

RESOLUTION NO.

2017-29799

A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, ACCEPTING THE RECOMMENDATION OF THE CITY MANAGER TO AWARD AN AGREEMENT, PURSUANT TO REQUEST FOR PROPOSALS (RFP) NO. 2016-090-KB, FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II SOUTH OF 14 STREET (PHASE II), TO RIC-MAN CONSTRUCTION FLORIDA, INC., WITH THE GUARANTEED MAXIMUM PRICE (GMP) IN THE AMOUNT OF \$13,113,590.00; AUTHORIZING A TEN PERCENT (10%) OWNER'S CONTINGENCY FOR THE PROJECT IN THE AMOUNT OF \$1,311,359.00; AND FURTHER AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A DESIGN BUILD AGREEMENT WITH RIC-MAN CONSTRUCTION FLORIDA, INC.

WHEREAS, at the March 1, 2017 City Commission meeting, the City Commission considered the City Manager's recommendation to award an agreement pursuant to Request for Proposals (RFP) No. 2016-090-KB (Item R7E) to Ric-Man Construction Florida, Inc. (Ric-Man).; and

WHEREAS, at the March 1, 2017 City Commission meeting, the City Commission accepted the City manager's recommendation, and authorized the Administration to enter into negotiations with the top-ranked proposer, Ric-man Construction Florida, Inc.; further, should the Administration not be successful in its negotiations with Ric-man Construction Florida, Inc., the City Commission authorized the Administration to enter into negotiations with the second highest ranked proposer, Lanzo Construction Co., Florida; and further provided that the final negotiated Guaranteed Maximum Price ("GMP") with the successful proposer shall be subject to the prior approval of the Mayor and City Commission; and

WHEREAS, on March 6, 2017, the Administration met with Ric-Man, to negotiate the proposed Guaranteed Maximum Price ("GMP"); and

WHEREAS, Ric-Man agreed to reduce its original GMP of \$13,285,990.00, to the revised GMP of \$13,113,590.00, yielding cost savings to the City in the amount of \$172,400.00; and

WHEREAS, the City Manager, after successful negotiations, recommends award of the contract to Ric-Man Construction Florida, Inc., with a Guaranteed Maximum Price (GMP) in the amount of \$13,113,590.00; and

WHEREAS, the City Manager further recommends the establishment of a separate ten percent (10%) Owner's Contingency for the Project, in the amount of \$1,311,359.00.

NOW, THEREFORE, BE IT DULY RESOLVED BY THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, that the Mayor and City Commission of the City of Miami Beach, Florida hereby accept the recommendation of the City Manager to award an Agreement pursuant to Request for Proposals (RFP) No. 2016-090-KB for Design/Build Services for West Avenue Improvements Phase II South of 14 Street (Phase II), to Ric-Man Construction Florida, Inc., with the Guaranteed Maximum Price (GMP) in the amount of \$13,113,590.00; authorize a ten percent (10%) Owner's Contingency for the Project in the amount of \$1,311,359.00; and further authorize the Mayor and City Clerk to execute a

Design/Build Agreement with Ric-Man Construction Florida, Inc.

PASSED AND ADOPTED this 22 day of March 2017

ATTEST:

78 3/29/17
Rafael Granado, City Clerk

Philip Levine, Mayor

T:\AGENDA\2017\2 - February\Procurement Department\RFP 2016-090-KB West Ave South of 14 ST\2016-090-KB RFP - Design Build Services for West Ave South of 14 Street (Phase II)- Reso V2.docx

APPROVED AS TO
FORM & LANGUAGE
& FOR EXECUTION

Paul G. L. 3-16-17
City Attorney RAF Date

MIAMI BEACH

COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission
FROM: Jimmy L. Morales, City Manager
DATE: March 22, 2017

SUBJECT: 1. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, ACCEPTING THE RECOMMENDATION OF THE CITY MANAGER TO AWARD AN AGREEMENT, PURSUANT TO REQUEST FOR PROPOSALS (RFP) NO. 2016-090-KB, FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II SOUTH OF 14 STREET (PHASE II), TO RIC-MAN CONSTRUCTION FLORIDA, INC., WITH THE GUARANTEED MAXIMUM PRICE (GMP) IN THE AMOUNT OF \$13,113,590.00; AUTHORIZING A TEN PERCENT (10%) OWNER'S CONTINGENCY FOR THE PROJECT IN THE AMOUNT OF \$1,311,359.00; AND FURTHER AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A DESIGN BUILD AGREEMENT WITH RIC-MAN CONSTRUCTION FLORIDA, INC.

2. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, ACCEPTING THE RECOMMENDATION OF THE CITY MANAGER TO AWARD AN AGREEMENT, PURSUANT TO REQUEST FOR PROPOSALS (RFP) NO. 2016-091-KB, FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II NORTH OF 14 STREET (PHASE II), TO RIC-MAN CONSTRUCTION FLORIDA, INC., WITH THE GUARANTEED MAXIMUM PRICE (GMP) IN THE AMOUNT OF \$30,243,063.00; AUTHORIZING A TEN PERCENT (10%) OWNER'S CONTINGENCY FOR THE PROJECT IN THE AMOUNT OF \$3,024,306.30; AND FURTHER AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A DESIGN BUILD AGREEMENT WITH RIC-MAN CONSTRUCTION FLORIDA, INC.

RECOMMENDATION

Adopt the resolutions.

ANALYSIS

On March 1, 2017, the City Commission was presented with the City Manager's recommendation to award an agreement pursuant to Request for Proposals (RFP) No. 2016-090-KB (Item R7E) and RFP No. 2016-091-KB (Item R7F) to Ric-Man Construction Florida, Inc. (Ric-Man). Commission authorized the Administration to enter into negotiations with the top-ranked proposer, Ric-man Construction Florida, Inc.; further, should the Administration not be successful in its negotiations with Ric-man, authorize the Administration to enter into

negotiations with the second highest ranked proposer, Lanzo Construction Co., Florida; and further providing that the final negotiated Guaranteed Maximum Price with the successful proposer shall be subject to the prior approval of the Mayor and City Commission.

On March 6, 2017, city staff met with Ric-Man representatives and successfully negotiated the price for both contracts as follows:

- RFP No. 2019-090-KB – West Avenue Improvements Phase II – South of 14th Street, Original GMP of \$13,285,990.00 reduced to \$13,113,590.00, at a savings of \$172,400.00.
- RFP No. 2019-091-KB – West Avenue Improvements Phase II – North of 14th Street, Original GMP of \$30,850,663.00 reduced to \$30,243,063.00, at a savings of \$607,600.00.

The total cost savings is \$780,000 for both contracts. The ten percent (10%) owner's contingency for each contract is \$1,311,359.00 and \$3,024,306.30 respectively.

Even though all proposers were qualified to perform the work, the level of detail submitted by Ric-Man's proposal, indicated that they had performed extensive research pertaining to the development of the design, harmonization, utility coordination and sequencing of construction, which showed a clear understanding of most, if not all of the challenges associated with the project, translating to a better technical approach of work as described in the City's design criteria. The significant and extensive research conducted by Ric-Man on both projects is clearly an advantage to the City, as the more knowledgeable the design/build firm, the lesser the risk faced by the City in completing the scope of work for the agreed upon price. In addition, the preparation of preliminary design documents was much more advanced which would allow for a more timely delivery of the project design. We believe that the 1.5% and 2% price differentials from the lowest price proposal to the highest ranked proposal are more than offset by the positive attributes of the highest ranked proposal.

CONCLUSION

1. After successful negotiations, the City Manager recommends that the Mayor and City Commission approve the resolution authorizing the Administration to execute a Design Build Agreement Ric-Man Construction, Inc., pursuant to Request for Proposals (RFP) No. 2016-090-KB for Design/Build Services for West Avenue Improvements Phase II South of 14 Street (Phase II), to Ric-Man Construction, Inc., with the Guaranteed Maximum Price (GMP) in the amount of \$13,113,590.00; and authorizes a ten percent (10%) Owner's Contingency for the Project in the amount of \$1,311,359.00.

2. After successful negotiations, the City Manager recommends that the Mayor and City Commission approve the resolution authorizing the Administration to execute a Design Build Agreement Ric-Man Construction, Inc., pursuant to Request for Proposals (RFP) No. 2016-091-KB for Design/Build Services for West Avenue Improvements Phase II North of 14 Street (Phase II), to Ric-Man Construction, Inc., with the Guaranteed Maximum Price (GMP) in the amount of \$30,243,063.00; and authorizes a ten percent (10%) Owner's Contingency in the amount of \$3,024,306.30.

