

**DETERMINATION AND FINDINGS
FOR
SOLE SOURCE EXTENSION OF A COMPETITIVELY AWARDED CONTRACT
BEYOND FIVE YEARS**

Agency: Department of General Services (“DGS” or the “Department”)
Contract No.: DCAM-21-NC-RFP-0003
Caption: Parking Lot Management Services – DC USA Retail Mall
Contractor(s): U Street Parking, Inc.

FINDINGS

1. AUTHORIZATION:

D.C. Official Code §§ 2-351.04(28) and 2-354.04; 27 DCMR §§ 1304.1, 2000, and 2005

2. MINIMUM NEED:

The Department requires the continued engagement of the incumbent Contractor to provide the provision of Parking Lot Management Services for DC USA Retail Mall by *U Street Parking Inc.* during the Period of Performance from October 1, 2026, through September 30, 2027.

3. ESTIMATED FAIR AND REASONABLE PRICE:

\$551,762.96

4. FACTS WHICH JUSTIFY A SOLE SOURCE EXTENSION OF CONTRACT:

- I. New Strategic Direction for the Parking Lot - The District is currently evaluating various options for the future management and operation of the Parking Lot. The District is considering alternative approaches that may provide operational and financial benefits to the District, including potential changes to the current service delivery model. Because the District is actively evaluating its long-term strategy for the Parking Lot, it is not presently in a position to establish the scope, duration, and requirements of a future competitive procurement without first completing its evaluation.

- II. Operational Continuity of Essential Services - Continuous operation of the Parking Lot is necessary to support District operations and residents. An interruption in services could adversely affect business operations in that area, enforcement, and accessibility. Maintaining uninterrupted services during the District's evaluation is therefore necessary.
- III. Incumbent Expertise and Efficiency- The incumbent contractor has established knowledge of the Parking Lot's operations, systems, and requirements and can continue services without the transition period required for a new vendor. Continued service will minimize operational disruption during the District's evaluation.

5. MARKET RESEARCH

Market research indicates that continuing with the incumbent is financially advantageous to the District, as the contractor has agreed to maintain the existing OY4 rates. The proposed one year extension provides flexibility while the District evaluates its long-term strategy and avoids the potential costs and inefficiencies associated with transitioning to a new vendor at this time.

6. CERTIFICATION BY THE CHIEF OPERATING OFFICER:

I hereby certify to the best of my knowledge and belief that all of my statements regarding the conditions, service needs and urgency, are true, correct, and complete and that the information given herein is true and accurate. Moreover, I understand that making a false statement is punishable by criminal penalties pursuant to D.C. Official Code § 22-2405 et sq. (2001). I understand that any information I give may be investigated as allowed by law or regulation.

Danielle Meadors
Chief Operating Officer

Date

7. CERTIFICATION BY CONTRACTING OFFICER:

I have reviewed the above findings and certify that they are sufficient to justify the use of the single available source method of procurement under the cited authority. I certify that the notice of intent to award a sole source procurement action was published in accordance with 27 DCMR 4718 and that no response was received. I recommend that the Department

of General Services, Associate Director/ Chief Procurement Officer approve using the sole source procurement method for this proposed procurement action.

Kianna Shepherd
Contracting Officer,
Contracts & Procurement Division

Date

DETERMINATION

Based on the above findings and in accordance with the cited authority, I hereby determine that it is not feasible or practical to invoke the competitive solicitation process under either Section 402 or 403 of the District of Columbia Procurement Practices Reform Act of 2010 (D.C. Law 18-371; D.C. Official Code § 2-354.02 or 2-354.03). Accordingly, I determine that the District is justified in using the sole source method of procurement.

Dr. Jacque McDonald, NIGP-CPP, CPPO, CPPB
Associate Director, Contracts and Procurement
Chief Procurement Officer

Date