

SENT VIA EMAIL
RETURN RECEIPT REQUESTED

September 22, 2017

Debra Ryan, Vice President
PPC AIR CONDITIONING, INC.
5950 Lakeshore Drive
Cypress, CA 90630

**RE: NOTICE OF INTENT TO AWARD
CRII-3 2017 MED SCI B MAJOR BUILDING MAINTENANCE
CRII-3 2017 MED SCI D MAJOR BUILDING MAINTENANCE
PROJECT NOS. 5112079/5112080, CONTRACT NOS. 999471/999472**

Lump Sum Base Prices: \$7,514,000 and \$9,243,000

Dear Ms. Ryan:

The University is pleased to inform you that it intends to award a contract for the CRII-3 2017 Med Sci B Major Building Maintenance and CRII-3 2017 Med Sci D Major Building Maintenance projects to PPC Air Conditioning, Inc. After reviewing the bids opened on September 21, 2017, the University has determined that PPC Air Conditioning, Inc. offers the best value with a proposal price equal to the Maximum Acceptance Cost(s), an average Technical Score of 82.25, and a cost per technical point of \$210,828, as summarized in the attached Best Value Calculation Spreadsheet.

The three-day bid protest period will begin on Monday, September 25, 2017, and will expire at 5:00 pm on Wednesday, September 27, 2017.

Please note that the University cannot award a contract to PPC Air Conditioning, Inc. until internal budget and management approvals have been secured. Therefore, this letter should not be considered a contract award until you receive a fully executed contract and Notice to Proceed. Until such time, the University reserves the right to reject all proposals.

If you have any inquiries regarding this bid, please contact me. We appreciate the time, effort and enthusiasm shown by your team in its proposal effort for this project.

Sincerely,

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA

BY: 

Brian Pratt, AIA, DBIA, LEED AP
Assistant Vice Chancellor
Campus Architect

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101 Academy, Suite 200
Irvine, CA 92697-2450
(949) 824-6630 | Fax (949) 824-8096
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Notice of Intent to Award
Ms. Debra Ryan
2 of 2

CRII3-2017 Med Sci B Major Building Maintenance
CRII3-2017 Med Sci B Major Building Maintenance
Project Nos. 5112079/5112080, Contract Nos. 999471/999472

/dmd

Attachment: Best Value Calculation Spreadsheet

cc: Kevin Cammall, Vice President, Solpac Construction, Inc., dba Soltek Pacific Construction Company
James Awford, Principal, BNBuilders, Inc.
Carl D. Smith, Executive Director of Operations, Health Affairs
Karl Wolonsky, Assistant Vice Chancellor, Facilities Management
Allen Shiroma, Director, Project Services, Engineering and Energy, Facilities Management
Gary Krekemeyer, Director of Budget and Finance, Facilities Management
Joseph Fleshman, Project Services Manager, Facilities Management
Nathalie Anaya, Accounting & Finance Manager, Facilities Management



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BEST VALUE CALCULATION SPREADSHEET

