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**OPERATIONS COMMITTEE
JUNE 16, 2005**

**SUBJECT: HOIST REPLACEMENT AT BUS MAINTENANCE DIVISIONS
2, 5, 7, 8, 10, 15, 18 & RRC**

**ACTION: AUTHORIZE MODIFICATION TO CONTRACT NO. C0718
FOR AN AMOUNT NOT TO EXCEED \$450,000**

RECOMMENDATION

Authorize the Chief Executive Officer to execute contract modification to Contract No. C0718 with Pinner Construction Company to replace hoists at bus maintenance facilities for an amount not to exceed \$450,000, increasing the Total Contract Value from \$5,710,000 to \$6,160,000.

RATIONALE

On June 04, 2004, the Chief Executive Officer approved a contract award to Pinner Construction Company for \$5,710,000 to replace a total of 38 existing in-ground hoist assemblies at eight bus facilities. The majority of these hoists are over 20 years old. Leaks have developed in the hydraulic systems of these hoists, and in some cases the equipment has become inoperable. These conditions have caused inefficiencies to bus maintenance functions, high liability due to subsurface environmental contamination and an increase in operating costs due to heavy hydraulic fluid usage. This project also includes installation of three post hoist at most of the divisions that are required to accommodate maintenance of the new 60-foot articulated buses.

The contract anticipated that utilities necessary to operate the existing hoists would be encountered during demolition to prepare the site for new hoists. The contractor is responsible to locate and protect those utilities; however, other utilities are located in and under the slabs that serve other facility functions. The location of these other utilities was unknown and not discernable by testing, and therefore qualifies as an unforeseen site condition. The cost to relocate and restore non-hoist related utilities under slabs is determined to be an out-of-scope change.

Two contract modifications have been executed to date for relocations at four facilities for a total amount of \$84,883. Recently, an underground electrical duct bank was discovered at Division 18. The relocation of these underground utilities would bring the total aggregate contract modification amount to over \$100,000. Staff is requesting the Board to authorize modification to contract C0718 for an amount not to exceed \$450,000 to cover similar work

at Division 18 and the three remaining facilities, that will minimize potential construction delays in the replacement of the underground hydraulic hoists (Reference Attachment B for potential modifications).

FINANCIAL IMPACT

Funding for this action is included in the FY05 and FY06 Budget in Cost Center 3341, Line Item 53102, Capital Project No. 202007, In-Ground Bus Hoist Replacement Project. The life-of-project budget does not change as a consequence of the increase to the contract value.

ALTERNATIVES CONSIDERED

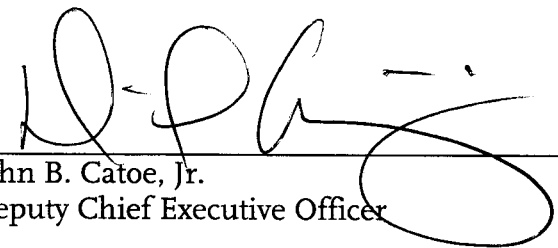
The Board of Directors may choose not to authorize the contract modification. However, this alternative is not recommended, since rejection will result in work stoppage, construction delays and financial liability.

ATTACHMENTS

- A. Procurement Summary
- A-1. Procurement History
- A-2. List of Subcontractors
- B. Modifications

Prepared by:

