

HACSA MEMORANDUM

TO: HACSA Board of Commissioners

FROM: Dorothy Cummings, Deputy Director

AGENDA ITEM: ORDER/In the Matter of Accepting a Bid and Awarding Contract #11-C-0038 for the McKenzie Village Ductless Heat Pumps

AGENDA DATE: April 13, 2011

I. MOTION :

IT IS MOVED THAT FIRST CALL HEATING & COOLING COMPANY, INC. BE AWARDED A CONTRACT #11-C-0038 FOR THE MCKENZIE VILLAGE DUCTLESS HEAT PUMPS 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 the McKenzie Village Ductless Heat Pumps.

III. DISCUSSION

A. Background:

McKenzie Village, comprised of eighty-six duplexes (172 apartment units), is a low-rent, public housing complex, located in Springfield, Oregon. McKenzie Village, built in 1962/1963, has one-bedroom, two-

bedroom, and three-bedroom units providing size-appropriate housing for families, the elderly and disabled populations.

The one hundred, seventy-two apartment units are currently heated by a combination of electric baseboard and some wall mounted space heaters. This contract replaces the living space heating systems with electric Energy Star-certified ductless heat pumps (DHP).

Funding for the DHP's is being provided through a community partnership between the Springfield Utility Board (SUB) and the US Department of Energy using American Recovery and Reinvestment Act (ARRA). Because of the heating efficiency of the DHP, the estimated annual savings is \$171.00 for each resident. Over the lifetime of the system, the annual savings (adjusted for fuel cost escalation) achieve a savings to investment ratio of 1.1.

B. Analysis

A formal bid process with a bid package was issued by the Agency for the required work. Five responsive 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 First Call Heating & Cooling Company, Inc.

First Call Heating & Cooling Company, Inc. will provide a 100% Performance Bond and a 100% Payment Bond for this contract.

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 April 22, 2011 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 AWARDED CONTRACT
) #11-C-0038 FOR THE MCKENZIE
) VILLAGE DUCTLESS HEAT PUMPS

WHEREAS, at a duly publicized time and place on March 29, 2011, Richard Dannemiller of the Housing And Community Services Agency of Lane County, Oregon, opened bids on the following project: Contract #11-C-0038 for the McKenzie Village Ductless Heat Pumps.

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

ORDERED, that First Call Heating & Cooling Company, Inc. be awarded the contract for the McKenzie Village Ductless Heat Pumps, 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 _____, 2011

Chairperson
HACSA Board of Commissioners

IN THE MATTER OF ACCEPTING A BID AND AWARDED CONTRACT #11-C-0038 FOR THE MCKENZIE VILLAGE DUCTLESS HEAT PUMPS



BID RECAP SHEET

Contract #11-C-0038

McKENZIE VILLAGE DUCTLESS HEAT PUMPS

AWARDING A CONTRACT FOR McKENZIE VILLAGE DUCTLESS HEAT PUMPS

<u>CONTRACTOR</u>	<u>BID</u>	<u>RANK</u>
First Call Heating & Cooling Co. Portland, Oregon	\$369,000.00	# 1
HCH Mechanical, Inc. Eugene, Oregon	\$419,000.00	# 2
Marshall's Inc. Springfield, Oregon	\$452,000.00	# 3
Preferred Construction, Inc. Springfield, Oregon	\$469,169.00	# 4
Robert Lloyd Sheet Metal, Inc. Independence, Oregon	\$546,000.00	# 5
Associated Heating & A/C, Inc. Eugene, Oregon	Non-Responsive	

This is a true and accurate account of the bid opening results
for this project on March 29, 2011.

Richard Dannemiller, Contract Administrator