KEY INTENDED OUTCOMES SUPPORTED

Build And Maintain Priority Infrastructure With Full Accountability

FINANCIAL INFORMATION

The cost of the related services, are subject to funds availability approved through the City's budgeting process. Grant funds will not be utilized for this project.

Amount 1	\$500 \$8,361 \$67,781	Account 1	301-0810-000356-00-410-522-00-0-00- 26150 301-0810-061357-00-410-522-00-00- 00-26150 305-0810-061357-00-410-522-00- 00-00-26150
Amount 2	\$52,000 \$43,065	Account 2	388-0810-000356-00-410-522-00-00-00- 26150 388-0810-061357-00-410-522-00-00- 00-26150
Amount 3	\$28,800 \$377,228	Account 3	388-0810-069351-00-410-522-00-00-00- 26150 388-0810-069357-00-410-522-00-00- 00-26150
Amount 4	\$530,000 \$36,667,342	Account 4	187-9615-000349-30-410-524-00-00-00- 60197 Future Stormwater Bond Proceeds
Amount 5	\$18,333,671 \$6,111,223	Account 5	Future Water and Sewer Bond Proceeds Streetscape - Funding to be Determined
Total	62,219,971		

Legislative Tracking

Public Works/Procurement

ATTACHMENTS:

Description

- ❑ Resolution 1
- ❑ Resolution 2
- ❑ RFP 2016-090-KB Phase I Eval Scoring and Ranking
- ❑ RFP 2016-090-KB Phase II Eval Scoring and Ranking
- ❑ RFP 2016-091-KB Phase I Eval Scoring and Ranking
- ❑ RFP 2016-091-KB Phase II Eval Scoring and Ranking

EVALUATION COMMITTEE MEETING REGARDING REQUEST FOR PROPOSALS (RFP) 2016-090-KB FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II SOUTH OF 14TH STREET, PHASE II											Rank
										LOW AGGREGATE TOTALS	
	Luis Soto	Ranking	Sabrina Baglieri	Ranking	Josiel Ferrer	Ranking	Gayle Durham	Ranking			
Bergeron Land Development	70	3	74	3	68	3	71	3		12	3
David Mancini & Sons Ins.	68	4	72	4	62	4	68	4		16	4
Lanzo Construction Co.	87	2	90	2	92	1	89	2		7	2
Ric-Man Construction Inc.	96	1	92	1	90	2	92	1		5	1
Cost Proposal											
Proposer	GMP	Maximum Allowable Points		Total Points Awarded							
Bergeron Land Development	\$20,819,472.00	50		31							
David Mancini & Sons Ins.	\$20,060,034.45	50		32							
Lanzo Construction Co.	\$12,950,000.00	50		50							
Ric-Man Construction Inc.	\$13,285,990.00	50		49							

REQUEST FOR PROPOSALS (RFP) NO. 2016-091-KB, FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II NORTH OF 14 STREET									
	Roger Buell	Ranking	Sabrina Baglieri	Ranking	Gayle Durham	Ranking			
Bergeron Land Development	60	4	63	4	80	3		<u>LOW AGGREGATE TOTALS</u>	Rank
Lanzo Construction	79	2	75	1	80	3		11	4
Ric-Man Construction Inc.	83	1	64	2	83	2		6	2
David Mancini and Sons Inc.	78	3	64	2	85	1		5	1
								6	2

EVALUATION COMMITTEE MEETING REGARDING REQUEST FOR PROPOSALS (RFP) 2016-091-KB FOR DESIGN/BUILD SERVICES FOR WEST AVENUE IMPROVEMENTS PHASE II NORTH OF 14TH STREET, PHASE II.											LOW AGGREGATE TOTALS	Rank
	Luis Soto	Ranking	Sabrina Baglieri	Ranking	Josiel Ferrer	Ranking	Gayle Durham	Ranking				
Bergeron Land Development	80	3	80	3	75	3	81	3			12	3
Lanzo Construction Co.	90	2	90	2	86	2	88	2			8	2
Ric-Man Construction Inc.	94	1	91	1	91	1	96	1			4	1
COST												
Proposer	GMP		Maximum Allowable Points		Total Points Awarded							
Bergeron Land Development	\$39,823,751.00		50		37							
Lanzo Construction Co.	\$29,662,000.00		50		50							
Ric-Man Construction Inc.	\$30,850,663.00		50		48							