	0	0	0	30
BBC GOB Series 2010B	0	40	0	0	0	0	0	0	40
BBC GOB Future Series	0	0	6,242	0	0	0	0	0	6,242
TOTAL REVENUE:	4,718	5,790	6,242	0	0	0	0	0	16,750
EXPENDITURE SCHEDULE:	PRIOR	2010-11	2011-12	2012-13	2013-14	2014-15	2015-16	FUTURE	TOTAL
Art Allowance	0	101	0	0	0	0	0	0	101
Land/Building Acquisition	0	6,575	0	0	0	0	0	0	6,575
Planning and Design	367	1,034	0	0	0	0	0	0	1,401
Construction	0	1,020	5,904	0	0	0	0	0	6,924
Furniture, Fixtures and Equipment	0	0	291	0	0	0	0	0	291
Equipment Acquisition	0	0	116	0	0	0	0	0	116
Project Administration	350	216	508	0	0	0	0	0	1,074
Project Contingency	0	0	268	0	0	0	0	0	268
TOTAL EXPENDITURES:	717	8,946	7,087	0	0	0	0	0	16,750

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BUDGET PROJECT 1998460 - (As per 2010-2011 Approved Budget)

Project Title: 1998460-NEW ANIMAL SHELTER
 Project Desc: Purchase and retrofit facility to serve as the new Animal Shelter

CDP Project Revenue

CDP Revenue:	Prior:	10-11:	11-12:	12-13:	13-14:	14-15:	15-16:	FUTURE:	Total:
Capital Asset Series	0	0	0	0	0	0	0	0	0
Capital Asset Series	4,000,000	0	0	0	0	0	0	0	4,000,000
GOB FUNDING	0	0	0	0	0	0	0	0	0
GOB SERIES A	344,000	0	0	0	0	0	0	0	344,000
GOB SERIES C	346,000	0	0	0	0	0	0	0	346,000
GOB SERIES D	30,000	0	0	0	0	0	0	0	30,000
GOB SERIES F	0	40,000	0	0	0	0	0	0	40,000
GOB SERIES G	0	0	6,242,000	0	0	0	0	0	6,242,000
Sale of Surplus Prope	0	5,750,000	0	0	0	0	0	0	5,750,000

CIIS Site Funding Info

SITE Location/Desc:	Prior:	10-11:	11-12:	12-13:	13-14:	14-15:	15-16:	FUTURE:	Total:
70392 - 3651 NW 79 AVE 33166	6,963,000	958,000	6,077,000	0	0	0	0	0	13,998,000
Desc: #70392/GSA Z000108, Construct a new Animal Shelter (property acquisition, design & construction)									
70778 - 7401 NW 74 ST 33166	2,000	0	0	0	0	0	0	0	2,000
Desc: Emerg. Generator/upgrade electr. syst.-Funding transf'd to GOB#172									
Total: Count 2	6,965,000	958,000	6,077,000	0	0	0	0	0	14,000,000

Recs:	05-06:	06-07:	07-08:	08-09:	09-10:	10-11:	11-12:	12-13:	13-14:	14-15:	15-16:	16-17:	17-18:	18-19:	Total:
OSBM RV:	8	342,000	0	0	6,623,000	0	958,000	6,077,000	0	0	0	0	0	0	14,000,000.00
OSBM MS:	16	97,000	206,000	40,000	366,000	29,000	7,366,000	4,196,000	1,700,000	0	0	0	0	0	14,000,000.00
CIIS Proposed RV:	9	342,353	0	4,000,000	6,622,458	5,750,000	958,000	3,077,189	0	0	0	0	0	0	20,750,000.00
CIIS Proposed MS:	18	96,582	205,937	60,834	365,544	28,328	3,871,745	4,010,000	4,586,000	0	0	0	0	0	13,224,970.00

