6

CLACKAMAS COUNTY

MARC GONZALES
DIRECTOR

DEPARTMENT OF FINANCE

PUBLIC SERVICES BUILDING
2051 KAEN ROAD | OREGON CITY, OR 97045

Board of County Commissioners
Clackamas County

Members of the Board:

Approval of a Contract with Hydro-Temp Mechanical Inc for a Membrane Roofing System and HVAC Replacement at the Clackamas County Jail Facility

Purpose/Outcome	Approval of contract
Dollar Amount and fiscal Impact	$1,034,400.00
Funding Source	Budget Line: 420-0221-00-482300-76169 - $1,050,000.00 Fiscal year 2014-2015 and 2015-2016 Budget Line: 420-0221-00-482300-76170 - $250,000.00 Fiscal year 2014-2015 and 2015-2016
Safety Impact	
Duration	Contract signing through September 30, 2015
Previous Board Action/Review	
Contact Person	Steven Bloemer (503) 805-9870
Contract No.	

BACKGROUND:

The Clackamas County Jail serves as the only correctional facility for Clackamas County, with the facility currently processing approximately 16,000 offenders annually. The original jail structure was built in 1959 with the capacity for about 85 prisoners. Subsequent additions to the original building occurred in 1982, 1990 and more recently 2005 and 2012 with the capacity increasing to nearly 440 inmate spaces.

The original roof excluding the 2005 and 2012 additions consists of approximately 65,000 square feet of concrete substrate with rolled asphalt/fiberglass composition roofing. While the concrete substrate is still in good condition, the age and wear on the asphalt roofing is beginning to produce minor leaks that have required repeated maintenance measures to control. It has been determined a new membrane roof will meet the needs and budget for this project.

In addition to the roofing issues, the current assorted HVAC units installed on the roof have reached and exceed their operable life spans. In 2006 half of the jail's HVAC roof units were replaced, leaving 20 units that are nearing 24 years in operation. This contract will replace the aging units and properly integrate the new units into the new roof system.

This contract has been reviewed and approved by County Counsel

RECOMMENDATION:

Staff respectfully recommends the Board approve the contract with Hydro-Temp Mechanical, Inc. for a new Membrane Roofing System and HVAC Replacement at the Clackamas County Jail Facility.

Sincerely,

Marc Gonzales
Finance Director

Placed on the board agenda of _____ by the Purchasing Division.

CLACKAMAS
COUNTY

LANE MILLER
MANAGER

PURCHASING DIVISION

PUBLIC SERVICES BUILDING
2051 KAEN ROAD | OREGON CITY, OR 97045

March 12, 2015

MEMORANDUM TO THE BOARD OF COUNTY COMMISSIONERS

Please place on the Board Agenda of **March 12, 2015** this contract with Hydro-Temp Mechanical Inc for the **New Membrane Roofing System and HVAC Replacement at the Clackamas County Jail Facility** for Clackamas County Facilities Management. This project was requested by Dan Robertson, Project Manager. Bids were requested for all the materials and manpower necessary to complete specified work on the above-mentioned project. This project was advertised in accordance with ORS and LCRB Rules. Thirty-two bid packets were sent out with four bids received: Hydro-Temp Mechanical - $1,034,400.00; Washington Roofing Company - $1,062,338.00; Brockamp & Jaeger - $1,320,290.00; and Arjae Sheetmetal Company - $1,374,043.00. After review of all bids, Hydro-Temp Mechanical Inc was determined to be the lowest responsive and responsible bidder. The total contract amount is not to exceed $1,034,400.00. All work is to be completed by September 30, 2015. This contract has been reviewed and approved by County Counsel. Funds for this project are covered under budget lines 420-0221-00-482300-76170 and 420-0221-00-482300-76169 for fiscal years 2014/2015 and 2015/2016.

Respectfully Submitted,

Kathryn M. Holder

Kathryn M. Holder
Purchasing Staff