

60208

TO: Board of Acquisition and Contract
FROM: Vincent F. Kopicki, PE
Commissioner of Public Works and Transportation
DATE: December 12, 2017
SUBJECT: Authority to Enter into Agreement #17-932 in the matter of
Architectural and Engineering Services in connection with Building Renovations,
Mount Vernon District Office and Mount Vernon District Office Annex,
Mount Vernon, New York

Consultant: LiRo Architects + Planners, PC
Agreement Amount: \$540,972.00

Subconsultant Approval: Nasco Construction Services, Inc. (WBE)
Ysrael A. Seinuk, PC (MBE)
Allstar Elevator & Escalator Inspection Agency, Inc. d/b/a
Allstar Consulting Group (WBE)

Authority of your Honorable Board is requested to enter into an Agreement in connection with Building Renovations, Mount Vernon District Office and Mount Vernon District Office Annex, Mount Vernon, New York. The consultant shall provide design and construction administration 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. For construction administration services, the consultant shall monitor the construction procedures on the site to ensure compliance with the contract documents, coordinate scheduled activities of the contractors, submit construction progress reports and review and process contractors' applications for payment.

The objective of this project is to provide building renovations located at the Mount Vernon District Office (100 East First Street) and the Mount Vernon District Office Annex (9 Union Avenue) in Mount Vernon, New York. Building renovations shall include interior, exterior, and structural components. This work is necessary since the various building elements are at the end of their useful life. The building items to be replaced or rehabilitated shall include but are not limited to the following: exterior masonry repairs and re-pointing; repair of lintels; replacement of 1st Floor windows and storefront windows; replacement of building entrance doors; rehabilitation of elevators; and structural repairs. This agreement will benefit the public as it ensures that each facility meets ongoing operational needs and complies with current building codes.

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 October 8, 2014, 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 June 20, 2017 whereby Fuller and D'Angelo, PC; HAKS Engineers, Architects and Land Surveyors, DPC; H2M Architects, Engineers, Land

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Surveying and Landscape Architecture, DPC d/b/a H2M architects + engineers; KG&D Architects, PC; LiRo Architects + Planners, PC; Lothrop Associates LLP; Maser Consulting PA; Peter F. Gaito & Associates; and Urbahn Architects PLLC were selected to possibly perform said services. On July 6, 2017, a request for proposal ("RFP") was sent to the qualified firms and subsequently proposals were received on August 14, 2017.

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 December 1, 2017, selected LiRo Architects + Planners, PC, One State Street, 28th Floor, New York, New York 10004, as the number one firm to perform architectural and engineering services in connection with Building Renovations, Mount Vernon District Office and Mount Vernon District Office Annex, Mount Vernon, New York, for a total fee of \$540,972.00, pursuant to an approved budget, which represents the best possible contract for the County.

In addition, LiRo Architects + Planners, PC, has requested the utilization of the following subconsultants: Nasco Construction Services, Inc. (Construction Cost Estimating Services), 200 Business Park Drive, Armonk, New York 10504; Ysrael A. Seinuk, PC (Structural Engineering Services), 228 East 45th Street, New York, New York 10017; and Allstar Elevator & Escalator Inspection Agency, Inc. d/b/a Allstar Consulting Group (Elevator Consulting Services), 222 Broadway, 19th Floor, New York, New York 10038.

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 Acting Commissioner of the Department of Planning, and they are in concurrence.

I recommend adoption of the attached proposed Resolution.

VFK/AJF/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 LiRo Architects + Planners, PC, One State Street, 28th Floor, New York, New York 10004, for architectural and engineering services associated with Building Renovations, Mount Vernon District Office and Mount Vernon District Office Annex, Mount Vernon, New York. The consultant shall provide design and construction administration 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. For construction administration services, the consultant shall monitor the construction procedures on the site to ensure compliance with the contract documents, coordinate scheduled activities of the contractors, submit construction progress reports and review and process contractors' applications for payment; and be it further

RESOLVED, that for services rendered in accordance with the consultant's proposal, a total compensation of \$540,972.00, shall be provided, pursuant to an approved budget; and be it further

RESOLVED, that the use of the following subconsultants also be approved: Nasco Construction Services, Inc. (Construction Cost Estimating Services), 200 Business Park Drive, Armonk, New York 10504; Ysrael A. Seinuk, PC (Structural Engineering Services), 228 East 45th Street, New York, New York 10017; and Allstar Elevator & Escalator Inspection Agency, Inc. d/b/a Allstar Consulting Group (Elevator Consulting Services), 222 Broadway, 19th Floor, New York, New York 10038; 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, 2022; 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. 17-932

Account to be Charged/Credited	Fund	Dept	Major Program, Program & Phase or Unit	Object/ Sub Object	Bond Act No.	Dollars
	346	46	B077A03E	6120-03	BA # 47-2014	\$ 25,672.00
	346	46	B077A03I	6120-05	BA # 47-2014	\$ 15,300.00
	346	46	B077C02E	6120-03	BA #172-2014	\$ 50,000.00
	346	46	B077C02I	6120-05	BA #172-2014	\$ 40,000.00
	346	46	B077C03E	6120-03	BA #172-2014	\$100,000.00
	346	46	B077C03I	6120-05	BA #172-2014	\$110,000.00
	346	46	B009401E	6120-03	BA # 45-2014	\$150,000.00
	346	46	B009401I	6120-05	BA # 45-2014	\$ 50,000.00

Budget Funding Year(s): 2017 Start Date: 12/31/2017 End Date: 12/31/2022
 (must match resolution)

Funding Source: Tax Dollars: 100% County Contractor Federal I.D. No./
 State Aid: _____ Social Security No.: _____
\$540,972.00 Federal Aid: _____ Vendor No.: _____
 (must match resolution) Other: _____ Encumbrance No.: _____