

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF SAN BERNARDINO COUNTY
AND RECORD OF ACTION**

March 1, 2022

FROM

WILLIAM L. GILBERT, Director, Arrowhead Regional Medical Center

SUBJECT

Agreements for Facility Management Support Services

RECOMMENDATION(S)

Approve Agreements with the following vendors to address emergency situations and routine facility maintenance and/or repairs at Arrowhead Regional Medical Center, in the total aggregate amount of \$5,000,000, for the five-year period of March 1, 2022 through February 28, 2027:

1. ASSA ABLOY Entrance Systems US Inc. DBA Capitol Door Services, **Contract No. 22-132.**
 2. Callison Construction, **Contract No. 22-133.**
 3. Ham's Electric, Inc., **Contract No. 22-134.**
 4. Kenaston Flooring, **Contract No. 22-135.**
 5. Lancet Contracting Inc., **Contract No. 22-136.**
 6. Plan Tech, Inc., **Contract No. 22-137.**
- (Presenter: William L. Gilbert, Director, 580-6150)

COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES

Operate in a Fiscally-Responsible and Business-Like Manner.

Provide for the Safety, Health and Social Service Needs of County Residents.

FINANCIAL IMPACT

Approval of the recommendation will not result in the use of Discretionary General Funding (Net County Cost). The total aggregate cost of \$5,000,000 for these services are funded by State Medi-Cal, Federal Medicare, private insurances, and other departmental revenue. Funding sources may change in the future pending any legislative activity related to the repeal and/or replacement of the Affordable Care Act. Sufficient appropriation and revenue are included in the Arrowhead Regional Medical Center (ARMC) 2021-22 budget and will be included in future recommended budgets.

BACKGROUND INFORMATION

ARMC's Facility Management Department requires the contracted services of qualified on-call general and specialized contractors for the purpose of conducting routine or emergency facility maintenance and/or repair services. The work will include maintenance work, as defined in Public Contract Code section 22002, and repair work that does not exceed the total project cost identified in Public Contract Code section 22032(a) (currently \$60,000). The scope of work that will be provided by these contractors include painting; asphalt and concrete repair on sidewalks, parking lots, and walkways; floor maintenance/repairs; door and door system maintenance/repairs; gate and fence maintenance/repairs; cabinet and countertop

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maintenance/repairs; plumbing repair/maintenance; and electrical repair/maintenance. Selected contractor(s) will be on call 24 hours a day, seven days a week.

For any project exceeding \$60,000 ARMC's Facility Management Department and Real Estate Services - Project Management work hand in hand on all of the hospital's capital improvement projects. Facilities maintenance work not performed by an on-call vendor is performed by internal ARMC Facility Management Department staff due to the specialized training requirements such as infection control, temperature monitoring for various medical procedures and pharmaceutical controls, and equipment functionality.

PROCUREMENT

On February 23, 2021, the Request for Qualifications (RFQ) No. ARMC121-ARMC-4043 for Multipurpose Facility Management Support Services was released through San Bernardino County's Electronic Procurement (ePro) network. Six vendor proposals were received by the submittal deadline. An evaluation panel including representatives from ARMC Administration, ARMC Facility Management, and ARMC Accounts Payable evaluated proposals based on qualifications and experience, technical, cost and reference. The evaluation panel recommends all six vendors for award to establish service.

Agency	Location
ASSA ABLOY Entrance Systems US Inc. DBA Capitol Door Services	1520 Sinclair St, Anaheim, CA 92806
Callison Construction	7840 Luane Trail, Colton CA 92324
Ham's Electric, Inc.	1848 West 11th Street, Upland CA 91786
Kenaston Flooring	19835 Kendall Drive, San Bernardino CA 92407
Lancet Contracting Inc.	16874 Arrow Boulevard, Fontana CA 92335
Plan Tech, Inc.	612 East Stuart Avenue, Redlands CA 92374

ASSA ABLOY Entrance Systems US Inc. DBA Capitol Door Services ("ASSA ABLOY") offers a comprehensive product portfolio of commercial exterior doors including automatic doors, commercial and industrial doors, high-performance doors, hangar doors and loading dock systems. This full range of exterior commercial door systems provides convenience and security to the front, back and interior entrance of any building, all from a leading automatic door manufacturer. The ASSA ABLOY Group was formed through the merger of ASSA in Sweden and Abloy in Finland in 1994. The Entrance Systems division was formed in 2006. ASSA ABLOY recently acquired Capitol Door Services, which is the local vendor responding to ARMC's RFQ. ARMC has selected ASSA ABLOY Door Systems to provide maintenance and repairs to ARMC's door and door systems.

Callison Construction primarily operates in the General Remodeling, business/industry within the Construction - General Contractors & Operative Builders sector. This organization has been operating for approximately 27 years (founded in 1994). ARMC has selected Callison Construction to provide maintenance and repair services involving painting, asphalt and concrete repair, floor maintenance/repairs, door and door system maintenance/repairs, gate and fence maintenance/repairs, cabinet and countertop maintenance/repairs, plumbing maintenance/repairs, and electrical maintenance/repairs.

Ham's Electric, Inc. has been in business since 1986 and is a mission-critical power specialist located in Upland, CA servicing the entire Inland Empire. This vendor provides essential electrical service to the Inland Empire, specializing in critical power and hospital systems,

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energy conservation for vital operations, data center upgrades, and computer facilities. This company's experience includes electrical for data centers, hospitals, healthcare facilities, and state regulatory agencies. This business is a second-generation family-owned and operated enterprise. ARMC has selected Ham's Electric to provide electrical maintenance and repair services.

Kenaston Flooring has been in business since 1978. Kenaston Flooring is a family run business that has served residents and builders of the Inland Empire and surrounding area for over 35 years, providing flooring services and installing all types of carpet, vinyl, tile, woods, wood laminates, epoxy and stained concrete. ARMC has selected Kenaston Flooring to provide various flooring maintenance/repair services.

Lancet Contracting Inc. primarily operates in the Special Trade Contractors business/industry within the Construction - Special Trade Contractors sector. This organization has been operating for approximately 10 years. ARMC has selected Lancet Contracting Inc. to provide various maintenance and repair services.

Plan Tech, Inc. was established in 1990, incorporating in 1995, as a residential remodel and renovation company. This business has recently expanded into a full service commercial building contractor, with a staff of skilled in-house carpenters to provide a variety of services to meet most construction needs. ARMC has selected Plan Tech, Inc. to provide various maintenance and repair services.

REVIEW BY OTHERS

This item has been reviewed by County Counsel (Charles Phan, Deputy County Counsel, 387-5455) on January 26, 2022; County Purchasing (Ariel Gill, Buyer III, 777-0722) on January 28, 2022; ARMC Finance (Chen Wu, Budget and Finance Officer, 580-3165) on February 10, 2022; and County Finance and Administration (Diana Atkeson, Deputy Executive Officer, 387-5423) on February 10, 2022.

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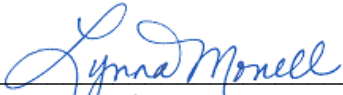
Record of Action of the Board of Supervisors
San Bernardino County

APPROVED (CONSENT CALENDAR)

Moved: Joe Baca, Jr. Seconded: Dawn Rowe

Ayes: Col. Paul Cook (Ret.), Janice Rutherford, Dawn Rowe, Curt Hagman, Joe Baca, Jr.

Lynna Monell, CLERK OF THE BOARD

BY 
DATED: March 1, 2022



cc: ARMC - Gilbert w/agree
Contractor - C/O ARMC w/agree
File - w/agree

CCM 03/3/2022