



AGENDA REPORT

Meeting Date: September 11, 2012
Item Number: G-13
To: Honorable Mayor & City Council
From: Charles Ackerman, Project Administrator
Subject: APPROVAL OF THE AWARD OF A CONTRACT TO AOS INC. DBA SUPERIOR ROOFING FOR THE FIRE STATION #2 RE-ROOFING PROJECT; AND APPROVING PLANS AND SPECIFICATIONS THEREFOR; AND
APPROVAL OF A PURCHASE ORDER IN THE AMOUNT OF \$60,925 TO AOS INC. DBA SUPERIOR ROOFING FOR THE CONTRACT WORK

Attachments:

1. Agreement
2. Categorical Exemption

RECOMMENDATION

It is recommended that the City Council approve the "Award of a Contract to AOS Inc. dba Superior Roofing for the Fire Station #2 Re-Roofing Project", Bid No. 12-41, in the amount of \$55,925; approve the construction contingency of \$5,000; and delegate the authority to approve change orders to the Director of Public Works & Transportation, approve the plans and specifications for the Project, dated May 7, 2012, which are adopted and approved with respect to design criteria; and approve a purchase order in the amount of \$60,925.

INTRODUCTION

The existing roofing on the Fire Station #2 on Coldwater Canyon Dr. was installed as part of the building construction in 1983. Over the past 29 years, minor roofing repairs have been required. During the past winter, a number of leaking conditions occurred. The proposed contract will address a long-term solution to prevent further rain leaks.

DISCUSSION

The City engaged a roofing consultant, Van Dijk & Associates, to examine the existing roofing conditions and provide a recommendation for the appropriate course of action. The results of the inspection and sample cuts of the existing roofing system concluded

that existing roofing needs to be replaced. The consultant's final recommendation was to install a complete new concrete tile roofing system.

The specifications developed for this project include the following scope of work:

- Removal of existing tile roof system. Dispose of all tiles from main roof, penthouse roof, and the equipment shed. Existing gutters to remain in place. Removal of metal flashings at roof, and counterflashing at walls. Installation of two layers of GAF RoofPro SBS-Modified All-Purpose Underlayment.
- Installation of all necessary metal, including edge metal at eaves, eave riser, "L" flashing at roof offsets, pan flashing and plumbing vents
- Provide all materials and accessories to install a new Boral Concrete: Saxony Slate roof tile and trim pieces in accordance with manufacturer's recommendations.

The project was advertised in the local Beverly Hills newspapers and the construction trade plan room, McGraw-Hill Construction Information Group (Dodge Report). Thirteen firms attended the mandatory job walk and obtained bid documents for this project.

On July 26, 2012, six bids were received. The bids results are as follows:

<u>Bidder</u>	<u>Total Base Bid</u>	<u>Total for Delay</u>	<u>Bid Total</u>
AOS Inc. dba Superior Roofing	\$55,925	\$0	\$55,925
Best Contracting Services Inc.	\$75,851	\$0	\$75,851
Western States Roofing Sys.	\$67,000	\$10,000	\$77,000
Rite-Way Roof Inc.	\$74,288	\$4,000	\$78,288
Letner Roofing Company	\$82,000	\$0	\$82,000
Midwest Roofing, Inc.	\$87,400	\$0	\$87,400

The low bidder, AOS Inc. dba Superior Roofing, submitted a fully responsive bid, and as reported by the State Contractors Licensing Board, their license is current and in good standing. Review of the firm's references indicates that the firm has successfully executed similar work.

Staff recommends that the base bid be accepted as the contract work. The total contract amount is \$55,925. In addition, a contingency of \$5,000 (approximately 10% of the contract amount) is recommended for change due to unforeseen conditions to complete the work. The consultant's pre-bid estimate was \$70,000

The bid documents specify a 60 calendar day completion period for the work, resulting in completion of the project in mid-December 2012.

The Department of Community Development has reviewed the project for environmental impact and concluded that the project qualifies for a categorical exemption under the procedures adopted by the City of Beverly Hills, and no further environmental assessment is necessary.

FISCAL IMPACT

Funding for this contract work has been budgeted from the fiscal year 2012-13 Capital Improvement Program budget for New Roofing City Buildings, project #0833.



Scott G. Miller
Finance Approval



David D. Gustavson
Approved By

Attachment 1

APPENDIX A
FORM OF CONTRACT

This contract ("Contract") is entered into by and between the City of Beverly Hills ("City"), a California municipal corporation, and AOS Inc. DBA Superior Roofing a Corporation, whose address is P.O. Box 2635 Sna Marcos, CA.92079.

