



# OPERATIONS COMMITTEE

## Agenda Report

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**File #:** 2024-3885

**Agenda Date:** 11/6/2024

**Agenda Item No:** 5.

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**FROM:** Robert Thompson, General Manager  
Originator: Riaz Moinuddin, Director of Operations & Maintenance

**SUBJECT:**

**LIGHTING SYSTEMS INSPECTION, MAINTENANCE, AND REPAIRS, SPECIFICATION NO. S-2024-635BD**

**GENERAL MANAGER'S RECOMMENDATION**

RECOMMENDATION:

- A. Approve a General Services Contract to Inter-Pacific, Inc. dba Inter-Pacific Systems, Inc. to provide Lighting Systems Inspection, Maintenance, and Repairs, Specification No. S-2024-635BD, for a one-year period with four (4) one-year renewal options, effective December 1, 2024, through November 30, 2025, for a total amount not to exceed \$223,818; and
- B. Approve an annual contingency of \$44,764 (20%).

**BACKGROUND**

Orange County Sanitation District's (OC San) Plant No. 1, Plant No. 2, and Headquarters contain approximately 7,000 various light systems throughout occupied buildings and trailers. The lighting systems and fixtures require continuous maintenance.

**RELEVANT STANDARDS**

- Maintain a culture of improving efficiency to reduce the cost to provide the current service level or standard
- Ensure the public's money is wisely spent

**PROBLEM**

The National Fire Protection Agency Standard NFPA 70B outlines electrical maintenance standards for maintaining and repairing the lighting systems in occupied spaces, which places additional resource burdens on the limited qualified maintenance staff.

**PROPOSED SOLUTION**

Approve a General Services Contract with Inter-Pacific, Inc. to provide lighting systems inspections, maintenance, and repairs in all occupied buildings.

**TIMING CONCERNS**

Board approval is necessary to ensure OC San has the resources to meet the workload demands to support the servicing of lighting systems while simultaneously providing service to the electrical distribution systems within the process areas in accordance with enhanced preventative maintenance requirements that comply with NFPA70B standards.

**RAMIFICATIONS OF NOT TAKING ACTION**

Maintenance and repair services to occupied building lighting systems will remove already limited qualified electricians from the plant process of transferring power distribution.

**PRIOR COMMITTEE/BOARD ACTIONS**

N/A

**ADDITIONAL INFORMATION**

A Notice of Inviting Bids was issued on August 27, 2024, via PlanetBids. Bids were due on October 2, 2024. OC San received four (4) bids and are valid for 180 calendar days from the bid opening date.

Company Name	Bid	Determination
Inter-Pacific, Inc.	\$ 223,818.00	Responsive/Responsible
Minako America Corporation	\$ 314,520.00	Responsive/Responsible
Amtek Construction	\$ 442,359.00	Responsive/Responsible
Optima Energy Inc. *	\$ 502,072.00 *	Responsive/Responsible *
Engineer's Estimate: \$475,000.00		

*\*Financial and Safety documents were only evaluated for the top three (3) bidders.*

Based on these results, staff recommends awarding the General Services Contract to Inter-Pacific, Inc. The term of this General Services Contract will begin December 1, 2024.

A contingency of 20% is recommended due to the potential for additional work which may be required to retrofit LED lamps and fixtures once the fixtures are disassembled.

**CEQA**

N/A

**FINANCIAL CONSIDERATIONS**

This request complies with the authority levels of OC San's Purchasing Ordinance. This item has been budgeted (Budget FY 2024-25 and 2025-26, Section 6, Page 16, Repair & Maintenance) and the budget is sufficient for the recommended action.

<u>Date of Approval</u>	<u>Contract Amount</u>	<u>Contingency</u>
11/06/2024	\$223,818	44,764 (20%)

**ATTACHMENT**

*The following attachment(s) may be viewed on-line at the OC San website ([www.ocsan.gov](http://www.ocsan.gov)) with the complete agenda package:*

- General Services Contract