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Department of Finance – Division of Procurement & Contracts

Reference: ***Award of Formal Solicitation Cole House and Barn Renovation Project
#99912 and #90781***

To:	Mayor Richard N. McLean and Members of City Council
Through:	Clint Blackhurst, Acting City Manager
Prepared By:	Pam Roeding, Procurement & Contracts Manager
Through:	Chontel Trujillo, Assistant City Manager Operations, Gary Wardle, Parks and Recreation Director
Cc:	Jean Starr, Finance Director
Date Prepared:	July 20, 2017

PURPOSE

Requesting City Council approval of a formal solicitation for the Cole House & Barn Renovation Project to the lowest most responsive and responsible bidder, and approving the resolution giving the Mayor authority to sign the contract. Municipal Code Section 3.08.090, “. . . All bids and proposals in excess of \$50,000 shall be awarded through formal written procedures by the city council.”

BACKGROUND/HISTORY

The City of Brighton Parks and Recreation Department accepted proposals to complete the Cole House and Barn Renovation Project.

This project, entitled “Cole House & Barn Renovation Project”, is the painting of the farm house and the barn plus the renovation of the barn roof. The address for this project is: 2191 East Bridge Street, Brighton, CO 80601. The City of Brighton owns the Cole Property including the historic house and historic barn.

The house and barn have not been painted for countless years, and the paint that remains is a lead-based paint. There is no asbestos at the house and barn. Areas of deterioration on both the siding on the house and the barn will be replaced. The contractor will paint the lattice, porch, and entire exterior of the house, including the metal siding. The bottom brick of the house will also be repainted. The colors for the house and barn are white with green at base and windows. The barn, at one point in history, was a milk house.

A Mandatory Pre-BID Conference was held with four (4) attendees.

One (1) formal bid was received on May 5, 2017 at 10:00 AM.

The base bid was \$89,000.00 with two bid alternates.

The alternates included:

- o Add-Alternate 1A - Rehabilitation of the windows at the house for \$25,000.00
- o Add-Alternate 2A - Rehabilitation of the front porch at the house for \$6,000.00.

The City will not include rehabilitation of the windows add-alternate 1A at this time. Therefore the total bid amount for this project is \$95,000.00.

FINANCIAL IMPACT

A transfer of \$75,000 from Project # 90781 to Project # 99912. There is no additional financial impact.

STAFF RECOMMENDATION

The Finance Department, in working with the Parks and Recreation Department and completing the review and evaluation of this bid, the recommendation is to award to the lowest most responsive and responsible bid to perform the required services of HW Houston Construction, LLC in the amount of a total not to exceed Ninety Five Thousand (\$95,000.00).

HW Houston Construction, LLC is in good standing with the State of Colorado.

OPTIONS FOR COUNCIL CONSIDERATION

- Approval as presented
- Reject
- Require new proposals be prepared

ATTACHMENTS:

- Resolution
- Bid Abstract