

STAFF REPORT
City of Lancaster

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MVB

Date: February 24, 2009

To: Mayor Parris and City Council Members

From: James R. Williams, Director of Public Works

Subject: **Award of Bid - Public Works Construction Project No. 07-038
Lancaster City Hall Space Plan 2-Phase I**

Recommendation:

Award Public Works Construction Project No. 07-038 - Lancaster City Hall Space Plan 2-Phase I, to Hanes and Associates, Inc. in the amount of \$811,057.00, less Deduct Alternate Bid Item No. 1 (HVAC) in the amount of \$361,995.00 to bring the award total to \$449,062.00 plus a 10% contingency. The project is for the partial 1st floor renovation of City Hall to accommodate the increased number of code enforcement, community service officer, and other employees. Authorize the City Manager, or his designee, to sign all documents.

Appropriate Housing & Neighborhood Revitalization funds in the amount of \$391,530.00 to the City Capital Project Account No. 260-11BS003-924 for the purchase of furniture and fixtures for Housing staff. This appropriation will be split between two phases. Phase I which is being awarded above will utilize \$165,310.00 of this appropriation and the remainder will be used during Phase II.

Fiscal Impact:

\$493,968.00 (including 10% contingency) for Phase I; sufficient funds are available in Account No. 101-11BS003-924, \$328,658.00 and the additional \$165,310.00 is being appropriated above to Account No. 260-11BS003-924 from fund balance. An additional amount of Housing & Neighborhood Revitalization funds is being appropriated for Phase II in the amount of \$226,220.00 to Account No. 260-11BS003-924. Approval of this action provides the funding necessary to award the bid for Phase I and allows sufficient funding for the bidding of Phase II.

Background:

This project includes but is not limited to construction of electrical, data and telecommunication systems.

On December 4, 2007, the City Clerk received one bid for Public Works Construction Project No. 07-047, City Hall Renovation-First Floor. The one bid received was rejected by the City Council on December 11, 2007. The plans were modified, scope of work was reduced and the project was divided into two phases to meet the available budget.

On December 23, 2008, at 11:00 a.m., the City conducted a bid opening for Public Works Construction Project No. 07-038, Lancaster City Hall Space Plan 2-Phase I. Three sealed bid envelopes were received, opened, and read aloud. The bids were as follows:

	Bid	Bid Exercising Deduct Alternate Bid Item No. 1
1. Pardess Air, Inc.	*\$996,000.00	*\$516,000.00
2. Hanes and Associates, Inc.	*\$811,057.00	*\$449,062.00
3. Stevens Construction, Inc.	\$1,113,000.00	\$613,000.00
Engineer's Estimate	\$661,114.00	\$186,479.00

*Adjusted to correct mathematical error

MT:lcs