Update Project

OSBM Book Report

CIIS Proposed Book Report

Add GEO Coded Site

PROJECT SITES

SITE SCHEDULES REPORT 20

PROJECT REPORT 4

EXIT

Current Contracts for Project 1998460

<u>Dept</u>	<u>ContractNo</u>	<u>Contract Name</u>	<u>RTA / MCC Estimated Allocation</u>	<u>Award / MCC Award Allocation</u>	<u>CIIS Award</u>
GS	<u>ASD01</u>	New Animal Shelter	\$0.00	\$1,423,093.13	\$1,546,953.18
GS	<u>ASD01</u>	New Animal Shelter	\$819,720.00	\$0.00	\$1,546,953.18
GS	<u>Z000108</u>	New Animal Shelter	\$0.00	\$457,897.00	\$457,897.00
			Total Allocated: \$819,720.00 \$1,880,990.13		

Current Contracts for Sites of Project 1998460

(Theses contracts are not necessarily funded from this project)

<u>Dept</u>	<u>Site NO</u>	<u>ContractNo</u>	<u>Award Allocation</u>
AS	#70392	EDP-AS-S-GOB-S-172-70392	\$50,000.00
GS	#70392	<u>Z00090</u>	\$15,000.00
Total Allocated:			\$65,000.00



Search for Site Number
Search for Budget Project Number



MIAMI DADE COUNTY
 Department of Small Business Development
A&E Firm History Report
 From: 05/03/2006 To: 05/03/2011

PRIMES

FIRM NAME: LIVS ASSOCIATES
 2121 Ponce De Leon Blvd, Suite 610
 Coral Gables, FL 33134-0000

PROJECT #	CONTRACT	DEPT.	MEASURES	AWARD DATE	AWARD AMOUNT
* EDP-MT-TR06-MF17	1	MT	NO MEASURE	05/16/2006	\$33,500.00
DADELAND NORTH-METRORAL STATION ADDITIONAL ELEVATORS					
A05-ASD-01 GOB 172	1	AD	GOAL CBE 15%	10/27/2006	\$1,546,953.18
NEW ANIMAL SERVICES FACILITY(SIC 871)					
					\$33,500.00
					\$1,546,953.18

Total Award Amount	\$1,580,453.18
Total Change Orders Approved by BGC	\$0.00

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Goto Bottom

Exit



**OFFICE OF CAPITAL IMPROVEMENTS
CAPITAL IMPROVEMENTS INFORMATION SYSTEM**

Wednesday, May 11, 2011

**All Contracts for FEIN 592515590
LIVS Associates**

<u>DST</u>	<u>DPT</u>	<u>Type</u>	<u>Contract</u>	<u>Name</u>	<u>Location / Contractor</u>	<u>Estimated Completion Date</u>	<u>Total Award</u>	<u>Last Status Date</u>	<u>% Complete / Status *</u>
12	GS	PSA	ASD01	New Animal Shelter	LIVS Associates	11/29/2010	\$1,385,538	10/4/2010	0% / Not Started
0	DE	PSA	<u>E01-DERM-04-EP-22</u>	Consultants for Civil Engineering Consulting Ser	LIVS Associates	12/18/2003	\$500,000	6/7/2005	100% / Complete
30	AV	PSA	<u>E99-MDAD-04-1</u>	Electrical and Mechanical Consultation Services	LIVS Associates	N/A	\$500,000		0% / N/A
0	AS	EDP	<u>EDP-AS-S-G0B-S-172-70392</u>	NEW ANIMAL FACILITY SITE AND BUILDING FEASIBILT	LIVS ASSOCIATES	N/A	\$49,750		100% / Complete
0	DE	EDP	<u>EDP-DE-STD03</u>	STORM DRAIN CLEANING INSPECTION SERVICES	LIVS ASSOCIATES	N/A	\$240,000		0% / On Schedule
0	JH	EDP	<u>EDP-JM-P-00060</u>	ELEVATOR MODERNIZATION	LIVS ASSOCIATES	N/A	\$35,000		0% / N/A
0	JH	EDP	<u>EDP-JM-P-000606</u>	ELEVATOR MODERNIZATION	LIVS ASSOCIATES	N/A	\$19,050		0% / On Schedule
0	JH	EDP	<u>EDP-JM-P-00597</u>	JACKSON SOUTH HYPERBARIC CHAMBER	LIVS ASSOCIATES	N/A	\$9,000		0% / On Schedule
0	MT	EDP	<u>EDP-MT-C-TR06-MF17-2</u>	DADELAND NORTH METRORAIL STATION ADDITIONAL ELEV	LIVS ASSOCIATES	N/A	\$0		0% / N/A
0	MT	EDP	<u>EDP-MT-TR06-MF17</u>	DADELAND NORTH METRORAIL STATION ADDITIONAL ELEV	LIVS ASSOCIATES	N/A	\$33,500		100% / Complete
0	MT	EDP	<u>EDP-MT-TR06-MF17-2</u>	DADELAND NORTH METRORAIL STATION ADDITIONAL ELEV	LIVS ASSOCIATES	N/A	\$50,000		0% / N/A
Totals:						11	\$2,821,838		

