

Committee Report

Environment Committee



Committee Meeting Date: October 25, 2022

For the Metropolitan Council: October 26, 2022

Business Item: 2022-266 SW

Metropolitan Wastewater Treatment Plant Services Building and Site Improvements, Contract 21P015

Proposed Action

That the Metropolitan Council authorize the Regional Administrator to negotiate and execute Contract 21P015 with Adolphson & Peterson Construction to design and build the Metropolitan Wastewater Treatment Plant Services Building and Site Improvements project, in an amount not to exceed \$47,126,000.

Summary of Environment Committee Discussion/Questions

CM Lindstrom asked: Any thoughts on any reason only got one bid verse three?

Staff member responded: We received six proposals, that were reviewed on the criteria. Three were short listed and we had a competitive range. The top 3 were then invited to respond to the follow up proposal. One of the firms didn't submit due to organizational changes and market changes. The other firm failed to submit the proposal by the deadline. We feel like the proposal chosen was quality and fulfilled our needs.

CM: How much time do they have to get a qualified bid back?

Staff member responded: We started with around 60-90 days, initially. Some companies asked for extensions. We listened and responded to the request. IF they provided a reasonable rational for it we provided the extension. We wanted to help them out as much as we could.

Additional clarification:

The RFP was issued April 5, 2022 with the Proposal Date Due June 30, 2022 (86 days).

Addendum #3 was issued 5-20-2022, modified the Proposal Date Due to July 28, 2022 (86+28 = 114 days)

Addendum #6 issued 7-21-2022, modified the Proposal Date Due to August 11, 2022 (86+28+14 = 128 days)

Addendum #8 issued 8-2-2022, modified the Proposal Date Due to August 18, 2022 (86+28+14+7 = 135 days)

Motion by CM Sterner, seconded by CM Wulff. Motion carried.

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District(s), Member(s):	Council District 13, Council Member Chai Lee
Policy/Legal Reference:	FM 14-2 - Expenditures for the Procurement of Goods, Services, and Real Estate Policy; Minnesota Statutes Section 473.524
Staff Prepared/Presented:	Tim Amstutz, Assistant Manager, 651-602-1221
Division/Department:	MCES c/o Leisa Thompson, 651-602-8101

Proposed Action

That the Metropolitan Council authorize the Regional Administrator to negotiate and execute Contract 21P015 with Adolfson & Peterson Construction to design and build the Metropolitan Wastewater Treatment Plant Services Building and Site Improvements project, in an amount not to exceed \$47,126,000.

Background

The Metro Services Building is an expansion to the existing Analytical Laboratory located at the north end of the Plant. The main features of the contract include the following:

Remodeling of 18,800 square feet in the existing Analytical Laboratory for Laboratory and Research and Development (R&D) staff, upgrading facilities, and expanding storage; Construct 27,600 square feet of office space for Water Resources, Industrial Waste and Pollution Prevention, and Construction Services staff; Construct 18,000 square feet of mixed-use space for field sample collection and processing, storage for field equipment and indoor parking for 10 vehicles; Construct a 850 square foot guard station for controlled pedestrian access for MCES staff and visitors; Construct the East Primary (EPR) West Tunnel extension to the existing Metro tunnel network; and to provide site improvements.

This was a two-step solicitation. In step one, a Request for Qualifications (RFQ) short-listed three design-build firms: Adolfson & Peterson Construction, Knutson Construction Services and Krause-Anderson Construction. In step two, a Request for Proposals (RFP) was issued to the short-listed firms. Procurement facilitated a public pre-proposal meeting on April 26, 2022, that outlined the solicitation requirements, discussed project specifications, and responded to plan holder inquiries. There were fifty registered plan holders, and nineteen of the plan holders identified as minority, woman, small, veteran, or disadvantaged business enterprises. The Council received one proposal on August 18, 2022, from Adolfson & Peterson Construction.

The criteria used to evaluate the proposal were: the quality of the proposal, the design approach, the project delivery plan, and price. The proposal was evaluated by an evaluation panel comprised

of MCES staff members and an external stakeholder. The evaluation process included an independent reading and evaluation of the proposal by each panel member followed by a meeting of the group to discuss its findings. The evaluation panel reached consensus that the proposal submitted by Adolfson & Peterson Construction is advantageous to the Council.

Rationale

Construction and Design-Build contracts exceeding \$10,000,000 require Council authorization.

Thrive Lens Analysis

This action advances the Thrive Outcome of Stewardship by efficiently and effectively preserving our regional wastewater treatment plant assets.

Funding

Funding is provided in the 2022 Authorized Capital Program

Small Business Inclusion

The Office of Equity and Equal Opportunity (OEEO) assigned a Metropolitan Council Underutilized Business (MCUB) goal of 12% for this solicitation. OEEO determined that Adolfson & Peterson met the MCUB requirements for this solicitation.

