

Memorandum



Date: March 26, 2012

To: Veronica Clark, Assistant to the Director
Sustainability, Planning and Economic Enhancement

From: Miriam Singer, CPPO
Assistant Director
Internal Services Department *M. Singer*

Subject: Notice of Construction Project
Pre-Trial Detention Center Renovation and Expansion
ISD Project No. Z00018 GOB

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RECOMMENDATION

The Procurement Management Division of Internal Services Department (ISD) is requesting the referenced subject project be reviewed by your office for Community Small Business Enterprise (CSBE) measures in order to proceed with the advertisement and subsequent bidding of the contract.

- ISD Contract No: Z00018 GOB, ISD Project No. Z00018 GOB
Pre-Trial Detention Center Renovation and Expansion, 1321 NW 13th Street, Miami, Florida, 33125

BACKGROUND

This project will be constructed under a single, prime General Contractor. All work performed will be within the perimeter of the Miami-Dade County Pre-Trial Detention Center, and subject to controlled security requirements approved by the Miami-Dade Corrections and Rehabilitation Department.

The renovation work of this project is comprised of selective demolition and removal of building components including: concrete slabs; concrete and masonry walls; concrete structural components; precast concrete; steel framing; roofing and miscellaneous interior finishes, doors, windows; kitchen equipment; and plumbing, mechanical, and electrical work.

New construction includes: new concrete slabs, concrete masonry walls and partitions, and steel roof structure; roof finishes, interior finishes and doors, windows; furnishing and installation of new kitchen equipment, freezers and storage elements with plumbing, mechanical and electrical work. The Pre-Trial Detention Center is expected to achieve a minimum of "Silver" rating under the Leadership in Energy and Environmental Design (LEED) certification (if Task 3 is awarded) and will at a minimum comply with Green Building Practices.

The applicable trades for the construction portion of the project will consist of concrete and masonry; roofing assembly; framing, drywall and finishing; painting; carpentry; heating, ventilation and air conditioning (HVAC) systems; underground utility systems; asphalt paving including curbs and drainage; landscaping; earthwork; plumbing system; electrical/electronic systems; and fire protection/suppression system. The selected General Contractor must 1) have been in the business of constructing general correctional facilities for a minimum of ten (10) years or ten years of experience on projects having equal security provisions for the site and meeting the requirements for access control

by employees, suppliers and sub-contractors; 2) must have experience in building a facility with a project cost of over \$5,000,000 within the past ten (10) years; and 3) must be a LEED AP BD+C, or have a LEED AP BD+C Consultant on staff during the entire construction phase, who can demonstrate having participated in the design of at least one (1) completed Silver LEED certified facility, or one (1) facility under construction, which is registered with the United States Green Building Council (USGBC) to pursue Silver LEED Certification. **ISD recommends that an 15% CSBE goal be established for this contract.** For further details, please see Departmental Input Construction Contract/Project Measure Analysis and Recommendation (attached).

If additional information is required, please contact me directly at (305) 375-3965.

cc: Lester Sola, Director, ISD
Jack Osterholt, Director, SPEED
Jose R. Perez, AIA, LEED®AP, Director, DCSD, ISD
Fernando V. Ponassi, LEED®AP, Manager, DCSD, ISD
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Asael Marrero, AIA, Manager, DCSD, ISD
Laurie Johnson, SPEED
Kelly Duncombe, SPEED
Ileana Quintana, SPEED
Project File

DEPARTMENT INPUT
CONSTRUCTION CONTRACT/PROJECT MEASURE ANALYSIS AND RECOMMENDATION

Check applicable Ordinance(s): 90-143 Responsible Wage and Benefits
 03-237 (formerly 03-1) Community Workforce Program

PROJECT INFORMATION See attachment

Contract/Project/*Work Order No.: **Z00018 GOB-C**

Contract/Project Title: **Pre-Trial Detention Center Renovation and Expansion**

Description/Scope of Work: The renovation work of this project comprises of selective demolition and removal of building components including: concrete slabs; concrete and masonry walls; concrete structural components; precast concrete; steel framing; roofing and miscellaneous interior finishes, doors, windows; kitchen equipment; and plumbing, mechanical, and electrical work. New construction includes: new concrete slabs, concrete masonry walls and partitions, and steel roof structure; roof finishes, interior finishes and doors, windows; furnishing and installation of new kitchen equipment, freezers and storage elements with plumbing, mechanical and electrical work.