* Contracts with Green Name are PSA Agreements
Yellow Status=Inactive Contract

Contracts Status View

Exit

Projects

Goto Top

Exit



Capital Improvements Information System

Contractor Evaluations Report

<u>Dept</u>	<u>Contract</u>	<u>Type</u>	<u>Contractor / Architect</u> <u>Name</u>	<u>Date</u>	<u>Rater</u>	<u>Period</u>	<u>Rate</u>
GS	ASD01	PSA	LIVS Associates	2/24/2009	Jose Requejo	Interim	3.9
AS	EDP-AS-S- GOB-S-172- 70392	EDP	LIVS Associates	2/8/2006	Silvia Lopez	Completion of study or design	2.8

Evaluation Count: 2 Contractors: 1 Average Evaluation: 3.4

Exit

PROPOSED PROJECTS TO ACCELERATE
CONSTRUCTION STIMULUS PROGRAM
SORTED AND SUB-TOTALED BY DEPARTMENT

EXHIBIT A

377	GSA	5	West Lot Multi-use Facility	Construct a five-story, multi-use facility with a 750 space-parking garage	220 NW 3rd Street	Various	RTA for design-build services in progress.	7/27/08	4/1/09	\$20,000,000
5	GSA-Animal Services	9	New Animal Shelter	Construct a new animal shelter	Site identified in South Dade on 6/25/08.	Various	Schematic Design	7/1/08	8/1/08	\$13,500,000
25	GSA-Judicial Administration	3	Caleb Center Courthouse Renovations	Renovate the Joseph Caleb Center	5400 NW 22nd Avenue	Various	RTA for design-build services in progress.	7/27/08	4/1/09	\$700,000
587	Homeless Trust	9	Homestead Airbase	145 Units of Permanent Supportive Housing, Nursery and Farmer's Market	Homestead Airbase	Emphasis on Modular Housing	RFA approved by BCC and CAC	8/12/08	GSA Subject to RFA	\$14,000,000
586-587	OCED	12	CITY OF SWEETWATER DRAINAGE IMPROVEMENTS	Design and construction of drainage improvements citywide - #8663871	S.W. 102 Ave. from S.W. 6 St. to Flagler St.	Drainage Improvements	Design completed. General contractor selection within 60 days.	9/1/08	10/15/08	\$1,434,816
586-587	OCED	2	DESIGN OF STREET IMPROVEMENTS	Design and planning for street improvements in WLR NRSA - #862070	N.W. 9293 St. to N.W. 1722 Ave. WLR NRSA - #862070	Driveways and landscaping improvements	Design underway. General contractor selection within 90 days.	10/1/08	11/17/08	\$165,000
586-587	OCED	2	WEST LITTLE RIVER RIGHTS-OF-WAY IMPROVEMENTS PHASE 4A AND 4B	Design & construction of approximately 100 driveways and landscape improvements in scattered areas of WLR	N.W. 9293 St. to N.W. 1722 Ave. WLR NRSA - #862070	Driveways and landscaping improvements	Design completed. General contractor selection within 60 days.	9/1/08	10/15/08	\$181,124
586-587	OCED	12	CITY OF SWEETWATER MILDRED AND CLAUDE PEPPER SENIOR CENTER IMPROVEMENTS	Improvements to Mildred and Claude Pepper Senior Center	10600 S.W. 4 St.	Senior Center	Design completed. General contractor selection within 60 days.	9/1/08	10/15/08	\$1,010,150
586-587	OCED	11	LITTLE HAVANA ACTIVITIES AND NUTRITION CENTERS.DRA OLGA MARIA MARTINEZ SENIOR CENTER	Design and construction of a senior center in West Kendall to serve 150 seniors and provide adult daycare services to 50 adults - #863660	Hammocks Blvd. & Kendall Drive	Senior Center	Pre-development. Pending environmental clearance. A/E selection within 60 days.	9/1/08	TBD	\$578,038

