



Fulton County

Legislation Details (With Text)

File #: 25-0354 **Version:** 1 **Name:**
Type: CM Action Item - Health and Human Services **Status:** Passed
File created: 2/7/2025 **In control:** Board of Commissioners
On agenda: 5/7/2025 **Final action:** 5/7/2025

Title: Request approval of a recommended proposal - Department of Community Development, 25RFP247583B-EC, Housing Rehabilitation Program in an amount not to exceed \$860,341.54 with Meals on Wheels, Inc. (Atlanta, GA), to provide housing rehabilitation services including general program administration, marketing, customer relations, applicant screening and qualification, project management, contractor oversight and reporting. Effective upon BOC approval through December 31, 2025 with two renewal options. (APPROVED)

Sponsors:

Indexes:

Code sections:

Attachments: 1. MOWA Performance Evaluation, 2. 25RFP1347583B-EC_Evaluation_Committee_Recomm, 3. 2025-0354 Meals on Wheels, 4. 2025-0354

Date	Ver.	Action By	Action	Result
5/7/2025	1	Board of Commissioners	approve	Pass

Department

Community Development

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

Request approval of a recommended proposal - Department of Community Development, 25RFP247583B-EC, Housing Rehabilitation Program in an amount not to exceed \$860,341.54 with Meals on Wheels, Inc. (Atlanta, GA), to provide housing rehabilitation services including general program administration, marketing, customer relations, applicant screening and qualification, project management, contractor oversight and reporting. Effective upon BOC approval through December 31, 2025 with two renewal options. **(APPROVED)**

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

In accordance with the Purchasing Code Section 102-374, all competitive sealed proposals shall be forwarded to the Board of Commissioners for approval.

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

Health and Human Services

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: The Owner-Occupied Rehabilitation Program is funded through a federal grant awarded to Fulton County by the U.S. Department of Housing and Urban Development (HUD) and General Funds. The implementing agency is responsible for carrying out all aspects of the program in accordance with adopted policies, procedures, and applicable HUD regulations. The Department of Community Development provides overall program oversight, including policy guidance and managing community relations related to the program. Housing rehabilitation is a key service outlined in Fulton County’s Consolidated Plan and 2024 Annual Action Plan to support residents in need.

Scope of Work: The Owner-Occupied Rehabilitation Program provides a mechanism for eligible homeowners to bring their eligible house into compliance with local codes and provide safe, decent housing for lower income individuals with priority given to seniors. Program funds are issued to contractors that perform specified repairs to the dwellings of eligible homeowners.

Community Impact: Community Development, through the recommended Housing Rehabilitation Program, will be able to deliver quality housing improvement services to Fulton County constituents.

Department Recommendation: After reviewing and evaluating all information in accordance with the RFP requirements and evaluation criteria, the Evaluation Committee recommends Meals on Wheels to provide housing rehabilitation services for Community Development, as required by HUD.

The Department of Community Development (“Community Development”) recommends approval of a contract with Meals on Wheels, Inc in the amount of \$860,341.54 (\$212,466 in CDBG Grant Funds and \$647,875.54 in General Funds) to deliver its Owner-Occupied Housing Rehabilitation Program.

Project Implications: Approving this recommendation will enable Community Development to fulfill the requirements outlined in the Consolidated Plan of promoting neighborhood sustainability and addressing the needs of Fulton County homeowners.

Community Issues/Concerns: The Department has not identified any community issues or concerns regarding this request.

Department Issues/Concerns: The Department has not identified any departmental issues or concerns regarding this request.

Contract & Compliance Information

Prime Vendor:	Meals on Wheels
Prime Status:	Non-Profit
Location:	Atlanta, GA
County:	Fulton County
Prime Value:	\$860,341.54 or 100.00%

Subcontractor: Harvey Home Builders
Subcontractor Status: African American Female Business Enterprise- Certified
Location: Alpharetta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: Clearview Contractors, Inc.
Subcontractor Status: African American Male Business Enterprise -Non- Certified
Location: Snellville, GA
County: Gwinnett County
Contract Value: \$TBD

Subcontractor: Continental Engineering & Construction Co.
Subcontractor Status: African American Male Business Non-Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: Energy Construction Solutions, Inc.
Subcontractor Status: African American Male Business Enterprise-Non-Certified
Location: Stockbridge, GA
County: Henry County
Contract Value: \$TBD

Subcontractor: Hawk Construction Company, LLC
Subcontractor Status: African American Male Business Enterprise-Certified
Location: Ellenwood, GA
County: DeKalb County
Contract Value: \$TBD

Subcontractor: Holland Legacy
Subcontractor Status: African American Male Business Enterprise-Non-Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: Kanoom Construction, LLC
Subcontractor Status: African American Male Business Enterprise-Non-Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: Technaserv Corporation
Subcontractor Status: Hispanic Male Business Enterprise-Non-Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: The Chester Group, Inc.
Subcontractor Status: African American Male Business Enterprise- Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: The Inspection Company of Georgia, Inc.
Subcontractor Status: Non-Minority
Location: Decatur, GA
County: DeKalb County
Contract Value: \$TBD

Subcontractor: The Sadiq Group, LLC
Subcontractor Status: African American Male Business Enterprise-Non-Certified
Location: Atlanta, GA
County: Fulton County
Contract Value: \$TBD

Subcontractor: Southeast Lead Consultants, Inc.
Subcontractor Status: Non-Minority
Location: Cartersville, GA
County: Bartow County
Contract Value: \$TBD

Total Contracting Value: \$860,341.54 or 100.00% (Non-Profit)
Total M/FBE Value: \$TBD

Exhibits Attached:

Exhibit 1: Evaluation Committee Recommendation Letter
Exhibit 2: Performance Evaluation

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

Stanley Wilson, Director Community Development (404) 612-7378

Contract Attached

No

Previous Contracts

No

Total Contract Value

Original Approved Amount: \$0.00
Previous Adjustments: \$0.00
This Request: \$860,341.54

TOTAL: \$860,341.54

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:

865-121-8621-V109-GY24-85D: Community Development Block Grant, Community Development, Housing Rehabilitation - \$212,466.00

Funding Line 2:

100-121-18HR-V109: General Fund - \$647,875.54

Key Contract Terms	
Start Date: Upon BOC Approval	End Date: 12/31/2025
Cost Adjustment:	Renewal/Extension Terms: TV renewal options

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?

Yes

Report Period Start: 10/1/2024 Report Period End: 12/31/2024