CRII-3 2017 Med Sci B Major Building Maintenance CRII-3 2017 Med Sci D Major Building Maintenance Project Nos. 5112079/5112080 Contract Nos. 999471/999472	Technical Proposal Due September 12, 2017, 3:00pm Lump Sum Base Price Proposal Due September 13, 2017, 3:00pm Bid Opening Date: September 21, 2017 2:00 pm		
MAXIMUM ACCEPTANCE COSTS: CRII-3 2017 Med Sci B Major Building Maintenance: \$7,514,000 CRII-3 2017 Med Sci D Major Building Maintenance: \$9,243,000	CRII3-04 PPC Air Conditioning, Inc. Cypress, CA	CRII3-14 BNBuilders, Inc. San Diego, CA	CRII3-16 Soltek Pacific Construction Company San Diego, CA
LUMP SUM BASE PRICE PROPOSALS			
CRII-3 2017 Med Sci B Major Building Maintenance	\$7,514,000.00	\$7,514,000.00	\$7,481,914.00
CRII-3 2017 Med Sci D Major Building Maintenance	\$9,243,000.00	\$9,243,000.00	\$9,129,086.00
TOTAL OF BASE PRICE PROPOSALS	\$16,757,000.00	\$16,757,000.00	\$16,611,000.00
UNIT PRICES (Specification Section 01 2200)			
Unit Price No. 1 Daily Rate of Compensation for Compensable Delay	\$0.00	\$1.00	\$2,850.00
Compensable Delay per Day x 30 Calendar Days	\$0.00	\$30.00	\$85,500.00
Unit Price No. 2 Item: Lead Paint Removal not Found in Asbestos and Lead Reports	\$18.00	\$10.00	\$3.00
Unit Price No. 2 Item x 1200 square feet	\$21,600.00	\$12,000.00	\$3,600.00
Unit Price No. 3 Item: Removal of Amosite Asbestos Containing Material not Found in Asbestos and Lead Reports	\$58.00	\$75.00	\$65.00
Unit Price No. 3 Item: x 40 cubic feet	\$2,320.00	\$3,000.00	\$2,600.00
Unit Price No. 4 Item: Removal of Chrysotile Asbestos Containing Material not Found in Asbestos and Lead Reports	\$58.00	\$75.00	\$65.00
Unit Price No. 4 Item: x 40 cubic feet	\$2,320.00	\$3,000.00	\$2,600.00
Unit Price No. 5 Item: Removal of Crocidolite Asbestos Containing Material not Found in Asbestos and Lead Reports	\$46.00	\$75.00	\$65.00
Unit Price No. 5 Item: x 40 cubic feet	\$1,840.00	\$3,000.00	\$2,800.00
Unit Price No. 6 Item: Replacement of Vinyl Composition Tile (VCT) Flooring	\$13.00	\$4.00	\$4.00
Unit Price No. 6 Item x 40 square feet	\$520.00	\$160.00	\$160.00
TOTAL OF ALL UNIT PRICES	\$28,600.00	\$21,190.00	\$97,060.00
ALTERNATES (Division 1 Section 01 2300)			
Alternate No. 1 - Interior Ductwork for Med Sci B	\$0.00	\$0.00	\$0.00
Alternate No. 1 - Interior Ductwork for Med Sci D	\$0.00	\$0.00	\$0.00
Alternate No. 2 - Autoclaves for Med Sci B	\$0.00	\$0.00	\$0.00
Alternate No. 2 - Autoclaves for Med Sci D	\$0.00	\$0.00	\$0.00
Alternate No. 3 - Upgrade and Repair Existing Cold Rooms for Med Sci B	\$0.00	\$0.00	\$0.00
Alternate No. 3 - Upgrade and Repair Existing Cold Rooms for Med Sci C	\$0.00	\$0.00	\$0.00
Alternate No. 3 - Upgrade and Repair Existing Cold Rooms for Med Sci D	\$0.00	\$0.00	\$0.00
Alternate No. 4 - Laboratory Improvements for Med Sci B	\$0.00	\$0.00	\$0.00
Alternate No. 4 - Laboratory Improvements for Med Sci D	\$0.00	\$0.00	\$0.00
Alternate No. 5 - Mechanical Room Equipment Replacement	\$0.00	\$0.00	\$1,663,228.00
Alternate No. 6 - Floor Coverings for Med Sci B	\$230,000.00	\$0.00	\$430,976.00
Alternate No. 6 - Floor Coverings for Med Sci D	\$325,000.00	\$0.00	\$430,976.00
TOTAL OF ALL ALTERNATES	\$555,000.00	\$0.00	\$2,525,180.00
TOTAL PROJECT COST = Lump Sum Base Price Proposal + Extended Unit Prices + Alternates	\$17,340,600.00	\$18,778,190.00	\$19,233,240.00
AVERAGE TECHNICAL POINTS	82.25	61.50	58.25
BEST VALUE SCORE = TOTAL PROJECT COST / AVERAGE TECHNICAL POINTS	\$210,828	\$272,816	\$341,924