

(ATTACHMENT 1) ACTION ON MONTHLY FACILITIES MATTERS: FMS AWARD OF PROFESSIONAL SERVICE CONTRACTS AND MATERIAL PURCHASE RECOMMENDATION

AWARD OF CONTRACTS

The contract award recommendations for the November, 2024 Regular Board meeting are listed below for your review. Adequate funding is available in the accounts as noted.

PROFESSIONAL SERVICES CONTRACTS

The Administration requests that the Board approve the following professional services contracts:

RFP #24-021 Authorization to Approve Contract Labor Contracts

In October 2021, the Board authorized the Department of Facilities and Maintenance Services to purchase contract labor services on a pre-approved basis for a variety of skilled trade labor categories. The ability to use a list of pre-approved contractors allows the Department of Facilities and Maintenance Services to provide timely services to schools and departments. These contracted services are necessary to meet the needs and expectations of the schools and are meant to supplement the current staff at Facilities and Maintenance Services. The need for contract labor is somewhat unpredictable and is dependent on the availability of grant funds, discretionary funding at the school and department levels and on the district initiatives implemented throughout the year.

Contract labor is used for two main categories of work: New Projects funded by Schools, the District or Departments; or infrastructure repair and maintenance funded by the DFMS operations budget.

Funds to support the contract labor services are budgeted as part of individual projects or are funded by the individual school, department, or program. Services by the various contractors are not used until appropriate funds are identified and encumbered.

A Request for Proposal (RFP) for Contract Labor Services was released in October 2024 and requested services in 27 skilled trade and technical categories. As in previous years, the purpose of the RFP is to “pre-approve” firms that will provide labor on an as-needed basis depending upon the timing and scope of the project. The amount of contract labor services needed will vary from trade to trade and from one fiscal year to another.

Proposals were received for twenty-three of the twenty-seven categories requested and were evaluated on the basis of cost, responsiveness to requirements, experience, references, and abilities to meet the needs of MPS.

Requested Expenditure Authority: Not to exceed \$12,000,000.00

Contract Period: January 1, 2025 – December 31, 2027

Budget Code: **Various**

<u>Recommended Contractor</u>	<u>Trade/Technical Area</u>
ALLCON LLC	Electrician Construction Wireman-1 (CW-1) Low Voltage Technician
Built 414 Electric, LLC	Electrician
Butters-Fetting Co., Inc.	Electrician Electrician Apprentice/CW-1 Plumber Plumbing Apprentice Sheet Metal Worker Sheet Metal Worker Apprentice Steamfitter Steamfitter Apprentice
Cornerstone One	Plumber Sheet Metal Worker Steamfitter
Decibel Associates, LLC	Low Voltage Technician
Ginkgo Stonescapes LLC	Administrative Assistant Building/Construction Laborer Mason/Bricklayer Painter
Gordon Solutions, LLC	Asbestos Carpenter Carpenter Glazier
Hurt Electric, Inc.	Electrician Electrician Apprentice/CW-1 Construction Wireman-1 (CW-1)
JLS Lock & Key	Locksmith
Kaschak Roofing, Inc.	Roofer
Lee Mechanical	Electrician Electrician Apprentice/CW-1 Low Voltage Technician Sheet Metal Worker Sheet Metal Worker Apprentice Steamfitter Steamfitter Apprentice
Milwaukee Plumbing & Piping, Inc.	Plumber
Northwestern Elevator	Elevator Mechanic

Pieper Electric, Inc.	Electrician Electrician Apprentice/CW-1 Construction Wireman 1
Selzer-Ornst Construction Company, LLC	Carpenter
Service Painting Corporation	Painter
Vertex Electric	Electrician
Wil-Surge Electric, Inc.	Electrician Electrician Apprentice/CW-1 Construction Wireman-1 (CW-1) Low Voltage Technician
Zien Mechanical	Plumber Plumbing Apprentice Sheet Metal Worker Sheet Metal Worker Apprentice Steam Fitter Steam Fitter Apprentice

MATERIAL PURCHASE

HVAC FILTERS
Various MPS Sites

Prime Contractor
CL Benson
1461 1st Avenue NW
New Brighton, MHN 55112

Authorization to approve a blanket contract for the purchase of HVAC filters for Various MPS Sites.

Requested Expenditure Authority : \$1,000,000.00

Term: November 22, 2024 – November 26, 2027

Budget Code: Various