



Memorandum

Date: February 12, 2025

To: Honorable Mayor and Councilmembers

Via: Zeida C. Sardiñas
City Manager

From: Lazaro Quintero
Capital Improvements Division Chief

Subject: **Award Recommendation of ITB 2024-28 Morgan Levy Park Restroom Renovations**

Introduction

The Capital Improvement Division respectfully requests approval and authorization from the Mayor and City Councilmembers to authorize the City Manager to award Invitation to Bid (ITB) No. 2024-28 “Morgan Levy Park Restroom Renovations”.

Background

Originally a Miami-Dade County Parks & Recreation facility known as Doral Park, Morgan Levy Park was deeded over to the City of Doral in 2004 after the City’s incorporation the prior year (2003). When the City took ownership of the park, it inherited a facility which had limited amenities which included a parking lot, open field space, a restroom building, small playground, and four (4) tennis courts.

In 2005, the City began the redevelopment of the park which included the addition of new wonderful amenities, such as synthetic turf soccer fields, additional tennis court, basketball courts, volleyball courts, pavilions, playground, and the City’s first community center. As part of the redevelopment project the City kept the four (4) tennis courts and restroom building which were already existing when the park was under control by Miami-Dade County Parks & Recreation.

Being the original restroom facility when the City took ownership of the park 18 years ago, the interior of the restrooms are in need of an update in order to maintain the facility's pleasing visual aesthetics. The renovation of the interior of the restrooms will include new flooring, finishes, partitions, and fixtures (plumbing and lighting) giving the restrooms an updated look.

On August 15, 2022, the Mayor and City Council approved a Work Order with Stantec Consulting Services Inc. via Resolution No. 22-118 to provide professional design and engineering services for the provision of interior renovations to the restrooms at Morgan Levy Park. Since then, City staff has worked diligently on finalizing the design documents and permitting along with securing the budget allocation for this project.

Procurement

On November 12, 2024, the City of Doral issued Invitation to Bid ("ITB") No. 2024-28 inviting all qualified and experienced firms to submit bids for the Morgan Levy Park Restroom Renovations. Notices were also posted on the City's website, VendorRegistry.com, and Demandstar.com, with electronic broadcast to numerous vendors. The Department of Procurement and Asset Management held a publicly noticed mandatory pre-bid conference on November 20, 2024

On December 18, 2024 the City received and opened nine (9) proposals from the following respondents: D. Torr General Contractors, Sleiman Construction, LLC, Hycon Investments LLC, FSV Construction Company, Gemstone Builders LLC, Alta Quality Builders, Khan Builders Inc, PiF Construction Group Inc., and J&IC Construction LLC.

After staff's review of the responsiveness, responsibility, and references of the nine proposals, it was determined that FSV Construction Company offered the lowest, responsive, and responsive bid submittal in the amount of One Hundred Eighty Seven Thousand, Seven Hundred Twelve Dollars and 00/100 (\$187,712.00). Staff recommends awarding this bid to FSV Construction Company.

Section 2.2 of ITB No. 2024-28 provides in relevant part as follows: "Award of this Contract will be made to the lowest responsive and responsible bidder who bids on all items and whose bid offers the lowest total project cost when all items are added in the aggregate as indicated in the Bid Price Sheet."

Fiscal Impact

This item will have a fiscal impact of One Hundred Eighty Seven Thousand Twelve Dollars and 00/100 (\$187,712.00) plus a 10% contingency for a total fiscal impact of Two Hundred Six Thousand, Four Hundred Eighty Three Dollars and 20/100 (\$206,483.20). Funding for this request is available in the current fiscal year and will come from the Parks & Recreation Department Account Number 102.90005.500634.

Recommendation

The City Manager's Office respectfully requests that the Mayor and City Councilmembers authorize the award of ITB No. 2024-28 "Morgan Levy Park Restroom Renovations" to FSV Construction Company and authorize the City Manager to enter into an agreement with FSV Construction Company in an amount of Two Hundred Six Thousand, Four Hundred Eighty Three Dollars and 20/100 (\$206,483.20) which includes a 10% contingency. Staff further requests authorization and approval for the City Manager to enter into an agreement with the next highest ranked firm successively if an agreement cannot be reached with FSV Construction Company.

Funding for this request is available in the current fiscal year and will come from the Parks & Recreation Department Account Number 102.90005.500634.