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MIAMI-DADE COUNTY
BOARD OF COUNTY COMMISSIONERS
OFFICE OF THE COMMISSION AUDITOR



Legislative Notes

Agenda Item: 8F1F
File Number: 111088
**Committee(s)
of Reference:** Board of County Commissioners
Date of Analysis: June 24, 2011
District: 12
Type of Item: Resolution

Summary

This resolution approves a contract with LIVS Associates (LIVS) to provide professional services in the amount of \$457,897.00 for the design of a new Animal Services Department (ASD) Shelter.

Background and Relevant Information

On October 10, 2006, a contract award was approved under the Expedite Ordinance, Section 2-8.2.7 of the Code of Miami Dade County, to LIVS Associates to develop the architectural program and prepare constructions plans, specifications and bid documents for a new facility.

A possible site was identified at the 58th Street landfill; a Miami-Dade County owned property. After schematic design and site investigation were completed on July 29, 2007, it was determined that the improvements required for that particular site would be too costly; the project was then placed on hold until another site could be identified.

On July 11, 2008, a site in the Naranja area was identified and the consultant, LIVS Associates, was advised to proceed with the design of the facility.

On December 23, 2008, the project was placed on hold due to lack of funding. The Naranja site was then abandoned and other properties/sites were evaluated as possible, less costly alternatives.

According to General Services Administration staff:

- *LIVS was paid \$263,331.32 for work at the Naranja site for 100 percent schematic design and 56 percent design development.*
- *Prior to that, the County was seriously considering locating the facility on the closed portion of NW 58 ST landfill. LIVS was paid a total of \$139,811.24 for 80% completion of programming and schematic design.*
- *It's important to note that although the work was for a new facility at specific locations, the majority of the work can be used for the proposed facility. That's why the recommended contract is for 1/3 of the cost of the original contract to design a new facility (\$1,524,091.80).*

On November 7, 2009, the original agreement between the County and LIVS Associates expired.

In response to questions posed by the Office of the Commission Auditor, GSA staff responded to the following questions:

- Was the funding in place when the County gave the green light for the Naranja site? Yes
- Why didn't the County identify a site before awarding the original contract? *When the LIVS contract was awarded, the County intended to put the shelter at the closed landfill at NW 58 ST. Due to extensive environmental requirements, we shifted to the Naranja site. Because part of the funding is derived from the sale of the current property and property values have dropped, the total budget is lower than originally anticipated; therefore, we began pursuing a warehouse to renovate as a more cost effective option.*
- How much was the first contract with LIVS? *There is no Resolution number for this contract; the award was approved by former County Manager Burgess under the old Expedite Ordinance. The contract amount for the original PSA was \$1,385,538 plus 10% contingency, for a total of \$1,524,091.80.*
- What's the status for the Level 3 Traffic study requested by the City of Doral? *Completed*
 - What did the traffic study reveal?
- Were any bid protest filed in 2006? *There is no protest process for A/E selection*
- Is the CBE goal of 8% the same goal set in 2006? *The original CBE goal was 15%, however, due to the reduction in scope, SBD evaluated the revised scope and recommended that the goal be reduced to 8%. The original team composition from 2006 will remain and Bacon is part of that team.*

Approval of the new Animal Services Shelter, per R-263-11

On April 4, 2011, the Board of County Commissioners (BCC), through R-263-11, approved a Contract for Sale and Purchase in the amount of \$6,625,000 for the acquisition of approximately 69,718 square feet of warehouse/office space at 3651 N.W. 79th Avenue, Doral, Florida for the purpose of relocation and expansion of the Animal Services Department (ASD).

