

## **Board of Trustees Agenda Item**

**Board Meeting Date:** June 18, 2012

**Title of Item:** Reject All Bids for Bid Number 1348-420, District Office Building Renovation

### **Background and Analysis:**

The contract involves renovation of the District Office Building. The renovations include improvements to the interior finishes, doors and door hardware, as well as electrical and mechanical upgrades. Additionally, the scope of work includes site work to prepare for two leased modular trailers and the renovation of District-owned modular trailers located in Parking Lot 6.

Cody Anderson Wasney Architects prepared the specifications for this project. A complete set of all bid documents are on file in the Purchasing Services Department.

The bid was legally advertised to contractors on April 22, 2011 and April 29, 2011. The "Invitation to Bid" was also sent to nine (9) builder's exchanges and advertised in the Daily Pacific Builder as well as posted on "BidNet" at [www.govbids.com](http://www.govbids.com). Contractors were required to prequalify as part of this bid package. Eight (8) contractors submitted prequalification packages. Of those contractors, one (1) contractor withdrew, and two (2) contractors were notified that they did not meet all of the criteria set forth in the documents. Five (5) contractors met all of the prequalification requirements.

Bids were publicly opened and read on May 22, 2012 in the Purchasing Services office. Only two (2) of the five (5) prequalified contractor's submitted bids, Cal-Pacific Construction, Inc. and CLW Builders, Inc. Of the three (3) contractors who did not submit bids, one did not bid because it is currently working on several other projects, one did not bid because it was not able to obtain competitive prices for its electrical subcontract work, and one contractor chose not to bid at this time.

CONTRACTOR	BASE BID PROPOSAL AMOUNT	ALTERNATE #1: ATS FEEDER	TOTAL BID
Cal-Pacific Construction, Inc.	\$3,037,000	\$63,000	\$3,100,000
CLW Builders, Inc.	\$3,500,000	\$65,000	\$3,565,000

The bid document provides that the lowest bid will be the lowest total of the bid prices for the Base Bid Amount and Alternate #1. Cal-Pacific Construction Inc. submitted the lowest bid, in the amount of \$3,100,000 and, it exceeds the construction budget of \$2,700,000 by 14.8%.

Therefore, it is the consensus of the Measure E team, consisting of Purchasing Services, District Construction Program Management, and Gilbane, that the District should reject all bids, revise the scopes of work, and advertise a new call for bids.

**Recommendation:** Director of Purchasing Services recommends the board reject all bids received pursuant to Bid Number 1348-420, District Office Building Renovation

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Is backup provided?	no