



April 19, 2023

Honorable Board of Supervisors
County of Alameda
1221 Oak Street, Suite 536
Oakland, California 94612-4305

SUBJECT: AWARD A PROFESSIONAL SERVICES AGREEMENT TO SIXTH DIMENSION PMCM INC FOR PROJECT MANAGEMENT/ CONSTRUCTION MANAGEMENT SERVICES FOR ALAMEDA COUNTY FIRE DEPARTMENT REGIONAL TRAINING FACILITY PROJECT; PROJECT NO. CAP21-ACFD-CNTR; MASTER CONTRACT NO. 902213; PROCUREMENT CONTRACT NO. 25091; AMOUNT: \$1,516,468

Dear Board Members:

RECOMMENDATIONS:

- A. Award a Professional Services Agreement (Master Contract No. 902213; Procurement Contract No. 25091) with Sixth Dimension PMCM Inc (Principal: Karl Schultz; Location: Oakland) to provide project management/construction management services to the Alameda County General Services Agency for the Alameda County Fire Department Regional Training Facility Project, Project No. CAP21-ACFD-CNTR, for the term of 5/10/2023 – 5/9/2026, in the amount not-to-exceed \$1,516,468; and
- B. Authorize the Purchasing Agent, or their designee, to sign the Professional Services Agreement, subject to review and approval as to form by County Counsel, and submit an executed copy to the Clerk of the Board for filing.

DISCUSSION/SUMMARY:

On July 28, 2020, your Board approved (File No. 30497, Item No. 74) to amend the Capital Improvement Plan and transfer the Alameda County Fire Department Regional Training Facility Project (Project) from Category IV to Category I. Alameda County and the Alameda County Fire Department (ACFD) intend to construct a new fire-training center across 3.2 acres within an approximately 5.2-acre County-owned parcel adjacent to the existing Fire Station 17 at 5053 Gleason Drive (previously, 6268 Madigan Road), Dublin. The new fire-training facility will include a classroom building, utility yard, site accessory building, training tower with Class A burn rooms, training props, and parking.

Alameda County is seeking to contract with a vendor to provide project management/construction management (PM/CM) services related to the Project. Those services include, but are not limited to, the following: planning, scheduling, project/construction management, project delivery, assisting with due diligence, and other services where needed.

SELECTION CRITERIA/PROCESS:

The General Services Agency (GSA)–Capital Programs has determined that the County does not currently have the resources to provide PM/CM services for the Project. Capital Programs worked with GSA–Procurement to develop a Request for Proposal (RFP), which was issued on November 29, 2022, posted on the website for 41 days, emailed to the Chambers of Commerce e-mail group, and sent to the E-Gov Professional Services – Current Contract Opportunities mailing service. The RFP was also advertised in The Inter-City Express on December 1, 2022 and the Oakland Post on December 7, 2022. A vendor outreach was conducted on December 7, 2022, followed by one networking/bidders conference on December 9, 2022, that was attended by 24 participants representing 18 vendors.

On January 9, 2023, five bidders submitted responses to the RFP. One bidder was disqualified for not meeting the County’s Small Local Emerging Business (SLEB) requirement. The remaining four responses were evaluated and interviewed by the County Selection Committee. A maximum total of 550 evaluation points was available for this RFP. The total evaluation points include 50 preference points derived from a 5% preference for local vendors and a 5% preference for certified SLEB vendors, for a total of 10%.

Sixth Dimension PMCM Inc was the highest-scoring qualified vendor, is a certified SLEB (Certified Small: 15-00015, Expiration: 2/28/2025), and is being recommended for award.

The following is the evaluation summary:

EVALUATION SUMMARY

Vendor	Location	Local	SLEB	Evaluation Points
<i>Sixth Dimension PMCM Inc</i>	<i>Oakland, CA</i>	<i>Y</i>	<i>Y</i>	<i>489</i>
<i>Macks Craig Inc. dba mack⁵</i>	<i>Oakland, CA</i>	<i>Y</i>	<i>Y</i>	<i>474</i>
<i>Cumming Management Group, Inc.</i>	<i>Hayward, CA</i>	<i>Y</i>	<i>N</i>	<i>408</i>
<i>Webcor Construction, LP</i>	<i>Alameda, CA</i>	<i>Y</i>	<i>N</i>	<i>319</i>

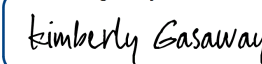
FINANCING:

Appropriations for this contract are available in the Capital Projects Fund Fiscal Year 2022-23 budget for the Project. No additional appropriations are required and there will be no increase in net County cost.

VISION 2026 GOAL:

The Project meets the 10X goal pathway of **Accessible Infrastructure** by capitalizing on our proposed investments in support of our shared vision of a **Prosperous and Vibrant Economy**.

Respectfully submitted,

DocuSigned by:

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Kimberly Gasaway
Director, General Services Agency

Attachment

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cc: County Administrator
Auditor-Controller
County Counsel

CONTRACT SUMMARY
PM/CM Services for ACFD Dublin Fire Training Center Project
MC No. 902213
May 10, 2023 – May 9, 2026

Vendor	Location	Dollar Value of Contract Award	Local Participation		Small and Local Participation	
			Percentage	Dollar Amount	Percentage	Dollar Amount
Sixth Dimension PMCM Inc Principal: Karl Schultz Certified Small: 15-00015 Expiration: 2/28/2025	1504 Franklin Street, Suite 102 Oakland, CA	\$1,516,468	100%	\$1,516,468	100%	\$1,516,468