



To: AHA Board of Housing Commissioners
From: Matthew Archuleta, Public Housing Program Manager
Date: February 15, 2023
Re: Executive Communication 2023-03 – Increase Ceiling on Contract No. 2141: Glass and Window Replacement Services with Glass on Wheels

Background:

AHA issued an Invitation for Bid (#2141) for Glass and Window Replacement Services for all AHA properties. The IFB was posted through HA International eprocurement website, “Housing Agency Marketplace”, SicommNet and 2 notices in the Albuquerque Journal. AHA received 2 Bids before the bid deadline.

Board approval is required for contracts over \$500,000. The initial contract term was for two years with three one year options. The initial contract ceiling was established at \$250,000 which only covered the glass replacement for all of PH locations and the estimated window replacement for Public Housing (PH) Main Office. AHA proposes a ceiling increase to \$3.0 million to cover anticipated window replacement at PH properties during the next 3 option years. It was stated in RFP that contract ceiling would be increase as funding became available to cover needed window replacement.

Discussion:

The IFB contemplated multiple contract awards. Two electronic bids were received on 06/21/2021 via Economic Engine platform from the following contractors:

1. Glass on Wheels
2. ASAP Glass LLC

Glass on Wheels Bid was deemed the lowest priced, technically acceptable and price was reasonable based on competition and comparison to AHA independent cost estimates. The second bid received from ASAP Glass LLC was deemed unreasonable based on independent cost estimate and competition.

Contractors were not required to bid on glass replacement per property, they provided an hourly rate and discount on materials for all buildings. AHA entered into contract #2141 with Glass on Wheels on June 29, 2021.

Staff believes that it will be in the best interest of AHA to increase the contract ceiling of awarded contract #2141 from \$250,000 to \$3,000,000 to capture the window replacement scope of work included in Invitation for Bid #2141.



/abqha



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Equal Housing Opportunity Agency



Per the contract, “The Task Order Process will be issued to the contract awardee for specific AHA Commercial and Residential Window replacement projects, which may include multiple units and locations. The selection will be based on price, availability, schedule and other criteria as determined in the best interest of AHA.”

Objective of Window Replacement:

- To meet Egress requirement as per fire code, 2nd Floor to have Window opening control devise.
- To meet Energy Efficiency rating of .32or better. New Windows .28
- To meet Operational Functions mechanically and improve REAC inspections and provide overall improvements.

Recommendation:

Request Board approval to modify current contract with Glass on Wheels to increase contract ceiling and enter into negotiations and award Task Orders for Window Replacement at various public housing properties. The initial proposed task orders will be for the following sites:

1. 8010 Constitution Ave. NE Embudo Tower- 209 Windows
2. 9109 Copper NE – 159 Windows
3. City View Development – 510 Windows

By voting to formally approve receipt of this Executive Communication, the AHA BOARD OF HOUSING COMMISSIONERS, the governing body of the AHA does:

1. Approve an increase to the contract ceiling to \$3 million dollars with Glass on Wheels, as it is determined to be in the best interest of AHA, to complete Window Replacement of the Public Housing units as specified in Request for Proposals (RFP) and contract #2141.
2. Authorize the Executive Director, or a designee appointed by the Executive Director, to execute the contract modification.

PASSED AND ADOPTED this 15th day of February 2023
BY A VOTE OF 3 FOR, AND 0 AGAINST.

Members Absent: McGee, Nunez
Members voting against: _____

ALBUQUERQUE HOUSING AUTHORITY
BOARD OF HOUSING COMMISSIONERS

By: /s Maureen Skowran
Maureen Skowran, Chairperson of the Board

ATTEST:

/s Linda Bridge
Linda Bridge, Secretary to the Board and Executive Director