

**PALM BEACH COUNTY  
BOARD OF COUNTY COMMISSIONERS  
AGENDA ITEM SUMMARY**

**Meeting Date: November 19, 2024**

**Consent**

**Regular**

**Ordinance**

**Public Hearing**

**Department: Facilities Development & Operations**

**I. EXECUTIVE BRIEF**

**Motion and Title: Staff recommends motion to approve:** an increase to the maximum dollar value of the annual roofing contract in the amount of \$4,000,000 for roofing services on an as-needed basis through November 16, 2025.

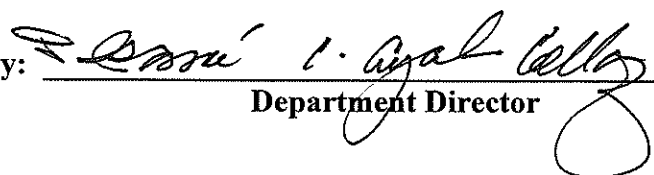
**Summary:** On November 17, 2020, the Board of County Commissioners (BCC) approved the annual roofing contract (R2020-1693 through R2020-1700). The work consists of roof repairs or replacement services to County-owned properties on an as needed basis. To date, the County has awarded \$5,859,110.87 in work orders. Staff is requesting the cumulative limit be increased by \$4,000,000 for a total cumulative value of \$10,000,000 in order to accommodate additional anticipated new projects required to be accomplished before the term of this contract expires on November 16, 2025. Work will be awarded as work orders on a lump-sum, competitively bid basis across all prequalified contractors. Contractors may qualify at any time and be added to this annual roofing contract before the term ends. All projects are advertised on the vendor self-service (VSS) website and are bid among the pool of pre-qualified contractors while projects \$200,000 or greater are additionally advertised in the newspaper. Bidders without an annual roofing contract responding to the specific project advertisement shall submit a qualification application at least ten (10) calendar days before the bid due date. Currently 15 contractors are prequalified. The annual roofing contract was presented to the Goal Setting Committee on July 15, 2020 and the Committee established Affirmative Procurement Initiatives (APIs) of sheltered market for projects less than \$100,000 (when three (3) or more small businesses are qualified under the annual contract) or a Small Business Enterprise (SBE) contractor will be given a price preference if its bid is within 10% of the lowest non-small business bid. However, on July 1, 2024, certain statutory changes took effect which require that the sheltered market for projects less than \$100,000 API be removed. Therefore, the annual roofing contract will have an API of an SBE contractor being given a price preference if its bid is within 10% of the lowest non-small business bid for each project. Actual Small/Minority/Women Owned Business Enterprise (S/M/WBE) participation will be tracked cumulatively for all work orders issued. To date, the cumulative S/M/WBE participation for all work orders under the annual roofing contract is 22%. **(Capital Improvements) Countywide (MWJ)**

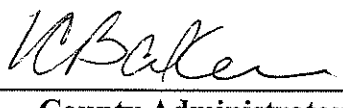
**Background and Justification:** The pre-qualification for this contract was advertised on July 18, 2020. In order to accommodate current and anticipated new projects before the term of this contract expires on November 16, 2025, staff is requesting to increase the maximum dollar value of the annual contracts by \$4,000,000 for a total cumulative value of \$10,000,000.

**Attachment:**

Annual Contract – Roofing # 2020-041631: Control Sheet

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**Recommended By:**  **Department Director** 10/23/24 **Date**

**Approved By:**  **County Administrator** 11/5/24 **Date**

**II. FISCAL IMPACT ANALYSIS**

**A. Five Year Summary of Fiscal Impact:**

Fiscal Years	2025	2026	2027	2028	2029
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
<b>NET FISCAL IMPACT</b>	<u>_____*</u>	<u>_____</u>	<u>_____</u>	<u>_____</u>	<u>_____</u>
# ADDITIONAL FTE POSITIONS (Cumulative)	_____	_____	_____	_____	_____
Is Item Included in Current Budget:		Yes	<u>X</u>	No	_____
Is this item using Federal Funds?		Yes	_____	No	<u>X</u>
Is this item using State Funds?		Yes	_____	No	<u>X</u>

Budget Account No: Fund \_\_\_\_\_ Dept \_\_\_\_\_ Unit \_\_\_\_\_ Object \_\_\_\_\_

**B. Recommended Sources of Funds/Summary of Fiscal Impact:**

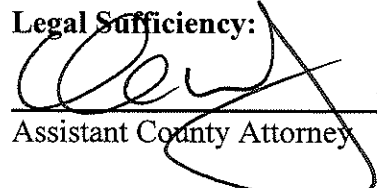
\* There is no fiscal impact associated with this item. Work Orders requiring BCC approval will be submitted to the BCC and fiscal impact will be addressed at that time; otherwise, funding will come from projects previously approved by the BCC.

