



# Fulton County

## Legislation Text

File #: 22-0730, 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, 20ITB125775C-CG, Electrical On-Call Maintenance Services Countywide in a total amount not to exceed \$220,000.00 with (A) Capital City Electrical Services, Inc. (Norcross, GA) in the amount of \$125,000.00; and (B) ALL-N-Security Services, Inc. (Atlanta, GA) in the amount of \$95,000.00, to provide on-site emergency electrical on-call maintenance services on an "as needed" basis for Countywide facilities. 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 Electrical On-Call Maintenance Countywide facilities on "as-needed" basis for FY2023.

**Scope of Work:** These contracts furnish all materials, labor, tools, equipment, and appurtenances necessary to provide on-site emergency electrical on-call maintenance services on an "as needed" basis for Countywide facilities.

The Scope of Work also includes but not limited to:

- General lighting systems
- Distribution subpanels
- Motor starters not part of automated operations
- Receptacles
- Small water heaters
- Problems related to partial power loss in the buildings
- Emergency installation/extension of low and medium voltage power
- Operational problems on small (less than 10 hp) motor, pumps, fountains etc.
- Replacement and installation of lamps
- Trouble shoot the electrical system in County facilities
- Replacement and installation of distribution transformers

The requested increased spending authority includes planned lighting upgrades in the emergency stairwell of the Juvenile Court and the Detention/Sallyport areas in the Justice Center Complex along with the addition of the consolidated warehouse that will be occupied in the 4<sup>th</sup> quarter FY 2022.

**Community Impact:** Electrical systems that are maintained can prevent accidents caused by issues like failing parts, faulty wiring, or compromised transformers and ensure that County facilities are safely powered.

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

These are time materials contracts that covers cost for normal and overtime labor hours, troubleshooting, diagnosing and emergency maintenance repairs, and parts/components on variety types of general and electrical lighting system for Fulton County facilities for FY2023.

Expenditure History:

- FY2022: The County expenditures as of 9/8/2022, \$159,253.80
- FY2021: The County spent \$162,625.98
- FY2020: The County spent \$249,820.23
- FY2019: The County spent \$263,429.20
- FY2018: The County spent \$125,693.18

**Project Implications:** These contracts require professional licenses, specialty tools, equipment, training, and technician skills to perform on-site electrical on call maintenance and repair services.

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

**Department Issues/Concerns:** If these contracts are not approved, the Department cannot provide emergency on-site electrical on call maintenance and repair services for Countywide facilities thereby risking operational continuity.

## Contract Modification

**(A) Capital City Electrical Services, Inc.**

| <b>Current Contract History</b> | <b>BOC Item</b> | <b>Date</b> | <b>Dollar Amount</b> |
|---------------------------------|-----------------|-------------|----------------------|
| Original Award Amount           | 20-0970         | 12/16/20    | \$100,000.00         |
| 1st Renewal                     | 21-0752         | 10/6/21     | \$105,000.00         |
| <b>2<sup>nd</sup> Renewal</b>   |                 |             | <b>\$125,000.00</b>  |
| Total Revised Amount            |                 |             | \$330,000.00         |

**(B) ALL-N-Security Services, Inc.**

| <b>Current Contract History</b> | <b>BOC Item</b> | <b>Date</b> | <b>Dollar Amount</b> |
|---------------------------------|-----------------|-------------|----------------------|
| Original Award Amount           | 20-0970         | 12/16/20    | \$70,000.00          |
| 1st Renewal                     | 21-0752         | 10/6/21     | \$75,000.00          |
| <b>2<sup>nd</sup> Renewal</b>   |                 |             | <b>\$95,000.00</b>   |
| Total Revised Amount            |                 |             | \$240,000.00         |

**Contract & Compliance Information** *(Provide Contractor and Subcontractor details.)***Total Contract Value: \$220,000.00****(A)**

**Contract Value:** \$125,000.00  
**Prime Vendor:** Capital City Electrical Services  
**Prime Status:** Non-Minority  
**Location:** Norcross, GA  
**County:** Gwinnett County  
**Prime Value:** \$125,000.00 or 100.00%  
**Subcontractor:** None

**Total Contract Value:** \$125,000.00 or 100.00%  
**Total M/FBE Value:** \$-0-

**(B)**

**Contract Value:** \$95,000.00  
**Prime Vendor:** All-N-1 Security Services, Inc.  
**Prime Status:** African American Female Enterprise-Certified  
**Location:** Atlanta, GA  
**County:** Fulton County  
**Prime Value:** \$95,000.00 or 100.00%  
**Subcontractor:** None

**Total Contract Value:** \$95,000.00 or 100.00%  
**Total M/FBE Value:** \$95,000.00 or 100.00%

**Grand Contract Value: \$220,000.00 or 100.00%**

**Grand M/FBE Value:**        **\$95,000.00 or 43.18%**

### **Exhibits Attached**

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: | \$170,000.00 |
| Previous Adjustments:     | \$105,000.00 |
| This Request:             | \$220,000.00 |
| TOTAL:                    | \$495,000.00 |

### **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- \$125,000  
"Subject to availability of funding adopted for FY2023 by BOC"

#### **Funding Line 2:**

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- \$95,000  
"Subject to availability of funding adopted for FY2023 by BOC"

| Key Contract Terms   |   |
|----------------------|---|
| Start Date: 1/1/2023 | End Date: 12/31/2023                                  |
| Cost Adjustment:     | Renewal/Extension Terms: No<br>renewal options remain |

**Overall Contractor Performance Rating:**

Capital City Electrical Services                      3.80

All-N-1 Security Services, Inc.                      3.00

**Would you select/recommend this vendor again?**

Yes

**Report Period Start:**

4/1/2022

**Report Period End:**

6/30/2022