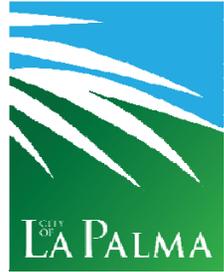




La Palma City Council
November 21, 2017

Continuance:
Design Engineering Services
City Hall HVAC Replacement



Background

- **Continued from September 19, 2017 due to lack of competitive bidders, only one (1) proposal was received and presented for consideration; and why a design engineer vs a design build project.**
- **Staff directed to re-bid the project in an effort to obtain additional bidders; an addendum issued to the original Request for Proposal (RFP).**



Engineering Services VS Design Build

- **Design build projects guidelines and regulations established by the California Public Contract Code (PCC)**
- **Reserved for large, “turn key” projects typically, new city halls, libraries, water treatment facilities, or institutional structures.**
- **Projects meet or exceed the \$1,000,000 threshold for design/build projects as defined in the PCC.**
- **Construction costs mitigated as design process provides complete construction documents and cost estimates.**



Bidder Outreach

- **Staff reached out to additional HVAC design engineers to obtain additional proposals (contacted other cities and architects to identify additional firms)**
- **City Engineer researched and called a total of eleven firms (5 of 11 from original RFP); all expressed an interest. After receipt, only one indicated they would not be submitting a bid.**
- **One additional bid received in addition to the original proposal**



HVAC Replacement

Unit	Size	Installation Date	Location	Notes
1	7 ½ Ton	2011	South Side of CH	*Wasn't scheduled for replacement, but now must be included to meet current codes
2	7 ½ Ton	2007	North Side of CH	
3	7 ½ Ton	2009	Council Chambers	*Two significant repairs conducted
4	7 ½ Ton	2008	Copy Room, Kitchen, Employee Restrooms	
5	5 Ton	2007	City Manager & Dairyland Conference Room	
6	7 ½ Ton	2002	Lobby & Front Conference Room	

- **10-year replacement schedule, recommended by HVAC maintenance contractor and past experience; lower than ASHRAE life expectancy of 15 years**
- **Energy efficient equipment installed, complies with current code; may prolong life expectancy and their replacement schedule.**



HVAC Replacement

- **Equipment has installation, electrical, seismic, and drainage issues**
- **New HVAC equipment installed on new, roof mounted raised platforms within the screened mechanical equipment area to the west of the Council Chambers raised roof.**





HVAC Replacement

- **Replace the existing duct work and registers in compliance with Title 24 which requires additional insulating properties of the ductwork. Existing duct work is damaged due to roof leaks.**
- **Significant roof leaks have resulted in water entering office spaces through the HVAC registers.**
- **After HVAC replacement, the planned Civic Center roofing project can begin.**





Fiscal Impact

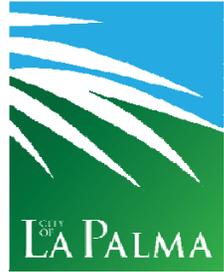
- **2 proposals received:**
 - **IDS Group** **\$31,785** (other contracts with City; seismic, electrical, ADA projects)
 - **Peymen Group** **\$61,323**
- **\$100,000 in FY 2017-18 Adopted Budget for HVAC Replacement**
- **Additional funds necessary to complete design; recommend carryover budget adjustment from FY 2016-17**
- **Total project not to exceed \$132,000, total project may be less due to fewer HVAC units required**



Recommendation

- a) Award of a Professional Services Agreement to IDS Group for Design Engineering Services for City Hall Heating, Ventilation, and Air Conditioning (HVAC) Replacement Project, City Project No. 17-BLDG-02;**

- b) Approve the carryover funds in the amount of \$32,000 for design costs from FY 2016-17 to FY 2017-18**



Questions & Comments

Purchase of Replacement Community Services Vehicles