Andi Wang, Supervising Engineer
Frank Foster, Senior Contract Administrator



for John B. Catoe, Jr.
Deputy Chief Executive Officer



Roger Snoble
Chief Executive Officer

**BOARD REPORT ATTACHMENT A
PROCUREMENT SUMMARY**

**HOIST REPLACEMENT AT BUS MAINTENANCE DIVISIONS
2, 5, 7, 8, 10, 15,18 and RRC**

1.	Contract Number: C0718		
2.	Recommended Vendor: Pinner Construction Company.		
3.	Cost/Price Analysis Information:		
	A. Bid/Proposed Price: \$N/A	Recommended Price: \$N/A	
	B. Details of Significant Variances are in Attachment A-1.D		
4.	Contract Type: Firm Fixed Price		
5.	Procurement Dates:		
	A. Issued N/A		
	B. Publicized: N/A		
	C. Pre-proposal Conference: N/A		
	D. Proposals Due N/A		
	E. Pre-Qualification Co N/A		
	F. Conflict of Interest Form Submitted to Ethics: February 2004		
6.	Small Business Participation:		
	A. Bid/Proposal Goal: 10% DBE goal	Date Small Business Evaluation Completed: April 22, 2004	
	B. Small Business Commitment: 10.01% DBE Details are in Attachment A-2		
7.	Invitation for Bid/Request for Proposal Data:		
	Notifications Sent: N/A	Bids/Proposals Picked up: N/A	Bids/Proposals Received: N/A
8.	Evaluation Information:		
	A. Bidders Name: N/A	Bid / proposal Amount: N/A	Best and Final Offer Amount: N/A
	B. Evaluation Methodology: Explicit Factors. Details are in Attachment A-1.C		
9.	Protest Information:		
	A. Protest Period End Date: N/A		
	B. Protest Receipt Date: N/A		
	C. Disposition of Protest Date: N/A		
10.	Contract Administrator: Frank Foster	Telephone Number: 922-3716	
11.	Project Manager: Andi Wang	Telephone Number: 922-4722	

**BOARD REPORT ATTACHMENT A-1
PROCUREMENT HISTORY**

**HOIST REPLACEMENT AT BUS MAINTENANCE DIVISIONS
2, 5, 7, 8, 10, 15,18 and RRC**

A. Background on Contractor

Pinner Construction Company, headquartered in Anaheim, California, has been in business for 85 years. Pinner is a general contractor that specializes in Public Sector jobs, which contain vehicle maintenance facilities and lifts. A few of these jobs include; the City of Montebello Corporate yard and Transit Operations Center and Port of Long Beach "T" Hanjin Container Terminal.

Peterson Hydraulic has been a subcontractor for these jobs and others. The relationship shared by Pinner Construction and Peterson Hydraulics, Inc. continues to this day with the Metro Hoist Replacement Project.

Pinner performance under contract C0718, awarded in June 2004 has been satisfactory to date.

B. Procurement Background

Contract No. C0718, Hoist Replacement at Bus Maintenance Divisions 2,5,7,8,10, 15, 18 and RRC, is a Capital Project authorized by the Board, awarded on June 11, 2004. The award included a base price of \$2,423,114 for work at the above listed Divisions with an option for additional hoists at Divisions 2, 8, 10, and 15 in the amount of \$3,310,000. This option has been exercised for a total contract amount of \$5,710,000.

The scope of work required the contractor to design and furnish all labor material and equipment necessary to remove all existing hoist/lift systems, their related accessories and underground structures, and replace with new adjustable, self contained 2-post or 3 post or a parallelogram hoist systems. During the excavation for the new hoist vaults, numerous underground electrical conduits and mechanical ducts were encountered which interfered with the installation work. The underground utility information was not disclosed during the bid process due to unavailability of accurate as built drawings. Relocation of the lines was merited as an out-of-scope change.

Two (2) contract modifications have been executed to date for electrical conduit totaling \$84,883. Based upon the remaining construction, authorization to execute modifications up to a contingency amount not to exceed \$450,000 is essential to complete all remaining Divisions.

C. Evaluation of Proposals:

Not Applicable

D. Cost/Price Analysis Explanation of Variances

The recommended price has been determined to be fair and reasonable based upon comparison with independent cost estimate, Price Analysis, fact finding and engineering clarification.

Modification	Bid Proposal Amount	Estimate	Negotiated Amount
CO# 1 (Division 7 &10)	\$ 41,623.	\$38,136	\$38,896
CO# 2 (Division 5 & 8)	\$ 59,152	\$55,274	\$45,987
Total Amount to date:	\$100,775	\$93,410	\$84,883

**BOARD REPORT ATTACHMENT A-2
LIST OF SUBCONTRACTORS**

**HOIST REPLACEMENT AT BUS DIVISIONS
2, 5, 7, 8, 10, 15,18 and RRC**

PRIME CONTRACTOR: PINNER CONSTRUCTION COMPANY

Small Business Commitment

Verduzco Electric
3.19%

G & F Concrete Cutting
6.82%

Total DBE Commitment 10.01%

ATTACHMENT B

Allowance for future modifications based on experience to date:

Modification Cont.	Engineering Estimate	Modification Work completed	Description of Work
Remaining Work to be Completed at Divisions 2, 5, 7, 8, 10, 15, 18 & RRC	\$365,117		Work in general includes emergency repair of concealed electrical conduits or other u/g utilities damaged during excavation, identifying encountered utility lines and relocating them by either running overhead or laterally under the slab to avoid interfering with hoist installation.
Work Completed at Divisions 5, 7, 8 & 10 (Phase 1)		\$84,883	
Total Modification Amount	\$365,117	\$84,883	\$450,000