The following questions were posed to General Services Administration (GSA) staff:

- Why is the administration proposing not to competitively bid the new site? *LIVS has performed a substantial amount of work on the schematic design and design development, which can be used for the new facility. Additionally, since the current project falls within the scope of the initial advertisement, and substantial services have already been performed, the County will achieve significant savings through the continued involvement of LIVS. Another reason to select LIVS is due to the fact that if the County competes the project again, LIVS would have overwhelming advantages over other consultants due to LIVS's involvement to date.*
- If LIVS has performed substantial work, why is this going to take over a year to complete the design? What has LIVS completed so far for the new site? *The one year is not only for the design and construction documents; it also includes the construction administration phase of the project. LIVS has not done any work on the new site; we are awaiting BCC approval of this agenda item.*

Additional Information on the new Animal Services Shelter

In response to questions from the Office of the Commission Auditor pertaining to the recommended Animal Services facility, staff from GSA and the ASD provided the information below:

- What is the lifespan of the new facility? *The building was originally constructed as a post office in 1978. Based on the appraisal information GSA received, the building has been well maintained and is in good condition. In addition, the County will be making additional improvements to the property prior to ASD's occupancy. The building should have a 40 year additional lifespan with proper maintenance.*
- Will the facility be retrofitted to withstand hurricane force winds? *No, this property was built as a Category 3 building.*

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- Were other sites considered? If applicable, please include the other sites. *GSA has evaluated several sites over the past 6 years. In the last two years we have attempted to negotiate the purchase of the JAS building - 2750 N.W. 84th Ave, Doral, FL, and Banyan Village at the Dolphin Commerce Center. Both of these proposals were rejected by the "park" owners because of our intended use of the facility as an animal shelter.*
- Will the facility include emergency generators? *Yes*
- Is the proposed location in the new FEMA designated flood zone? *Yes*
- If available, please include how many parking spaces there are at the current facility and proposed facility. *Presently, there are approximately 200 parking spaces. The lot is 5.05 acres and should accommodate 250 parking spaces.*
- What are the number of cages at the current facility and recommended facility? *According to ASD staff, the current facility has a total of 374 cage spaces but in the summer can have well over 600 animals with the majority of those being dogs. That translates into several dogs per run and as a general rule ASD staff does not like to have more than 3 dogs per run. The facility has 242 dog spaces. ASD has 132 cages/condos for cats. ASD staff does not have a definitive number of cage spaces to report for the new facility as the facility has not been designed yet.*
- *Portions of the current animal services facility are runs 10 feet by 2 feet and a portion are small cages for one small dog or puppy.*
- *According to ASD staff, as an open admission facility, euthanasia is based on health, temperament and these space issues. ASD staff is forced to euthanize healthy animals due to space each day and unless our intake numbers decrease, which will continue to happen in the new shelter. The goal is to decrease the intake number so that space is not a reason to euthanize a pet.*

LIVS Associates, Inc

The Office of the Commission Auditor conducted a review of LIVS' firm history with Miami-Dade County.

This review included a company profile, list of principals, recent and previous contracts with Miami-Dade County, performance evaluations, change orders, settlement agreements, and history of violations. The review also includes the compliance history of contracts awarded to LIVS, as well as LIVS current status with the Responsible Wages and Benefits Ordinance. The Department of Small Business Development (SBD) is responsible for monitoring compliance with the County's small business programs for construction services. SBD monitors the CSBE Program, the Responsible Wages and Benefits Ordinance, and conducts audits throughout the term of each contract. The Responsible Wages and Benefits requirements are included in all solicitation documents.

Pursuant to the Capital Improvements Information System, LIVS has 11 contracts, which only include two (2) performance evaluations dated 2006 and 2009. Administrative Order 3-42 - Evaluation and Suspension of Contractors and Consultants, states that "all contractors and consultants shall be evaluated for their performance at least once on each capital improvements contract or agreement."

According to the Department of Small Business Development, LIVS does not have prior violations with the County.

Agency of the Year in 2009

A memo, dated March 11, 2011, from the County Manager to the Board of County Commissioners, was issued stating that the Animal Services Department has nearly tripled the annual number of adoptions over five years, saved an additional 4,000 pets per year via the Rescue Partnership program, and enlisted 40,000 hours of volunteer work. The Florida Animal Control Association named the department *Agency of the Year in 2009*, and the American Society for the Prevention of Cruelty to Animals selected Miami-Dade as only its 10th partner agency.

Prepared by: Michael Amador-Gil