

DETERMINATION AND FINDINGS

SOLE SOURCE PROCUREMENT

CAPTION: Architecture and Engineering Services for MPD 4D Substation – ADA Upgrades

CONTRACT NO.: DCAM-24-NC-SS-0002

AGENCY: Department of General Services

CONTRACTOR: Bell Architect

FINDINGS

1. AUTHORIZATION:

D.C. Official Code §2-354.04, 27 DCMR 1304 and 27 DCMR 4718

2. MINIMUM NEED:

The Government of the District of Columbia, acting by and through its Department of General Services (the “Department” or “DGS”), has a need to engage the services of Bell Architects (“Contractor”) to provide permit-approved contract documents and Architectural and Engineering (“AE”) services throughout the entire duration of the Metropolitan Police Department (“MPD”) and are instrumental in achieving the design objectives outlined for the MPD 4D Substation – ADA Upgrades (“Project”).

3. ESTIMATED FAIR AND REASONABLE PRICE:

The anticipated fair and reasonable cost to provide permit-approved contract documents and Architectural and Engineering (“AE”) services throughout the entire duration of the Project is **\$85,600.00**.

4. FACTS WHICH JUSTIFY A SOLE SOURCE PROCUREMENT:

Through a competitive Request for Proposal (“RFP”) Bell Architects, was awarded the Contract No. DCAM-18-AE-0066 on May 11, 2018, for Architectural and Engineering Services for the MPD 4D Substation – ADA Upgrades. Bell had successfully navigated the permit process, receiving approval from the Department of Energy and Environment (“DOEE”). Simon Construction, initially selected as the general contractor (GC), was tasked with procuring and obtaining the approved permit for the commencement of construction. Unfortunately, Simons Construction did not obtain the issued permit documents from DOEE

leading to the expiration of the permit. Regrettably, Simon Construction’s aspirations for construction are on the brink of revocation. This protracted process has spanned over two years.

As the Contract DCAM-18-AE-0066 is no longer valid, it is the best interest to the District is best served to award a sole-source Contract to Bell Architects to renew the permits and continue services until the completion of the construction phase.

The Bell Architect has already completed the 100% of the design and this will be critical to achieving the successful development of design and construction documents necessary for the construction and completion of the new recreation center within the desired timeframe.

The Bell Architect and its design team possess the institutional knowledge and expertise that is required to successfully complete the scope of required services within the time frame required. By virtue of the firm’s involvement in the project and serving as the A/E for the original scope of work and its proposed consultant’s records, the team possesses unique and valuable knowledge to deliver the project successfully. In addition, continuity in service delivery is paramount to the success of the Project.

The introduction of a new A/E at this juncture may jeopardize the timely completion of the project and may result in significant and unnecessary increases in costs.

Based on the above facts, it is in the best interest of the District to issue a sole source award to Bell Architects to provide the requisite A/E services, which include Title II services for the proposed MPD 4D Substation – ADA Upgrades. This will ensure continuity in the project implementation process and will result in time and cost savings; therefore, the District is best served by issuing a sole-source Contract to the current Architect to successfully complete the Project.

5. CERTIFICATION BY THE EXECUTIVE PROGRAM MANAGER OF PUBLIC SAFETY & JUSTICE SERVICES DIVISION:

I have reviewed the above findings and certify to the best of my knowledge and belief, all statements are true, correct, and complete and that the information given herein is true and accurate to the best of my knowledge and belief.

Date

Agyei Hargrove
Executive Program Manager
Public Safety & Justice Services Portfolio

6. CERTIFICATION BY THE CONTRACTING OFFICER:

I have reviewed the above findings and certify to the best of my knowledge and belief, all statements are true, correct, and complete and that the information given herein is true and accurate to the best of my knowledge and belief.

Date

Domonique L. Banks
Contracting Officer

7. CERTIFICATION BY THE CHIEF OF CONTRACTS AND PROCUREMENT:

I have reviewed the above findings and certify that they are sufficient to justify the use of the sole source method of procurement under the cited authority. I certify that the sole source notice of Intent to Award a Sole Source Contract was published in accordance with Section 404(c) of the District of Columbia Procurement Practices Reform Act of 2010 (D.C. Official Code §2-354.04) and that no response was received. As the Chief of Contracts and Procurement at the Department of General Services, I approve the use of the sole source procurement method for this requirement.

Date

George. G. Lewis, CPPO
Chief Procurement Officer
Chief of Contracts and Procurement