It is preferred that the selected General Contractor can 1) demonstrate having had experience in the construction of maximum security-related facilities of similar size and complexity during the past ten (10) years, and 2) have on staff a LEED Accredited Professional in the Existing Buildings/Operations and Maintenance (EBOM) specialty.

Estimated Cost: **\$7,548,202** **Funding Source:** **GOB Series F**

Location of Project: **1321 NW 13th Street, Miami, Florida, 33125**

PROJECT ANALYSIS FOR GOAL RECOMMENDATION (CWP) See attachment

Engineer/Department or Agency's estimated required workforce for Project Work Order :

Trade/Skills Required	Est. # of workforce required per trade	Est. # of total days to complete job
01. General Requirements	2	420
02. Site Construction	8	100
03. Concrete	6	100
04. Masonry and Stone	4	90
05. Metal	3	190
06. Wood and Plastic	3	130
07. Thermal and Moisture Protection	3	90
08. Doors and Windows	4	100
09. Finishes	6	160
10. Specialties	6	150
11. Equipment	3	160
12. Furnishings	N/A	N/A
13. Special Construction	5	90
14. Conveying Systems	N/A	N/A
15. Mechanical	6	200
16. Electrical	6	250

Comments:

PROJECT ANALYSIS FOR GOAL RECOMMENDATION (CSBE) See attachment

Sub-Trade	Estimated Cost	% of Item to Base Bid	Availability
01. General Requirements	\$528,374	7%	
02. Site Construction			
02.01 Earthwork	\$150,964	2%	
02.02 Paving & Drainage	\$75,482	1%	
02.03 Site Utilities	\$75,482	1%	
02.04 Demolition Work	\$679,338	9%	
03. Concrete	\$75,482	1%	
04. Masonry and Stone	\$150,964	2%	
05. Metal	\$150,964	2%	
06. Wood and Plastic	\$150,964	2%	
07. Thermal and Moisture Protection	\$452,892	6%	
08. Doors and Windows	\$226,446	3%	
09. Finishes			
09.01 Metal Framing/Gypsum Board	\$373,636	5%	
09.02 Tile	\$75,482	1%	
09.03 Painting	\$301,928	4%	
10. Specialties			
10.01 Lockable Tool Shadow Board	\$3,775	.05%	
11. Equipment			
11.01 Loading Dock Bumpers	\$3,775	.05%	
11.02 Food Service Equipment	\$1,132,230	15%	
12. Furnishings			
13. Special Construction			
13.01 Fire Suppression	\$75,482	1%	
13.02 Electronic Security Systems	\$150,964	2%	
13.03 Telecommunications	\$75,482	1%	
14. Conveying Systems			
15. Mechanical			
15.01 Plumbing	\$373,636	5%	
15.02 Heating/Ventilating/Air-Conditioning	\$905,784	12%	
16. Electrical	\$1,358,676	18%	
ESTIMATED CONSTRUCTION COST	\$7,548,202	100%	

RECOMMENDATION

Set-Aside: Level 1 Level 2 Level 3 Trade Set-Aside Sub-Contractor Goal Workforce Goal No Measure

Basis for Recommendation: **GSA recommends that a 15% subcontractor goal be established for CSBE certified contractors (please see trades in bold types).**

Date submitted to SBD: **March 9, 2012**
Contact Person: **Lillian D. Garcia, CAS A&E Contracts Manager**
Telephone No.: **305-375-3913**