




January 14, 2021

TO: Mayor Jerry L. Demings
-AND-
County Commissioners

 Carrie Mathes, CFCM, NIGP-CPP, CPPO, C.P.M., Manager,
Procurement Division

CONTACT: Sara Flynn-Kramer, Manager, Capital Projects Division
407-836-0048

SUBJECT: Consultant Selection, Request for Proposals Y21-801-JS, Design Services
for Orange County Fire Rescue Training Facility

RECOMMENDATION:

Selection of one firm and two ranked alternates to provide Design Services for Orange County Fire Rescue Training Facility, Request for Proposals Y21-801-JS, from the following firms, listed alphabetically. Further request the Board authorize the negotiation and execution of a contract by the Procurement Division provided that it does not exceed the budget of \$2,000,000.

Borelli + Partners, Inc.
C.T. Hsu + Associates, P.A.
KZF Design LLC, dba KMF Architects
Schenkel & Shultz, Inc.

This item was evaluated by the Procurement Committee on January 13, 2021.
Commissioner Victoria P. Siplin was assigned to the Procurement Committee.

PURPOSE:

The Consultant shall provide engineering and architectural services for the development of a new Fire Rescue Training Facility which includes construction of a 10,000 square foot building with a classroom, conference room, office, restroom and apparatus storage spaces, and exterior features including a burn building, drill tower, pavilions, and various training props.

DISCUSSION:

The current Fire Rescue training facilities are spread over multiple, leased space campuses. These facilities need to be upgraded and consolidated to a single campus to accommodate the increased number of firefighter recruits. The new Fire Rescue training

facility will be constructed on approximately 40+/- acres in the southwest corner of the existing 771-acre parcel with new site development, new training building, and firefighter training props throughout the site.

As part of the County's commitment to sustainability and high performing buildings, the Consultant shall identify opportunities for integrated design and construction with respect to best energy and environmental practices within the scope of work and include them into the project, such as LED lighting, occupancy sensors, energy efficiency, durability, and reliability.

The Consultant will perform the following tasks:

1. Commissioning Services
2. Cost Estimating Services
3. Constructability Review Services
4. Design Phase Services
5. Permit Phase Services
6. Bidding Phase Services
7. Construction Contract Administration Services
8. Post Construction Services

Six proposals were received in response to the Request for Proposals (RFP). The Procurement Committee evaluated the proposals in accordance with the criteria set forth in this RFP. The proposal submitted by Architects Design Group and Wannemacher Jensen Architects, Inc. scored too low for Board consideration.

The consensus scores of the Procurement Committee are attached.

Procurement Committee Meeting -January 13, 2021
Y21-801, Design Services for Orange County Fire Rescue Training Facility

CRITERIA	Project Manager	Project Team	Scope	VOW	Location	M/WBE	Dislocated Workers (B)	SDV (B)	Total Weighted Points
Weighted Value	25	15	30	5	10	15	5	15	120
Similar Projects Requested	5	(B) Indicates Bonus Points (Maximums Bonus Points Above)							
KZF Design LLC, dba KMF Architects	125.00	75.00	120.00	20.00	50.00	75.00	0.00	4.00	469.00
C.T. Hsu + Associates, P.A.	125.00	60.00	120.00	25.00	50.00	75.00	0.00	10.00	465.00
Schenkel & Shultz, Inc.	100.00	60.00	120.00	20.00	30.00	75.00	0.00	6.00	411.00
Borelli + Partners, Inc.	75.00	45.00	90.00	20.00	50.00	75.00	0.00	2.00	357.00



INTEROFFICE MEMORANDUM

December 23, 2020

TO: Jacquetta Scott, Contracting Agent
Procurement Division

FROM: Sheena Jackson, Senior Contract Administrator
Business Development Division

SUBJECT: Business Development Division M/WBE Proposal Evaluation

PROJECT: Y21-801-JS/ Design Services for Orange County Fire Rescue Training Facility

APPROVED: Sheena Jackson

The M/WBE participation goal for this RFP is 27% and the M/WBE Employment Workforce goal is 18% minority, 6% women. Listed below are respondents to the subject RFP with their sub-consultants and M/WBE participation.

1. Architects Design Group
Majority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
Base Consultants (56) MWBE	AF	8%	Structural Engineering
SGM Engineering (4) MBE	AM	21%	MEP Consultant

Total M/WBE Participation Proposed: 29%
M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 24%
Total WBE Workforce: 44%
Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Points	SDV Sub-consultant Role
Gator Engineering	2	Environmental Consultant

Registered SDV(s) Proposed: 1
SDV Bonus Points: 2

Displaced Worker(s) Proposed: 0
Displaced Worker(s) Bonus Points: 0

Total Bonus Points: 2
(Includes SDV & Displaced workers)

2. Borrelli + Partners, Inc.
Majority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
AVCON, Inc. (4) MBE	AM	18% (Civil) 10% (Structural)	Civil & Structural Engineering
Bowman and Blair Ecology and Design, Inc. (6) WBE	WF	0.8%	Environmental
Kaleidoscope Interior Design, LLC (6) WBE	WF	1.5%	Interior Design

