



Fulton County

Legislation Text

File #: 22-0727, Version: 1

Department

Real Estate and Asset Management

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 20RFP127348C-CG, Standby Emergency Restoration and Repair Services in the total amount of \$3,000,000.00 with (A) Full Circle Restoration & Construction Services, Inc. (Duluth, GA), in the amount of \$1,500,000.00; and (B) CRM Services, LLC (Austell, GA), in the amount of \$1,500,000.00 to provide standby emergency repair and restoration services for Fulton County facilities on an "as needed" basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2023 through December 31, 2023. **(APPROVED)**

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*

In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*

Open and Responsible Government

Commission Districts Affected

- All Districts
- District 1
- District 2
- District 3
- District 4
- District 5
- District 6

Is this a purchasing item?

Yes

Summary & Background Request approval to renew existing contract to provide on-site Standby Emergency Restoration and Repair Services on "as-needed" basis for Fulton County facilities for FY2023.

Scope of Work: These contracts furnish all parts, labor, equipment, material transportation and appurtenances necessary to provide on-site emergency repair and restoration services in the event of fire, storm, water, or other accidental damage to Fulton County facilities. These services are

delivered on an “as needed” basis.

The scope of work includes but is not limited to; repair and/or restoration of facility damage resulting from natural or man-made causes. Repair and/or restoration of life safety systems such as fire alarm systems, sprinkler systems and intrusion alarm systems which are damaged by any kind of event may be necessary. Emergency services may also be required in the event of a malfunction of building systems (i.e., heating, electrical) and must be temporarily alleviated to maintain facility operation. The contracts also provide environmental tests including air and water quality tests.

Community Impact: These services are necessary for the environmental health and comfort of the patrons and employees in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These standby restoration contracts allow DREAM to have the means and resources to prevent prolonged interruption of service delivery and operations in Fulton County facilities resulting from unforeseen events such as fires and flooding. Having sufficient spending authority and resources to respond precludes more extensive damage to facilities and delay in service delivery to County citizens.

These are time and material contracts. The requested spending authority in the total amount of \$3,000,000 will cover the cost of equipment, materials, replacement of system parts/ components and labor for repairs in Fulton County facilities for FY2023.

This is a Standby Contract that is dependent on the availability of resources provided as part of DREAM Pay as You Go capital program, FCURA bond, and end-user/ departmental operating/capital funding as identified and adopted for FY2023. Purchase Order will be guided by the available adopted FY2023 Pay as you Go funding.

Expenditure History:

- FY2022: The County expenditures as of 8/30/ 2022, \$1,458,895.07
- FY2021: The County spent \$2,159,091.61
- FY2020: The county spent \$2,047,339.04 (This is not including pending expenditures for emergency restoration services and COVID-19 responses)
- FY2019: The County spent \$2,137,478.39
- FY2018: The County spent \$1,540,800.51

Project Implications: If these renewal contracts are not approved, the County does not have the capacity, or the expertise, to perform this service in-house. It will enable us to have standby emergency repair and restoration contractor’s on-hand to respond to emergency restoration services like water and fire damages. This will result in interruption of County services and in loss of value of County properties.

Community Issues/Concerns: None of which the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the Department’s ability

to address plumbing repair services in a timely or cost-effective manner will be jeopardized.

Contract Modification

(A) Full Circle Restoration & Construction Services, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	21-0405	6/2/21	\$1,500,000.00
1st Renewal	21-0812	10/20/21	\$1,500,000.00
2nd Renewal			\$1,500,000.00
Total Revised Amount			\$4,500,000.00

(B) CRM Services, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	21-0405	6/2/21	\$1,500,000.00
1st Renewal	21-0812	10/20/21	\$1,500,000.00
2nd Renewal			\$1,500,000.00
Total Revised Amount			\$4,500,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: \$3,000,000.00

(A)
Contract Value: \$1,500,000.00

Prime Vendor: CRM Services, LLC
Prime Status: African American Male Business Enterprise - Non-Certified
Location: Powder Springs, GA
County: Cobb County
Prime Value: \$1,350,000.00 or 90.00%

