



Fulton County

Legislation Text

File #: 22-0733, Version: 1

Department

Real Estate and Asset Management

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

Request approval to renew and amend existing contracts - Department of Real Estate and Asset Management, 20ITB125835C-GS, Carpet, Carpet Tile Installation and Repair Services Countywide in the total amount not to exceed \$400,500.00 with (A) Bonitz, Inc. (Norcross, GA) in the amount of \$100,000.00; (B) Prime Contractors, Inc. (Powder Springs, GA) in the amount of \$75,000.00; and (C) HPI Floors, LLC (Atlanta, GA) in the amount of \$225,500.00, to provide carpet and carpet tile installation and repair services on an "as-needed" basis for County 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 contracts to provide Carpet, Carpet Tile Installation and Repair Services Countywide on an "as-needed" basis for Fulton County facilities for FY2023.

Scope of Work: These contracts furnish all materials, labor, tools, equipment, and appurtenances necessary to provide carpet and carpet tile installation and repair to facilities countywide; including

removal and reinstallation of existing furniture when required and the removal and disposal of existing carpet/carpet tiles.

Community Impact: These contracts are necessary to maintain a safe, functional, and comfortable flooring for the patrons and employees in County facilities.

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

The upkeep of Fulton County facilities is an essential function of this Department. These contracts are a vital part of our ability to maintain safe, functional, and aesthetically sound facilities. Without this contract, flooring within Fulton County facilities could go without necessary maintenance and provide for a potentially hazardous environment. The deterioration of floor coverings in many well-traveled locations like court rooms and public corridors could be a cause for tripping hazards and health hazards from deteriorating carpets.

These contracts are a time and materials contracts that require covering the cost for all labor, replacement, and installation of new carpet for County facilities. The requested spending authority in the total amount of \$400,500 is sufficient to cover the anticipated costs 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 allocated/expenditures as of 9/9/2022, \$206,337.00
- FY2021: The County spent \$72,069.00
- FY2020: The County spent \$456,128.37
- FY2019: The County spent \$378,822.78
- FY2018: The County spent \$158,636.29

Project Implications: These contracts ensure worn carpet is replaced in a timely manner. Without these contracts, flooring within Fulton County facilities could go without necessary maintenance and provide for a potentially hazardous environment.

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

Department Issues/Concerns: If these contracts are not approved, the Department does not have the resources, specialty tools and equipment to provide carpet and carpet tile installation repair services Countywide.

Contract Modification

(A) Bonitz, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	20-0972	12/16/20	\$120,000.00
1st Renewal	21-0811	10/20/21	\$225,000.00
2nd Renewal			\$100,000.00
Total Revised Amount			\$445,000.00

(B) Prime Contractors, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	20-0972	12/16/20	\$120,000.00
1st Renewal	21-0811	10/20/21	\$300,000.00
2nd Renewal			\$75,000.00
Total Revised Amount			\$495,000.00

(C) HPI Floors, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	20-0972	12/16/20	\$60,000.00
1st Renewal	21-0811	10/20/21	\$120,000.00
2nd Renewal			\$225,500.00
Total Revised Amount			\$405,500.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)***Contract Value:** \$400,500.00**(A)****Contract Value:** \$100,000.00**Prime Vendor:** Bonitz, Inc.**Prime Status:** Non-Minority**Location:** Norcross, GA**County:** Gwinnett County**Prime Value:** \$50,000.00 or 50.00%**Subcontractor:** Farbod**Subcontractor Status:** Hispanic Male Business Enterprise-Non-Certified**Location:** Norcross, GA**County:** Gwinnett County**Subcontractor Value:** \$50,000.00 or 50.00%**Total Contract Value:** \$100,000.00 or 100.00%**Total M/FBE Value:** \$50,000.00 or 50.00%**(B)**

Contract Value: \$75,000.00
Prime Vendor: Prime Contractors
Prime Status: Non-Minority
Location: Powder Springs, GA
County: Cobb County
Prime Value: \$75,000.00 or 100.00%

Total Contract Value: \$75,000.00 or 100.00%
Total M/FBE Value: \$-0-

(C)
Contract Value: \$225,500.00
Prime Vendor: HPI Floors, LLC
Prime Status: African American Business Enterprise - Non-Certified
Location: Atlanta, GA
County: Fulton County
Prime Value: \$225,500.00 or 100.00%

Total Contract Value: \$225,500.00 or 100.00%
Total M/FBE Value: \$225,500.00 or 100.00%

Grand Total Contract Value: \$400,500.00 or 100.00%
Grand Total M/FBE Value: \$275,500.00 or 68.79%

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: \$300,000.00
Previous Adjustments: \$645,500.00
This Request: \$400,500.00

TOTAL: \$1,346,000.00

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-\$400,500 "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/departamental 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 options remain

Overall Contractor Performance Rating:

Bonitz, Inc. 3.00
Prime Contractors 3.00
HPI Floors, LLC 3.20

Would you select/recommend this vendor again?

Yes

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