

Contracts & Procurement

**DETERMINATION & FINDINGS
FOR
SOLE SOURCE PROCUREMENT**

Agency: Department of General Services
Contract No.: TBD
Caption: W Street Foxhall Playground Renovation
Contractor: Keystone Plus Construction Corporation

FINDINGS

1. AUTHORIZATION:

D.C. Code Section 2-354.04 and DCMR 27, Section 4718.

2. MINIMUM NEED:

The Department of General Services (the “Department” or “DGS”) on behalf of Department of Parks and Recreation (“DPR”), executed task order agreement (“Task order Agreement”) No. 19 under IDIQ Contract No. DCAM-17-CS-0033E (the “Contract”) with Keystone Plus Construction Corporation (the “Contractor”) on June 20, 2019 for Foxhall W Street Playground and Field Renovation, located at 48th Street, NW, Washington, DC 20007 (the “Project”).

The Task order Agreement included November 1, 2020 as Substantial completion Date, December 31, 202 as Final Completion Date and January 31, 2021 as the Administrative Term Date.

In order to complete the Project timely, the Department would like to issue a sole source contract to Keystone Plus Construction Corporation to complete the installation of the drinking fountain in accordance with the original cope of Work (“SOW”), Drawings and Specifications, located at 48th Street, NW, Washington, DC 20007 (the “Project”).

3. ESTIMATED FAIR AND REASONABLE PRICE:

The estimated fair and reasonable price is \$164,748.81. This is the balance of the work be completed under the sole sourced Contract or Task Order Agreement.

4. BACKGROUND AND AWARD PROCESS:

The Department competitively awarded Task Order Agreement No. 19 under IDIQ Contract No. DCAM-17-CS-0033E (the “Contract”) to Keystone Plus Construction Corporation on June 20, 2019 for Foxhall W Street Playground and Field Renovation, located at 48th Street, NW, Washington, DC 20007 (the “Project”).

In accordance with the process that was conducted in strict adherence to the DC Code, the Contracting Officer determined that the bid submitted by Keystone Plus Construction Corporation was the lowest responsive and the most advantageous to the District. It was further determined that the contractor was responsible and that the proposed pricing was fair and reasonable and awarded the Contract to Keystone Plus Construction Corporation.

5. FACTS WHICH JUSTIFY A SOLE SOURCE PROCUREMENT:

Given the importance of this Project, the Department believes that the Contractor’s experience and knowledge capability of providing the Department with the level of confidence required to successfully deliver the Project on time with accurate pricing, are ample facts which justify this sole source. It is in the best interest of the District to award to reengage Keystone Plus Construction Corporation, avoid further delays and complete the Project correctly, expeditiously, and in a cost-effective manner.

More facts which justify a sole source procurement:

- Keystone Plus Construction Corporation completed the initial work for the W Street Foxhall Project via Task Order No. 19 to DCAM-17-CS-0033E, which expired on January 31, 2021. The playground has been open since October 2020.
- Assigning Keystone this work via a sole source procurement is overall the most cost-effective course of action, given their ability to produce work in line with the original baseline scope.

6. CERTIFICATION BY THE DEPUTY DIRECTOR OF CAPITAL CONSTRUCTION SERVICES:

I hereby certify that the above findings are correct and complete.

Tiffany Barthwell Moore
Deputy Director
Capital Construction Services

Date

7. CERTIFICATION BY CONTRACTING OFFICER:

I have reviewed the above findings and certify the findings are true, correct and complete to the best of my knowledge.

Pamela Ford Dickerson
Contracting Officer

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.

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

Date