Total M/WBE Participation Proposed: 30.3%
M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 77%
Total WBE Workforce: 33%
Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Projected	SDV Sub-consultant Role
Gator Engineering and Aquifer Restoration, Inc.	2	Quality Assurance/Quality Control, Constructability, & Scheduling

Registered SDV(s) Proposed: 1
 SDV Bonus Points: 2
 Displaced Worker(s) Proposed: 0
 Displaced Worker(s) Bonus Points: 0
Total Bonus Points: 2
(Includes SDV & Displaced workers)

3. C.T. Hsu + Associates, P.A.
 Minority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
Base Consultants (56) MWBE	AF	6%	Structural Engineering
ecoPreserve (6) WBE	WF	1%	Resilience / Sustainability Planning
SGM Engineering (4) MBE	AM	20%	Mechanical, Electrical, Plumbing & Fire Protection Engineering

Total M/WBE Participation Proposed: 27%
 M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 42%
 Total WBE Workforce: 14%
 Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Points	SDV Sub-consultant Role
Blue Cord Design & Construction LLC dba Blue Cord Professional Services	2	Cost Estimating
Drummond Carpenter, PLLC	2	Site/Civil Assessment Support
Gator Engineering & Aquifer Restoration	2	Environmental Engineering Support
RDC + EA, LLP	2	Constructability Review
Roger A. Repstien	2	Quality Assurance / Quality Control

Registered SDV(s) Proposed: 5
 SDV Bonus Points: 10
 Displaced Worker(s) Proposed: 0

Displaced Worker(s) Bonus Points: 0

Total Bonus Points: 75
(Includes SDV & Displaced workers)

4. KZF Design LLC, d.b.a. KMF Architects
 Majority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
Barnes, Ferland & Associates, Inc. (BFA) (1) MBE	AFAM	1.5%	Environmental Consulting
Coyle & Caron, Inc. (6) WBE	WF	2%	Landscape Architecture
Premier Structural Engineering, Inc. (1) MBE	AFAM	4%	Structural Engineering
Montgomery Consulting Group, Inc. (6) WBE	WF	1%	Cost Estimating
SGM Engineering, Inc. (4) MBE	AM	20%	MEP
Tri3 Civil Engineering (46) MWBE	AF	6%	Civil Engineering

Total M/WBE Participation Proposed: 34%
 M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 25%
 Total WBE Workforce: 8%
 Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Projected	SDV Sub-consultant Role
Construction Engineering Consulting (CEC) Group, LLC	2	Scheduling
Roger A. Repstien/RDC Consulting	2	Peer Review QA/QC

Registered SDV(s) Proposed: 2

SDV Bonus Points: 4

Displaced Worker(s) Proposed: 0

Displaced Worker(s) Bonus Points: 0

Total Bonus Points: 4

(Includes SDV & Displaced workers)

5. Schenkel & Shultz, Inc.

Majority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
SGM Engineering, Inc. (4) MBE	AM	20%	Mechanical and Electrical Engineering
Base Consultants, Inc. (56) MWBE	AF	7%	Structural Engineering
Murray Design Group, Inc. (1) MBE	AFAM	2%	Landscape Architect

Total M/WBE Participation Proposed: 29%

M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 30%

Total WBE Workforce: 39%

Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Projected	SDV Sub-consultant Role
Blue Cord Design & Construction, Inc. dba Blue Cord Professional Services	2	Cost Estimator and Constructability Expert
Gator Engineering & Aquifer Restoration, Inc.	2	Environmental Consultant
Alliance Design & Construction, Inc.	2	Specs Writer

Registered SDV(s) Proposed: 3

SDV Bonus Points: 6

Displaced Worker(s) Proposed: 0

Displaced Worker(s) Bonus Points: 0

Total Bonus Points: 6

(Includes SDV & Displaced workers)

6. Wannemacher Jensen Architects, Inc.
Majority Prime

M/WBE Sub-consultant(s)	M/WBE Classification	Projected %	Sub-consultants Role
Tags Engineering, LLC (6) WBE	WF	10%	Mechanical, Electrical, Plumbing and Fire Protection Engineering
Advance Structural Design, Inc.(2) MBE	HM	10%	Structural Engineering
John B. Webb & Associates, Inc. (6) WBE	WF	10%	Civil Engineering
Magley Design, LLC (6) WBE	WF	5%	Landscape Architecture

Total M/WBE Participation Proposed: 35%
M/WBE Sub consultant participation Weighted Score: 37.5

Total M/WBE Workforce: 30%
Total WBE Workforce: 32%
Minority Workforce and Women Workforce Weighted Score: 37.5

Total M/WBE Participation Weighted Score: 75

Registered Service-Disabled Veteran(s) (SDV) Sub-consultant	Projected	SDV Sub-consultant Role
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Registered SDV(s) Proposed: 0
SDV Bonus Points: 0

Displaced Worker(s) Proposed: 0
Displaced Worker(s) Bonus Points: 0

Total Bonus Points: 0
(Includes SDV & Displaced workers)