

RESOLUTION NO. _____

**AWARD OF CONSTRUCTION CONTRACT FOR
EAST PAGES LANE SIDING REPLACEMENT**

Item No. 5I

WHEREAS, funds have been received from the U.S. Department of Housing and Urban Development under the Capital Fund Program for East Pages Lane Siding Replacement; and

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

WHEREAS, the project was advertised on LMHA's website and Housing Agency Marketplace and The Courier-Journal on August 16, 2023, and The Louisville Defender, on August 17, 2023, and on September 12, 2023, two 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 Skynet Professional Solutions in the amount of \$120,000.00 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 is hereby authorized to enter into a Construction Contract with Skynet Professional Solutions in the amount of \$120,000.00 for the siding replacement at 4715 East Pages Lane.

RESOLUTION BACKGROUND STATEMENT

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Item No. 5

I. STATEMENT OF FACTS:

The Louisville Metro Housing Authority (LMHA) received funds from the U.S. Department of Housing and Urban Development provided under the Capital Fund Program for East Pages Lane Siding Replacement.

On April 28, 2021, the LMHA advertised for bids and subsequently awarded a project to replace the siding at East Pages Lane to Whitney Consulting, LLC, in the amount of \$305,495.00. After months of work and completing the siding replacement in one of the three buildings on site, the sole owner of Whitney Consulting passed away unexpectedly. Following the polices and LMHA's counsel guidance, the project was closed out, and as part of that process, LMHA inventoried and took possession of a limited amount of building materials that had been purchased by the contractor, with the intent to use said materials to help complete the project under a new contract. The total contract amount paid to Whitney Consulting, LLC at closeout was \$170,536.01.

After updating the original plans and specs to reflect the siding replacement of the remaining 2 buildings on site, the project was advertised on August 16, 2023, on the LMHA's Website, The Housing Agency Marketplace and in The Courier Journal; and on August 17, 2023, in the Louisville Defender. The project team also used multiple local and national plan rooms and made direct calls to local MBE, WBE and Section 3 firms found through the Louisville Metro Government's Human Relation Commission Database, reaching at least 1660 companies that we can confirm received an "invitation for bids", and it includes 741 MBE, 346 WBE and 144 Section 3 firms from the tri-state area (Kentucky, Indiana and Ohio). The breakdown is as follows:

MBE / African American Business Enterprise	571	(34%)
MBE / Asian Indian American Business Enterprise	11	(1%)
MBE / Asian Pacific American Business Enterprise	16	(1%)
MBE / Hassidic Jew American Business Enterprise	2	(0%)
MBE / Hispanic American Business Enterprise	116	(7%)
MBE / Native American Business Enterprise	27	(1%)
None (not Woman or Minority owned)	800	(47%)
Woman Owned Business Enterprise	346	(20%)
Section 3 Business	144	(9%)

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I. STATEMENT OF FACTS (cont'd):

From the 1660 companies listed above, a total of 29 companies downloaded and reviewed the Plans and Specifications for the East Pages Lane Siding Replacement:

MBE / African American Business Enterprise	7 (21%)
MBE / Asian Indian American Business Enterprise	1 (3%)
MBE / Asian Pacific American Business Enterprise	1 (3%)
MBE / Hispanic American Business Enterprise	4 (14%)
None / (not Woman or Minority owned)	15 (52%)
Woman Owned Business Enterprise	4 (14%)
Section 3 Business	4 (14%)

On September 12, 2023, LMHA received two bids for this project as follows:

<u>CONTRACTOR</u>	<u>AMOUNT</u>
Skynet Professional Solutions	\$120,000.00
Daleos Construction	\$199,000.00

The bid submitted by Skynet Professional Services in the amount of \$120,000.00 was reviewed by staff and it was determined to be the lowest responsible and responsive bid.

Skynet Professional Services, an MBE company, has worked on previous projects for LMHA as a General Contractor, and they have done exceptional work for the housing authority as a partner with another company. On this project they are bidding as the General Contractor for the job, with no subcontractors involved. Therefore, the MWDBE goals do not apply.

II. ALTERNATIVES:

- A. Approve award of the Contract to Skynet Professional Services in the amount of \$120,000.00.
- B. Do not approve award of the contract at this time.

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III. RECOMMENDATION:

Staff recommends Alternative "A."

IV. JUSTIFICATION:

- Replacing the siding and other exterior building components is critical for keeping the buildings sealed from the elements. If left unrepaired, water and moisture will damage the buildings' structure and interior finishes, which will be very costly to repair.
- Skynet Professional Services is a local MBE company and is a well-established and respected contractor in the Louisville and Kentuckiana area. They will be performing 100% of the work, using their own workforce, with an average of 90% of their employees being members of a racial minority.
- Skynet Professional Services has worked on previous projects for LMHA as a General Contractor, and they have done exceptional work for the housing authority as a partner with another company.
- The bid received from Skynet Professional Services was well within the range of the Architectural and Engineering Estimate of \$210,000.00.

V. BUDGET APPROVAL

Funding for this project is provided from the Capital Fund Program.

Jeffrey Ralph, Director of Finance

Date

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VI. PROCUREMENT CERTIFICATION:

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

Steven Webb, Purchasing Agent

Date

Prepared by: Jay Hendrick, Program Manager
Capital Improvements Department

Submitted by: Norma Ward, Director
Capital Improvements Department
September 19, 2023