

RESOLUTION NO. _____

AWARD OF CONSTRUCTION CONTRACT FOR 8018 SOUTH THIRD STREET ROAD – DRAINAGE IMPROVEMENT AND BUILDING UNDERPINNING

Item No. 5c

WHEREAS, funds have been received from the U.S. Department of Housing and Urban Development under Capital Funds Grant for the 8018 South Third Street Road – Drainage Improvement and Building Underpinning; and,

WHEREAS, Sherman Carter Barnhart Architects and Engineers developed construction documents for this project; and,

WHEREAS, the project was advertised for bids in The Courier-Journal on March 10, 2021 and The Louisville Defender on March 11, 2021 and on March 30, 2021 bids were received and tabulated for the contractor to perform the work; and,

WHEREAS, staff reviewed the bids received and determined that the bid submitted by Innovative Concrete Design and Construction, Inc. in the amount of \$158,465.35 is the lowest responsive and responsible bid received and recommends award of the contract to them.

NOW, THEREFORE, BE IT RESOLVED BY THE LOUISVILLE METRO HOUSING AUTHORITY BOARD OF COMMISSIONERS, that the Executive Director and Contracting Officer, Lisa Osanka, is hereby authorized to enter into a contract with Innovative Concrete Design and Construction, Inc. in the amount of \$158,465.35 for 8018 South Third Street Road – Drainage Improvement and Building Underpinning.

RESOLUTION BACKGROUND STATEMENT

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I. STATEMENT OF FACTS:

The Louisville Metro Housing Authority (LMHA) received funds from the Department of Housing and Urban Development under the Capital Funds Grant for 8018 South Third Street Road – Drainage Improvements and Building Underpinning. It was a few years ago when the site maintenance staff first noticed zig-zag cracks on the northwest brick veneer wall of the 2-story multifamily building. A couple of attempts were made by the maintenance staff to repair what seemed to be a superficial problem; however, over time, the cracks have reappeared and started affecting the brick veneer on the lateral walls. Upon a series of detailed site inspections and tests, the engineering team from SCB determined that the zig-zag cracks on the brick veneer wall was a sign of settlement of the building's foundation caused by soil subsidence due to poor drainage. Work under this project will include removing the excess water from the perimeter of the building by installing an effective drainage system; installing helical piers under the foundation; replacing adjacent concrete surfaces and repairing the landscape over the excavated areas as needed.

The project, was advertised in the Courier Journal on March 10, 2021 and the Louisville Defender on March 11, 2021 as well as on the LMHA Housing Agency Marketplace/eProcurement and multiple plan rooms. The LMHA was able to reach at least 1,016 companies, all which received an "invitation to bid" this project via marketplace.

The breakdown is as follows:

MBE / African-American Business Enterprise	332	(32%)
MBE / Asian Indian-American Business Enterprise	6	(1%)
MBE / Asian Pacific-American Business Enterprise	12	(1%)
MBE / Hasidic Jew Business Enterprise	1	(0%)
MBE / Hispanic-American Business Enterprise	54	(5%)
MBE / Native American Business Enterprise	13	(1%)
WBE / Woman-owned Business Enterprise	224	(22%)
DBE / Disabled-owned Business Enterprise	42	(4%)
NONE (Not MBE, WBE or DBE owned)	504	(49%)
Section 3 Business	84	(8%)

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I. STATEMENT OF FACTS (cont'd):

From the 1,016 companies that received the “Invitation for Bid”, it was recorded that only 32 companies downloaded and reviewed the Plans and Specifications for the 8018 South Third Street Road – Drainage Improvements and Building Underpinning Project and they are as follows:

MBE / African-American Business Enterprise	6	(19%)
WBE / Woman-owned Business Enterprise	8	(25%)
NONE (Not MBE, WBE or DBE owned)	17	(53%)

On March 30, 2021 bids were opened and are as follows:

<u>CONTRACTOR</u>	<u>AMOUNT</u>
Excel Excavating, Inc.	\$280,000.00
Innovative Concrete Design and Construction, Inc.	\$158,465.35

The bid submitted by Innovative Concrete Design and Construction, Inc. in the amount of \$158,465.35 was determined to be the lowest responsible and responsive bid received.

As this project is funded through the Authority’s Capital Fund Program, the Authority’s Participation Goals of 25% MBE, 10% WBE, and .5% DBE are in force. Innovative Concrete Design and Construction, Inc. is a WBE company and will be performing all work under this contract by their own workforce, no sub-contractors will be used, and therefore is in compliance with the MBE, WBE and DBE program policy. The Procurement Committee (Norma Ward, Steve Webb, Phil Reidinger and Keith McCarthy) has discussed this project and recommends award of the contract to Innovative Concrete Design and Construction, Inc. in the amount of \$158,465.35.

II. ALTERNATIVES:

- A. Approve the resolution authorizing award of a contract to Innovative Concrete Design and Construction, Inc. in the amount of \$158,465.35.
- B. Do not approve the resolution to award of the contract at this time.

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III. RECOMMENDATION:

Staff recommends Alternative “A”.

IV. JUSTIFICATION:

- The foundation repairs are necessary to prevent further damage to the buildings brick veneer walls.
- If left unrepaired, the foundation damage can negatively affect the property value, and over time, pose a safety risk to the residents.
- The scope of work includes structural underpinning, drainage system to carry water away for the building, concrete replacement as well as landscaping.
- Awarding the contract at this time is crucial to assure the safety, security and wellbeing of the residents and employees at the designated site.

V. BUDGET APPROVAL:

Funding for this project is provided from Capital Funds Grant.

Angela Larsson, Director of Finance

Date

VI. PROCUREMENT CERTIFICATION:

The procurement of this contract is in compliance with the Louisville Metro Housing Authority’s procurement policies and procedures.

Steve Webb, Purchasing Agent

Date

Prepared by: Keith McCarthy, Project Manager, Capital Improvements Dept.

Submitted by: Norma Ward, Director, Capital Improvements Dept.
May 18, 2021