



Stanislaus Regional Housing Authority

ALPINE | AMADOR | CALAVERAS | INYO | MARIPOSA
MONO | STANISLAUS | TUOLUMNE COUNTIES

DATE: September 8, 2022

TO: Board of Commissioners

FROM: Jim Kruse, Executive Director

SUBJECT: Action Item#3: Consider Approving an Award of Contract for Unit Turn Services

PREPARED BY: Rafael Cercas, Purchasing Analyst

RESOLUTION NO: 21-22-33

RECOMMENDATION:

Staff recommends awarding Contract No.2122-24 Unit Turn Contract in the Not to Exceed Amount of \$350,000.00 for an initial one (1) year contract and four (4) one (1) year optional renewals. Proposals are still under review and the specific recommendation for contract approval will be presented at the Board Meeting.

SUMMARY:

The Housing Authority has a need for contracted unit turn over services particularly in the Public Housing portfolio. The previous two years of COVID restrictions resulted in numerous general repairs that staff need to address and a tight labor market have made it difficult to fill vacant maintenance positions. The Public Housing portfolio has, in past years, been allocating unused Operating Funds into the Public Housing Operating Reserve account. The Operating Reserve Account is currently at its limit and risks potential HUD recapture or funding offset if additional funding is allocated. Use of contract services would shift funding to the much-needed unit maintenance activities and protect the funding from potential offset or recapture. To meet this need Housing Authority Staff solicited a Request for Qualifications (RFQ) for unit turnover services by publishing RFQ No.2122-24. The procurement progressed as follows:

- July 28, 2022: The solicitation was published online on Public Purchasing website.
- August 9, 2022: Advertisement was emailed by Public Purchasing to over 1400 Contractors, Firms and Plan Houses.
- August 24, 2022: The RFQ closed, with 1 firm(s) having submitted:

Firm/Contractor

Grand Construction

Business Office Location

Elk Grove, CA

Alternate Options:

Option 1: Reject Staff recommendation for Award of Contract.

Fiscal Impact: Total Not to Exceed in the amount of \$350,000.00





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RESOLUTION NO. 21-22-33

**RESOLUTION APPROVING THE AWARD OF CONTRACT FOR
UNIT TURN SERVICES**

WHEREAS, Stanislaus Regional Housing Authority desires to award contract for Unit Turn Services; and

WHEREAS, proposals for the Unit Turn Contract were solicited in accordance with the Authority’s procurement policy;

NOW THEREFORE BE IT RESOLVED by the Board of Commissioners of the Stanislaus Regional Housing Authority, that:

1. The Contract for Unit Turn will be a total not to exceed amount of \$350,000 shall be awarded to (To be announced at the Board Meeting).
2. The Executive Director is designated the Contract Officer and is authorized to execute the aforementioned contracts and to act on behalf of the Authority during the administration of these contracts.
3. This Resolution shall take effect immediately.

DULY AND REGULARLY ADOPTED by the Board of Commissioners of the Stanislaus Regional Housing Authority this 8th day of September 2022. On motion of Commissioner____, seconded by Commissioner____, and on the following roll call vote:

AYES:

NAYS:

ABSTAIN:

ABSENT:

Approved: _____
Chairperson

Attest: _____
Secretary