C. Departmental Fiscal Review: 

**III. REVIEW COMMENTS**

**A. OFMB Fiscal and/or Contract Development Comments:**

<p><u></u> 10/24/2024 OFMB JPA 10/24 ESW 10-24-24</p>	<p><u></u> 10/25/24 Contract Development and Control</p>
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B. Legal Sufficiency:  10/29/24  
Assistant County Attorney

C. Other Department Review:  
\_\_\_\_\_  
Department Director

**This summary is not to be used as a basis for payment.**

## ANNUAL CONTRACT - ROOFING R2020-041631: CONTROL SHEET

ORIGINAL CONTRACT + CAPACITY INCREASES							\$6,000,000.00					
ROOFING CONTRACT EXPIRES 11/16/25							\$3,000,000.00					
Board Item - Increase Capacity (07/12/2022) (Amendment #1)							\$3,000,000.00					
PROJECT INFORMATION							DOLLARS		SBE PARTICIPATION			
APPROVAL DATE	PROJECT #	PROJECT NAME	FIRM	W.O. AMOUNT	W.O. #	SUPPLEMENT #	\$ TO DATE	\$ CAPACITY REMAINING	\$ SBE W.O.	\$ M/WBE W.O.	% SBE W.O.	% M/WBE W.O.
		CAPACITY REMAINING	Total SBE \$	Total M/WBE \$	Cumulative SBE %	Cumulative M/WBE %						
		\$140,889.13	1,289,294.99	76,982.45	22.00%	5.97%						
		NAME OF FIRM / CONTRACT R#	FIRM	TOTAL WORK ORDERS	TOTAL SBE \$	CONTRACT CUMULATIVE SBE %	TOTAL M/WBE \$	CONTRACT CUMULATIVE M/WBE %				
		1 A-1 Property Services, Inc. - R2021-0328	A-1	\$486,082.93	\$ -	0.00%	7,880.00					
		2 ACC Mastercraft Roofing - R2021-0186	ACC	\$172,350.00	\$ -	0.00%	-					
		3 Advanced Roofing, Inc. R2020-1693	Advanced	\$0.00	\$ -	-	-					
		4 Atlas Apex Roofing, LLC - R2020-1694	Atlas	\$230,000.00	\$ -	0.00%	52,000.00					
		5 Certified Roofing Specialist, Inc. - R2021-0329	Certified	\$0.00	\$ -	-	-					
		6 Garabar, Inc. - R2022-0187	Garabar	\$291,491.33	\$ 17,102.45	5.87%	17,102.45	100.00%				
		7 Grace Roofing & Sheet Metal Enterprise LLC - R2021-	Grace	\$1,704,189.08	\$ -	0.00%	-					
		8 Greenview Construction LLC - R2021-1237	Greenview	\$0.00	\$ -	-	-					
		9 Gustafson Industries, Inc. - RR2020-1695	Gustafson	\$6,380.00	\$ 6,380.00	100.00%	-	0.00%				
		10 Hi-Tech Roofing & Sheetmetal, Inc. - R2020-1696	Hi-Tech	\$2,081,393.05	\$ 1,107,676.54	53.22%	-	0.00%				
		11 Roofing Concepts Unlimited/Florida, Inc. - R2020-1697	RCU	\$14,467.00	\$ -	0.00%	-					
		12 The Roof Authority, Inc. - R2020-1698	Roof Authority	\$0.00	\$ -	-	-					
		13 T & G Corporation dba Bowhead Roofing - R2024-0061	Bowhead	\$708,016.48	\$ -	0.00%	-					
		14 Tri-State Roofing and General Contractors LLC - R2020-	Tri-State	\$116,963.00	\$ 110,358.00	94.35%	-	0.00%				
		15 Trusted Construction, Inc. - R2020-1700	Trusted	\$47,778.00	\$ 47,778.00	100.00%	-	0.00%				
		<b>TOTAL</b>		<b>5,859,110.87</b>	<b>1,289,294.99</b>	<b>22.00%</b>	<b>76,982.45</b>	<b>5.97%</b>				