



Agenda Date: 5/3/2005
Agenda Placement: 6D

NAPA COUNTY BOARD OF SUPERVISORS Board Agenda Letter

TO: Board of Supervisors
FROM: Kim Henderson for Robert Peterson - Director
Public Works
REPORT BY: Allen P Wolfe, Associate Civil Engineer , 259-8373
SUBJECT: Hall of Justice and Administration Building Energy Efficient Lighting Retrofit Project - Construction Contract Award

RECOMMENDATION

Director of Public Works requests award of the contract for the "Energy Efficient Lighting Retrofit for the Hall of Justice and Administration Building Project," PW 04-14, to T. Marshall Associates, LTD. of Pleasanton, California, for their low base bid of \$205,782 and authorization for the Chair to sign the construction contract.

EXECUTIVE SUMMARY

On March 15, 2005 the Board of Supervisors authorized Public Works to solicit bids for the Construction of the "Energy Efficient Lighting Retrofit for the Hall of Justice and Administration Building Project," PW 04-14. Bids were opened on April 14, 2005 and staff now requests the contract be awarded to the lowest qualified bidder, T. Marshall Associates, LTD, of Pleasanton, California, for their bid in the amount of \$205,782.

FISCAL IMPACT

Is there a Fiscal Impact?	Yes
Is it currently budgeted?	Yes
Where is it budgeted?	Capital Improvement Program - 100% financed through California Energy Commission Loan
Is it Mandatory or Discretionary?	Discretionary
Discretionary Justification:	This lighting project represents one half of the total project and it is anticipated that in the first year of project completion the County will realize a net savings of approximately \$68,100 of which \$18,700 is a one time rebate from the California Energy Commission and \$49,400 is the energy savings. The

anticipated net annual savings throughout the life of the loan (12 1/2 years), is \$49,400 per year.

Is the general fund affected?	No
Future fiscal impact:	It is anticipated that Property Management utility appropriations will be reduced following completion of these retrofit projects.
Consequences if not approved:	The retrofit projects will not go forward and County will not realize reduced cost for lighting.
Additional Information:	

ENVIRONMENTAL IMPACT

Categorical Exemption Class 2: Replacement or reconstruction of existing structures.

BACKGROUND AND DISCUSSION

On January 11, 2005 the Board of Supervisors authorized Public Works to solicit bids for the "Energy Efficient Lighting Retrofit for the Hall of Justice and Administration Building Project," PW 04-14. Bids were opened February 24, 2005. The low bidder, Indicom Electric Co. of Anaheim, submitted a bid in the amount of \$212,724.20, which was within budget, but was considered non responsive for not providing a bid bond with the submitted bid, therefore the bid was rejected. The second low bidder, T. Marshall Electric of Pleasanton, submitted a bid in the amount of \$234,878.18. Staff determined that the available project budget was insufficient to award the construction contract to the bidder.

On March 15, 2005 the Board authorized Public Works to reject all bids and re-advertise the project to obtain a bid that would be within the budget. The construction cost estimate for this project was \$213,000.

Bids were re-opened on April 14, 2005 with the following results:

Contractor	Base Bid
T. Marshall Associates, LTD. of Pleasanton	\$205,781.79
Cocontrolled Energy of Oakland	\$229,618.00
Rob Schmidt Electric of Santa Rosa	\$262,220.00

The lowest qualified bidder is T. Marshall Associates, LTD. of Pleasanton, California with a bid of \$205,781.79. Staff recommends award of the Construction Contract to T. Marshall Associates, LTD.

SUPPORTING DOCUMENTS

None

CEO Recommendation: Approve

Reviewed By: Michael Stoltz