

DATE: AUGUST 1, 2023

FROM: CONSTRUCTION AND MAINTENANCE

SUBJECT: RESOLUTION NO. _____ - AWARD OF CONTRACT NO. 39995 TO BEACON SALES ACQUISITION, INC. DBA BEACON BUILDING PRODUCTS FOR PURCHASE OF ROOFING MATERIALS

SUMMARY:

Staff requests approval of Contract No. 39995 with Beacon Sales Acquisition, Inc. dba Beacon Building Products, headquartered in Herndon, Virginia, with a local office presence in Pico Rivera, California, for the purchase of roofing materials for the historical transit shed located at Berth 155A. The amount of this contract shall not exceed \$258,872. The Harbor Department will be financially responsible for the payment of expenses incurred under the proposed contract.

RECOMMENDATION:

It is recommended that the Board of Harbor Commissioners (Board):

1. Find that the Director of Environmental Management has determined that the proposed action is administratively and categorically exempt from the requirements of the California Environmental Quality Act (CEQA) under Article II Section 2(f) of the Los Angeles City CEQA Guidelines and Section 15331 of the State CEQA Guidelines;
2. Approve Contract No. 39995 with Beacon Sales Acquisition, Inc. dba Beacon Building Products (Beacon) for the purchase of roofing materials in the amount of \$258,872;
3. Authorize the Executive Director to execute and the Board Secretary to attest to Contract No. 39995 for and on behalf of the Board; and
4. Adopt Resolution No. _____ .

DISCUSSION:

Background/Context – The Berth 155A Roof Replacement project is an approved Construction & Maintenance Division (C&M) Fiscal Year 2023-2024 Capital Improvement Plan (CIP) deferred maintenance project to remove and replace the current roof of the historical transit shed located at Berth 155A.

Berth 155A is a historical transit shed currently used by C&M to store material and equipment to support C&M operations and construction projects. The structure was

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upgraded approximately 5 years ago and was cleaned-up, abated and repainted. A roll-up door with drive-through access, card readers and a fiber-optic camera system were installed along with seismic upgrades to the existing structure. At that time, the roof on this structure had not been replaced and the roof is now several decades old.

The roof was repaired approximately 20 years ago as the roof was leaking. The roof drains installed then were fabricated in house and are not Underwriter Laboratories (UL) listed and do not meet any roof drain standards. The existing roof insulation is not of optimal quality, resulting in the fasteners (screws) protruding through the single-ply material. This has resulted in water leaks throughout the building. The roof needs to be replaced to prevent damage to the structure and the material and equipment stored in it. The expected useful life of the new roof is 30 years.

Contract No. 39995 is for the purchase of material from Beacon to replace the roof. C&M staff will replace the roof. This contract amount will not exceed \$258,872.

Selection Process – C&M submitted a requisition for the roofing materials in December 2022. The Contracts and Purchasing Division (C&P) released Request for Bids (RFB) No. F-1153 on January 10, 2023. It was advertised on the City of Los Angeles Regional Alliance Marketplace for Procurement (RAMPLA) and the Port of Los Angeles website.

Per statistics on RAMPLA, the bid was viewed by 29 companies (Transmittal No. 1). The bid document was downloaded by 20 companies (Transmittal No. 2). Five vendors submitted bids for this contract opportunity. C&P prepared a recap of the bid (Transmittal No. 3). Beacon was the lowest responsive bidder in the amount of \$236,413.10, excluding taxes. In its bid, Beacon substituted Carlisle products for the requested Sika Sarnafil products. The RFB permitted the consideration of offers to supply articles substantially the same as those described therein but with minor variations. Staff has determined that the Carlisle products meet this standard. The contract amount of \$258,872 includes funding for Beacon's bid of \$236,413.10 plus taxes. Staff is recommending approval of the award of Contract No. 39995 to Beacon. (Transmittal 4).

ENVIRONMENTAL ASSESSMENT:

The proposed reroofing was reviewed by a professionally qualified architectural historian and determined to be in conformance with the Secretary of Interior's Standards for the Treatment of Historic Properties. The proposed action is the approval of Contract No. 39995 with Beacon Sales Acquisition, Inc. dba Beacon Building Products for the purchase of roofing materials for Berth 155A, which is an administrative action for the repair of historical resources in a manner consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating,

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Restoring, and Reconstructing Historic Buildings. Therefore, the Director of Environmental Management has determined that the proposed action is administratively and categorically exempt from the requirements of CEQA in accordance with Article II Section 2(f) of the Los Angeles City CEQA Guidelines and Section 15331 of the State CEQA Guidelines.

FINANCIAL IMPACT:

Approval of the proposed one-time purchase order authorizes the purchase of roofing materials in the amount of \$258,872 including taxes, in Fiscal Year (FY) 2023/24.

Funding for FY 2023/24 in the amount of \$258,872 has been budgeted within Center No. 1207, Account No. 55010 (Maintenance Supplies – Parts & Materials), Program No. 000.

CITY ATTORNEY:

The Office of the City Attorney has reviewed and approved the subject contract as to form and legality.

TRANSMITTALS:

1. C&M_Bid No. F-1153 Views_Trans 1
2. C&M_Bid No. F-1153 Downloaded_Trans 2
3. C&M_Bid No. F-1153 Recap_Trans 3
4. C&M_Contract No. 39995-Bid No. F-1153_Trans 4

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FIS Approval: MB

CA Approval: _____



TIM CLARK
Director of Port Construction & Maintenance

Michael DiBernardo

MICHAEL DIBERNARDO
Deputy Executive Director

APPROVED:

Marla Bleavins For

EUGENE D. SEROKA
Executive Director