To: Chairman Cook and the VRE Operations Board

From: Doug Allen

Date: September 18, 2015

Re: Authorization to Execute a Contract for Elevator Rehabilitation or Replacement at Franconia-Springfield and Rippon Stations

Recommendation:

The VRE Operations Board is asked to authorize the Chief Executive Officer to execute a contract with Nichols Contracting, Inc. of Sandy Spring, Maryland for elevator rehabilitation or replacement at Franconia-Springfield and Rippon stations in the amount of $1,078,480, plus a 10% contingency of $107,848, for a total amount not to exceed $1,186,328.

Background:

In recent years, the frequency of failures and required maintenance service calls have increased for the two elevators at the Franconia-Springfield station and the elevator at the Rippon station, creating an inconvenience to VRE riders. The failures are due to aging elevator cabs and associated equipment. The project scope of work includes the modernization of elevator cabs, controls, support structures and systems.

On March 20, 2015, the VRE Operations Board approved a request to issue an Invitation for Bids (IFB) for the Elevator Rehabilitation or Replacement at Franconia-Springfield and Rippon Stations project. A mailing list of fifty-seven (57) prospective Bidders was established for the solicitation to ensure access to adequate sources of services. Additionally, the IFB was posted on eVA.
On July 24, 2015, an IFB was issued and bids were due on August 24, 2015.

Only one (1) response was received. The staff conducted a survey to determine why only a single Bid was received and is satisfied with the result.

The following reasons were given for why Bidders did not respond to the solicitation:

- Current workload does not allow time for additional projects;
- Lack of manpower;
- Pricing obtained from prospective subcontractors was not competitive;
- Steel supplier was unable to provide pricing prior to the due date for Bids; and,
- Considerable amount of effort is required to address the level of rust observed at the site visits.

Staff has certified the price is fair and reasonable.

The bid abstract is as follows:

<table>
<thead>
<tr>
<th>Bidder</th>
<th>Bid Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nichols Contracting, Inc. of Sandy Spring, MD</td>
<td>$1,078,480.00</td>
</tr>
</tbody>
</table>

The Contract includes the modernization of three (3) passenger elevators to be completed as follows:

- Franconia-Springfield Station East Elevator (Elevator No. 1) - One hundred and twenty (120) calendar days from the date set forth in the written Notice-To-Proceed.
- Franconia-Springfield Station West Elevator (Elevator No. 3) - One hundred and fifty (150) calendar days from the date set forth in the written Notice-To-Proceed.
- Rippon Station Elevator - One hundred and twenty (120) calendar days from the date set forth in the written Notice-To-Proceed.

**Fiscal Impact:**

The total cost of this project is funded with Federal FY 2016 State of Good Repair formula grants (5337), matched with state and local funds.
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WHEREAS, the elevators at the Franconia-Springfield and Rippon stations have experienced increased failures and required maintenance service calls due to aging elevator cabs and associated equipment; and,

WHEREAS, the project scope of work includes the modernization of elevator cabs, controls, support structures and systems; and,

WHEREAS, the VRE Operations Board in March 2015 approved issuance of an Invitation for Bids (IFB) for the Elevator Rehabilitation or Replacement at Franconia-Springfield and Rippon Stations project; and,

WHEREAS, VRE advertised an Invitation for Bids on July 24, 2015; and,

WHEREAS, on August 24, 2015, one response was received; and,

WHEREAS, subsequent to a review of the references and financial stability, VRE staff recommends the VRE Operations Board award a contract to Nichols Contracting, Inc. of Sandy Spring, Maryland;

NOW, THEREFORE, BE IT RESOLVED THAT, the VRE Operations Board does hereby authorize the Chief Executive Officer to execute a contract with Nichols Contracting, Inc. of Sandy Spring, Maryland for elevator rehabilitation or replacement at Franconia-Springfield and Rippon stations in the amount of $1,078,480, plus a 10% contingency of $107,848, for a total amount not to exceed $1,186,328.

Approved this 18th day of September 2015

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John C. Cook
Chairman

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Paul Smedberg
Secretary