Subcontractor: BAKOP Construction
Subcontractor Status: African American Male Business Enterprise - Non-Certified
Location: Douglasville, GA.
County: Douglas County
Contract Value: \$75,000.00 or 5.00%

Subcontractor: DMCI
Subcontractor Status: African American Male Business Enterprise - Non-Certified
Location: Marietta, GA
County: Cobb County
Contract Value: \$75,000.00 or 5.00%

Total Contract Value: \$1,500,000.00 or 100.00%
Total M/FBE Value: \$1,500,000.00 or 100.00%

(B)
Contract Value: \$1,500,000.00

Prime Vendor: Full Circle Restoration Construction Services, Inc.
Prime Status: Hispanic Male Business Enterprise - Non-Certified
Location: Duluth, GA
County: Gwinnett County
Prime Value: \$990,000.00 or 66.00%

Subcontractor: Mayberry Electric
Subcontractor Status: Non-Minority
Location: Atlanta, GA
County: Fulton County
Contract Value: \$30,000.00 or 2.00%

Subcontractor: Marquise Plumbing
Subcontractor Status: Non-Minority
Location: Suwanee, GA
County: Gwinnett County
Contract Value: \$75,000.00 or 5.00%

Subcontractor: United Maintenance
Subcontractor Status: White Female Business Enterprise - Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$ 75,000.00 or 5.00%

Subcontractor: Porter Steel
Subcontractor Status: Non-Minority
Location: Lilburn, GA
County: Gwinnett County
Contract Value: \$30,000.00 or 2.00%

Subcontractor: Clean Air Environmental
Subcontractor Status: Non-Minority
Location: Cartersville, GA
County: Bartow County
Contract Value: \$120,000.00 or 8.00%

Subcontractor: Penta Engineering
Subcontractor Status: Non-Minority
Location: Norcross, GA
County: Gwinnett County
Contract Value: \$30,000.00 or 2.00%

Subcontractor: American Environmental Management Services
Subcontractor Status: Non-Minority
Location: Decatur, GA
County: DeKalb County
Contract Value: \$75,000.00 or 5.00%

Subcontractor: Applied Technical Services (ATS)
Subcontractor Status: Non-Minority
Location: Marietta, GA
County: Cobb County
Contract Value: \$30,000.00 or 2.00%

Subcontractor: Century Fire Protection
Subcontractor Status: Non-Minority
Location: Duluth, GA
County: Gwinnett County
Contract Value: \$30,000.00 or 2.00%

Subcontractor: SecurAmerica
Subcontractor Status: Non-Minority
Location: Atlanta, GA
County: Fulton County
Contract Value: \$15,000.00 or 1.00%

Total Contract Value: \$1,500,000.00 or 100.00%
Total M/FBE Value: \$1,065,000.00 or 71.00%

Grand Contract Value: \$3,000,000.00 or 100.00%
Grand M/FBE Value: \$2,565,000.00 or 85.50%

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

- Exhibit 1: Contract Renewal Agreements
- Exhibit 2: Contractor's Performance Reports
- Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount: \$3,000,000.00
Previous Adjustments: \$3,000,000.00
This Request: \$3,000,000.00
TOTAL: \$9,000,000.00

Grant Information Summary

Amount Requested: Cash
Match Required: In-Kind
Start Date: Approval to Award
End Date: Apply & Accept
Match Account \$:

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be-Determine-\$3,000,000 “This is a Standby Contract that is dependent on the availability of resources provided as part of DREAM Pay as You Go capital program, FCURA bond, and end-user/departmental operating/ capital funding as identified” adopted for FY2023. Purchase Order will be guided by the available adopted FY2023 Pay as you Go funding.

Key Contract Terms	
Start Date: 1/1/2023	End Date: 12/31/2023
Cost Adjustment:	Renewal/Extension Terms: No renewal option remains

Overall Contractor Performance Rating:

CRM Services, LLC 100
Full Circle Restoration Construction Services, Inc. 100

Would you select/recommend this vendor again?

Yes

Report Period Start: 4/1/2022
Report Period End: 6/30/2020