In consideration of the agreements herein contained, the parties agree as follows:

1. **WORK TO BE PERFORMED.** Contractor shall furnish at Contractor's own expense all labor, materials, supplies, equipment, tools, transportation and other items of expense necessary to complete in a workmanlike manner all Work in accordance with the terms and conditions of the Contract, except for the labor, materials, supplies, equipment, tools, transportation and other items of expense as may be required to be furnished by the City. The Work is defined in detail in the Contract Documents, which govern the interpretation and performance of this Contract, but may be generally described as follows:

FIRE STATION #2 RE-ROOFING PROJECT

Item Description: Removal, disposal and installation of new concrete tile roofing system at the Beverly Hills Fire Station #2, located at 1100 Coldwater Canyon Drive, Beverly Hills, California 90210.

2. **CONTRACT DOCUMENTS.** This contract consists of this Form of Contract and the following Contract Documents, including all exhibits, appendices, addenda, drawings, specifications and documents therein and attachments thereto, all of which are by this reference incorporated herein and made a part of this Contract:

- SECTION 1: NOTICE INVITING BIDS**
- SECTION 2: INSTRUCTIONS TO BIDDERS**
- SECTION 3: SPECIAL CITY REQUIREMENTS**
- SECTION 4: GENERAL SPECIFICATIONS**
- SECTION 7: ADDITIONAL FORMS**
- APPENDIX B: SCOPE OF WORK**
- APPENDIX C: PAYMENT PROCEDURES**
- APPENDIX D: BID FORM**
- APPENDIX E: TECHNICAL SPECIFICATIONSf**

as contained in City's Bid Document for Bid No.12-41, dated June 22, 2012 and

- SECTION 5: BIDDER'S BID**
- SECTION 6: SIGNATURE PAGE AND LEGAL STATUS**

of Contractor's Bid in response thereto, all of which are incorporated herein by reference, and all of which shall comprise the Contract Documents for this Contract. If any item of the Scope of Work, Payment Schedule, or any other item of the Bid Package is modified by either of the parties or arrived at by negotiation between the parties, that item as finally agreed upon by the parties shall also become a Contract Document, it shall supersede the corresponding item of the Bid Package, if any, and it shall be subject to all terms and conditions of the Contract.

3. **PERFORMANCE PERIOD.** Contractor shall commence Work after execution of the Contract, and shall complete all Work in 60 calendar days from the date of Notice To Proceed as set forth in the Contract Documents.

4. PAYMENT. City shall pay Contractor as full consideration for the satisfactory performance by Contractor of all Work required under this Contract the sum of Fifty Five Thousand Dollars (\$55,000), payable as provided in the Contract Documents.

5. The City Manager or his designee shall administer the terms of the Agreement on behalf of the City.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be executed as of the date stated below.

DATED: _____

DATED: _____

CITY OF BEVERLY HILLS
"City"

AOS Inc. dba Supior Roofing
"Contractor"

WILLIAM W. BRIEN M.D.
Mayor

By: _____

ATTEST:

By: _____

BYRON POPE
City Clerk

APPROVED TO FORM:

APPROVED AS TO CONTENT:

LAURENCE S. WIENER
City Attorney

JEFFREY KOLIN
City Manager

DAVID D. GUSTAVSON
Director of Public Works

ALAN SCHNEIDER
Director of Project Administration

KARL KIRKMAN
Risk Manager

Attachment 2



BeverlyHills.org

CITY OF BEVERLY HILLS
COMMUNITY DEVELOPMENT DEPARTMENT- PLANNING DIVISION
455 North Rexford Drive
Beverly Hills, CA 90210-4817
(310) 285-1123
FAX: (310) 858-5966

Categorical Exemption

Name of Project Fire Station #2 Re-roofing Project

Location 1100 Coldwater Canyon Drive, Beverly Hills, CA

Type of Business (if commercial) City Fire Station

Project Description Replace the existing roofing system on the building

Applicant's Name City of Beverly Hills Phone 310-285-1132

Applicant's Address Project Administration, 345 Foothill Rd.

City Beverly Hills Zip 90210

If different, provide:

Agent's Name _____ Phone _____

Agent's Address _____

City _____ Zip _____

The undersigned, having received this project for processing, has reviewed it for environmental impact and concluded that the project qualifies for a categorical exemption under the procedures adopted by the City of Beverly Hills and no further environmental assessment is necessary.

Applicable Exemption Class 1

Comments Repair and maintenance to the exterior of an existing structure.

Reviewed by Ryan Gohlich  Date 8/22/2012