

55370

TO: Board of Acquisition and Contract

FROM: Vincent F. Kopicki, PE
Commissioner of Public Works and Transportation

DATE: February 21, 2017

SUBJECT: Authority to Enter into Agreement #16-926 in the matter of
Architectural and Engineering Services in connection with a New Equipment Storage Building,
Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York

Consultant: DCAK – MSA Architecture and Engineering, PC

Agreement Amount: \$248,000.00

Subconsultant Approval: QLA Consulting Engineers, PC
Firmitas Engineering and Structural Design, PLLC
Patton Geotech
Heidecker Land Surveying, PLLC

Authority of your Honorable Board is requested to enter into an Agreement in connection with architectural and engineering services for a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York. The consultant shall provide design services associated with this project. Design services shall include the preparation of construction contract documents (drawings and specifications), construction cost estimates, any required addenda, and a bid analysis including an evaluation of the bids to determine compliance with bidding requirements and whether the bidders are responsible so that the County may recommend award of the construction contracts. In addition, the consultant shall provide design services during construction consisting of shop drawing and submittal review, attendance at project meetings, periodic site visits and preparation of as-built drawings.

The objective of this project will be to design and construct a New Equipment Storage Building at the Fire Training Center. The Westchester County Department of Emergency Services administers, coordinates and maintains a fire training program at the Fire Training Center in Valhalla that serves career and volunteer fire fighters from Westchester County's 58 fire departments. The Fire Training Center offers a diverse array of training props, equipment and buildings for hands-on skills training. Fire fighters get first-hand firefighting and rescue experience in every aspect of fire and rescue operations in a safe and supervised setting. Expensive deployable equipment such as trailers, generators, pumps, messaging signs, light towers, and sandbaggers are presently stored outdoors in an uncovered fenced-in area and various other locations around the Fire Training Center grounds. The equipment is exposed to harsh seasonal conditions that accelerate weather-related deterioration and reduce equipment life expectancy. In addition, the padlocked, fenced area provides limited security and the movement of equipment in an emergency situation is hindered during colder, snowy months of the year. Significant investment has been made in developing the capabilities and capacities of this deployable equipment and a dedicated new equipment storage building will enhance the overall longevity of the various stored assets. The new equipment storage building shall be constructed at the far end of the upper parking lot off Walker Road. The building will have the capacity to store vehicles, trailers, small pumps, generators, light towers, and variable message sign boards. This agreement will benefit the public as it ensures that the facility meets ongoing operational needs and complies with current building codes, thus addressing the County Executive's priority areas of Best Management Practices, Infrastructure, and Life Safety.

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Agreement No. 16-926
New Equipment Storage Building
Fire Training Center
Valhalla Campus at Grasslands, Valhalla, New York
DCAK-MSA Architecture and Engineering, PC
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Since the estimated fee for professional services was greater than \$100,000, in accordance with the Rules of the Professional Prequalification and Selection Boards, on September 29, 2015, a meeting of the Professional Prequalification Board was held to discuss the scope of work and request a list of qualified firms to provide the necessary services. The list was reviewed by the Professional Selection Board on October 5, 2015, whereby DCAK-MSA Architecture and Engineering, PC; Fuller and D'Angelo, PC; Graf & Lewent Architects, LLP; KG&D Architects, PC; LaRocca Greene Architects, LLC, and Lothrop Associates, LLP were selected to possibly perform said services. On March 25, 2016, a request for proposal (RFP) was sent to the qualified firms and subsequently five (5) proposals were received on May 3, 2016.

After reviewing the proposals, and based on the evaluation criteria set forth in the request for proposal, including technical merit and net cost, the Professional Selection Board at its meeting held October 12, 2016, selected DCAK-MSA Architecture and Engineering, PC, 27 Barker Avenue, Suite 1001, White Plains, New York 10601, as the number one firm to perform architectural and engineering services in connection with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York, for a total fee of \$248,000.00, pursuant to an approved budget, which represents the best possible contract for the County.

In addition, DCAK-MSA Architecture and Engineering, PC, has requested the utilization of the following subconsultants: OLA Consulting Engineers, PC (Mechanical, Electrical, Plumbing, and Fire Protection Engineering Services), 50 Broadway, Hawthorne, New York 10532; Firmitas Engineering and Structural Design, PLLC (Structural Engineering Services), 250 East 77th Street, Suite 3B, New York, New York 10075; Patton Geotech (Geotechnical Investigation and Engineering Services), 36 Patton Road, Newburgh, New York 12550; and Heidecker Land Surveying, PLLC (Land Surveying Services), 24 Crown Street, Kingston, New York 12401.

The Department of Public Works and Transportation will track scheduling and accomplishments by the consultant and perform on-site inspections to ensure the successful completion of this project.

The proposed has been reviewed and is judged to be responsive to the task at hand.

This matter has been reviewed by the Deputy County Executive and the Commissioner of the Department of Emergency Services, and they are in concurrence.

I recommend adoption of the attached proposed Resolution.

VFK/AS

RESOLUTION

Upon communication from the Commissioner of Public Works and Transportation, be it hereby

RESOLVED, that approval is hereby granted to enter into an Agreement with the firm of DCAK-MSA Architecture and Engineering, PC, 27 Barker Avenue, Suite 1001, White Plains, New York 10601, for architectural and engineering services associated with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York. The consultant shall provide design services associated with this project. Design services shall include the preparation of construction contract documents (drawings and specifications), construction cost estimates, any required addenda, and a bid analysis including an evaluation of the bids to determine compliance with bidding requirements and whether the bidders are responsible so that the County may recommend award of the construction contracts. In addition, the consultant shall provide design services during construction consisting of shop drawing and submittal review, attendance at project meetings, periodic site visits and preparation of as-built drawings; and be it further

RESOLVED, that for services rendered in accordance with the consultant's proposal, a total compensation of \$248,000.00, shall be provided, pursuant to an approved budget; and be it further

RESOLVED, that the use of the following subconsultants also be approved: OLA Consulting Engineers, PC (Mechanical, Electrical, Plumbing, and Fire Protection Engineering Services), 50 Broadway, Hawthorne, New York 10532; Firmitas Engineering and Structural Design, PLLC (Structural Engineering Services), 250 East 77th Street, Suite 3B, New York, New York 10075; Patton Geotech (Geotechnical Investigation and Engineering Services), 36 Patton Road, Newburgh, New York 12550; and Heidecker Land Surveying, PLLC (Land Surveying Services), 24 Crown Street, Kingston, New York 12401; and be it further

RESOLVED, that the Agreement shall commence upon the consultant's receipt of written notice from the Commissioner of Public Works and Transportation or his designee and that the completion date shall be December 31, 2021; and be it further

RESOLVED, that the County Executive or his duly authorized designee is hereby authorized and empowered to execute any and all documents necessary or appropriate to effectuate the purposes hereof.

Agreement No. 16-926

Account to be Charged/Credited	Fund	Dept	Major Program, Program & Phase or Unit	Object/ Sub Object	Bond Act No.	Dollars
	311	11	BES1401E	6120-01	BA #55-2015	\$ 248,000.00

Budget Funding Year(s): 2017 Start Date: 04/01/2017 End Date: 12/31/2021
 (must match resolution)

Funding Source: Tax Dollars: 100% County Contractor Federal I.D. No./
 State Aid: _____ Social Security No.: _____
\$248,000.00 Federal Aid: _____ Vendor No.: _____
 (must match resolution) Other: _____ Encumbrance No.: _____