

HACSA W. 5. B.

HACSA MEMORANDUM

TO: HACSA Board of Commissioners

FROM: Dorothy Cummings, Administrative Services Director

AGENDA ITEM: ORDER/In the Matter of Accepting a Bid and Awarding Contract #07-C-0022 for Laurelwood Re-Construction: Phase Ten.

AGENDA DATE: June 6, 2007

I. MOTION :

IT IS MOVED THAT RON KAUFMANN - BUILDER BE AWARDED A CONTRACT #07-C-0022 FOR LAURELWOOD RE-CONSTRUCTION: PHASE TEN AND THAT AN ORDER TO THIS EFFECT BE SIGNED; AND AN AGREEMENT BE EXECUTED IN ACCORDANCE WITH BID DOCUMENTS.

II. ISSUE

Board approval is required to award a contract for Laurelwood Re-Construction: Phase Ten, located in Florence, Oregon .

III. DISCUSSION

A. Background:

The Agency is planning to accomplish comprehensive modernization of one duplex building (two apartment units) in Florence, Oregon. This project is the tenth phase of modernization of the thirty Agency-owned apartment units at Laurelwood Homes, Florence, Oregon. The exterior work includes demolition, new wood-framed walls, new roof structure and covering, new windows, doors, vinyl siding, gutters and downspouts, drainage, concrete flat work, entries, underground utilities, and site work. The interior work includes

demolition, replacement of bath fixtures and vanities, new bath fans, new kitchen cabinets and countertops, new rough and finish plumbing, new rough and finish electrical work, and new appliances.. Additional interior work includes new wall structure, interior doors, closet doors, floor coverings, gyp-board and plaster wall texture, paint, window coverings, new heating system, and firewall improvements. The duplex building (two units) is located at 1375/1377 11th Street, Florence.

Phase Ten of the Laurelwood re-construction project (which is almost identical to Phase Nine) came in at approximately \$2.40 less per square foot than Phase Nine. We attribute this decrease to increased contractor participation.

B. Analysis

A formal bid process with a bid package was issued by the Agency for the required work. Two bids were obtained, and the lowest bidder is responsive and responsible and they have reviewed their bid and confirmed their costs.

C. Alternatives/Options

In that the public bidding process was employed, the lowest bid has no irregularities and is responsive and responsible, the prices are considered competitive, and there are sufficient budget funds to cover the project, we recommend award of the contract to Ron Kaufmann - Builder.

D. Recommendation

Approval of the proposed Motion.

E. Timing

Upon bid award, the contractor shall have ten days to provide the Agency with a signed contract. It is anticipated that all other necessary documents could be processed by June 15, 2007 and work would commence shortly thereafter.

IV. IMPLEMENTATION/FOLLOW-UP

Same as in Item III.E

V. ATTACHMENTS

Bid Recap Sheet.

**IN THE BOARD OF COMMISSIONERS OF THE
HOUSING AND COMMUNITY SERVICES AGENCY
OF LANE COUNTY, OREGON**

ORDER NO. _____

)IN THE MATTER OF ACCEPTING A BID AND
)AWARDING CONTRACT #07-C-0022 FOR
)LAURELWOOD RE-CONSTRUCTION:
)PHASE TEN

WHEREAS, at a duly publicized time and place on May 17, 2007, Brian Shafer of the Housing and Community Services Agency of Lane County, Oregon, opened bids on the following project: Contract #07-C-0022 for Laurelwood Re-Construction: Phase Ten.

WHEREAS, funds are available to finance the project, and the Executive Director having so recommended, NOW, THEREFORE, IT IS HEREBY

ORDERED, that Ron Kaufmann - Builder be awarded the contract for Laurelwood Re-Construction: Phase Ten, and that the agreement be executed by the Executive Director in accordance with the bid documents. The contractor shall present a valid signed contract with payment and performance securities and shall satisfactorily complete all work within the specified contract time.

DATED this _____ day of _____, 2007

Chairperson
HACSA Board of Commissioners

IN THE MATTER OF ACCEPTING A BID AND AWARDING CONTRACT #07-C-0022 FOR
LAURELWOOD RE-CONSTRUCTION: PHASE TEN.

APPROVED AS TO FORM
Date 5/29/07 lane county
[Signature]
OFFICE OF LEGAL COUNSEL



HACSA

Housing And Community Services Agency of Lane County
300 West Fairview Drive, Springfield, OR 97477



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BID RECAP SHEET

Contract #07-C-0022
LAURELWOOD RE-CONSTRUCTION: PHASE TEN

AWARDING A CONTRACT FOR LAURELWOOD RE-CONSTRUCTION: PHASE TEN, OWNED BY THE HOUSING AND COMMUNITY SERVICES AGENCY OF LANE COUNTY.

| <u>CONTRACTOR</u> | <u>BID</u> | <u>RANK</u> |
|---|--------------|-------------|
| Essex General Construction, Inc Eugene, Oregon | \$320,000.00 | #2 |
| Ron Kaufmann- Builder Reedsport, Oregon | \$289,800.00 | #1 |

This a true and accurate account of the bid opening results
for this project on May 17, 2007.

B. Shafer
Brian Shafer, Contract Administrator