



Fulton County

Legislation Text

File #: 21-0753, 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, 19ITB120358C-GS, Fire Sprinkler Protection System Maintenance Services in the total amount of \$210,000.00 with (A) VSC Fire & Security, Inc., Inc. (Norcross, GA) in the amount of \$130,000.00; and (B) Central Fire Protection, Inc. (Conyers, GA) in the amount of \$80,000.00, to provide fire sprinkler protection system maintenance services for Countywide facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2022 through December 31, 2022. **(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 Renew existing contracts to provide Fire Sprinkler Protection System Maintenance Services for Countywide facilities for FY2022.

Scope of Work: These contracts furnishes all materials, labor, tools, equipment and appurtenances necessary to provides three (3) quarterly flow tests and verification of associated alarms, one annual inspection, testing and maintenance of the sprinkler system and fire pumps for all Fulton County

facilities equipped with Fire Sprinklers. These contracts are also used for rectification of deficiencies observed during quarterly or annual inspections. The procedure and requirements for the inspection and maintenance are specified in NFPA 25, Inspection Testing and Maintenance of Water-Based Fire Protection Systems.

These Countywide contracts are considered stand-by contracts that are used on an “as-needed” basis to provide preventive and corrective maintenance tasks that covers scheduled and unscheduled maintenance needs.

Community Impact: These contracts cover the annual maintenance and inspection of the fire alarm systems in County facilities for any deficiency that may be observed that would put the building out of compliance and corrective preventive maintenance repairs that need to be conducted to maintain the systems in operation and ensure compliance with fire codes.

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

The requested spending authority in the total amount of \$210,000, is an increase of \$50,000 over 2021 to cover cost for additional planned fire protection systems services for 4700 North Point Parkway Facility (COVID-19 Testing Site), an identified County facility not previously serviced by this contract.

These contracts are a time and materials contracts that require covering the cost for replacement of all parts/components and labor for inspections, and maintenance repairs for fire protection systems including fire pumps and dry systems for Fulton County facilities. The requested spending authority in the amount of \$210,000 is required for FY 2022 for identified deficiencies that the County is liable for the repairs and these contracts will allow us to maintain operation with both Contractors and ensure compliance with fire codes mandated by the State Fire Marshal.

Historical Expenditures:

- FY2021: The County expenditures as of 8/31/2021, \$70,890.84 (This is not accounting the \$190,745.00 for spending increases to cover the cost for additional fire sprinkler upgrades/replacement services that was approved by the BOC on 7/14/2021, as Item #21-0518)
- FY2020: The County spent \$220,635.32
- FY2019: The County spent \$321,163.79
- FY2018: The County spent \$173,412.00
- FY2017: The County spent \$90,650.00

Project Implications: These are activities mandated by the State Fire Marshal and a requirement for accreditation of law enforcement agencies like the Sheriff Department and Marshal Department. Non-compliance also could result in potential life-safety risks for employees and visitors to Fulton County facilities.

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

Department Issues/Concerns: If these renewal contracts are not approved, the County will not be in compliance with the State Fire Marshall and the NFPA 25, Inspection Testing and Maintenance of

Water-Based Fire Protection Systems.

Contract Modification**(A) VSC Fire & Security, Inc.**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	19-1136	12/18/19	\$80,000.00
Increase Spending Authority No. 1	20-0617	9/2/20	\$39,000.00
1st Renewal	20-0648	9/16/20	\$80,000.00
Increase Spending Authority No. 2	21-0518	7/14/21	\$97,500.00
2nd Renewal			\$130,000.00
Total Revised Amount			\$426,500.00

(B) Century Fire Protection, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	19-1136	12/18/19	\$80,000.00
Increase Spending Authority No. 1	20-0617	9/2/20	\$44,000.00
1st Renewal	20-0648	9/16/20	\$80,000.00
Increase Spending Authority No. 2	21-0518	7/14/21	\$93,245.00
2nd Renewal			\$80,000.00
Total Revised Amount			\$377,245.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)***Total Contract Value: \$210,000.00****(A)**

Contract Value: \$130,000.00
Prime Vendor: VSC Fire & Security, Inc.
Prime Status: Non-Minority
Location: Norcross, GA
County: Gwinnett County
Prime Value: \$130,000.00 or 100.00%

Total Contract Value: \$130,000.00 or 100.00%**Total M/FBE Value:** \$-0-**(B)**

Contract Value: \$80,000.00
Prime Vendor: Central Fire Protection, Inc.
Prime Status: Non-Minority
Location: Conyers, GA
County: Rockdale County
Prime Value: \$80,000.00 or 100.00%

Total Contract Value: \$80,000.00 or 100.00%
Total M/FBE Value: \$-0-

Grand Contract Value: \$210,000.00 or 100.00%
Grand M/FBE Value: \$-0-

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 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: \$160,000.00
Previous Adjustments: \$433,745.00
This Request: \$210,000.00
TOTAL: \$803,745.00

Grant Information Summary

Amount Requested:	<input type="checkbox"/> Cash
Match Required:	<input type="checkbox"/> In-Kind
Start Date:	<input type="checkbox"/> Approval to Award
End Date:	<input type="checkbox"/> Apply & Accept
Match Account \$:	

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance-\$90,000.00
"Subject to availability of funding adopted for FY2022 by BOC"

Funding Line 2:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance-\$120,000.00 "Subject to availability of funding adopted for FY2022 by BOC"

Key Contract Terms	
Start Date: 1/1/2022	End Date: 12/31/2022
Cost Adjustment:	Renewal/Extension Terms: No renewal option remaining

Overall Contractor Performance Rating:

Would you select/recommend this vendor again?

Yes

Report Period Start:
1/1/2022

Report Period End:
12/31/2022