

FILED
OFFICE OF THE CITY CLERK
OAKLAND

OAKLAND CITY COUNCIL

2016 MAY 12 PM 7:32

RESOLUTION No. 86206 C.M.S.


City Attorney

**RESOLUTION AUTHORIZING THE CITY ADMINISTRATOR, OR HER
DESIGNEE, TO:**

**(1) ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH
ABM ONSITE SERVICES FOR PROPERTY MANAGEMENT AND
MAINTENANCE OF THE EAST OAKLAND SPORTS COMPLEX
(EOSC) FOR A TERM OF TWO- (2) YEARS IN AN AMOUNT OF ONE
MILLION, FOUR THOUSAND, SEVEN HUNDRED AND EIGHTY FIVE
DOLLARS (\$1,004,785), WITH**

**(A) TWO (2) ONE (1) YEAR OPTIONS TO EXTEND THE
AGREEMENT IN AN AMOUNT OF \$553,426 IN THE THIRD YEAR AND
\$586,632 IN THE FOURTH YEAR OF THE AGREEMENT, AND**

**(B) AN OPTION TO EXTEND ON A MONTH-TO- MONTH BASIS
AT THE END OF THE TERM OF THE AGREEMENT, OR ANY
EXTENSIONS THEREOF, PENDING A NEW REQUEST FOR
PROPOSALS TO SECURE A NEW CONTRACTOR, AND**

**(2) INCREASE THE CURRENT CONTRACT WITH ABM ONSITE
SERVICES BY AN AMOUNT OF TWO HUNDRED THOUSAND
(\$200,000) FOR SIX (6) MONTHS TO PAY FOR SERVICES INCURRED
FROM FEBRUARY 2016 UNTIL THE NEW CONTRACT IS EXECUTED**

WHEREAS, the City operates and maintains the East Oakland Sports Complex (EOSC) an specialized aquatics and recreation facility; and

WHEREAS, the City initiated the request for proposals (“RFP”) to select the most qualified property management and building maintenance firm to meet the operational needs of the EOSC; and

WHEREAS, the RFP process was successfully completed and produced one highly qualified building management and maintenance company with a vast array of facilities expertise that can provide the services, products, parts and other materials needed to maintain the EOSC; and

WHEREAS, through the City’s competitive RFP process in accordance with Oakland Municipal Code section 2.04.051 for professional services, the firm named in the title was identified as the most responsive and qualified firm to provide the desired professional services described herein; and

~~WHEREAS, staff recommends that the City contract with ABM Onsite Services to provide property management and building maintenance services and products at the EOSC for an initial term of two (2) years at an amount not-to-exceed \$1,004,785 (\$502,392.50 annually), and that the City Council authorize the City Administrator to exercise two (2) one (1) year options to extend said contract, at the City's discretion, under the same terms and conditions of the original contract, and to increase the contract in the third year to an amount not-to-exceed \$553,426 and in the fourth year in an amount not-to-exceed \$586,632, to cover increased costs due to Oakland's Living Wage Ordinance or federal or state law, if any; and~~

WHEREAS, the City Council finds that the agreement with ABM Onsite Services are of a professional and temporary nature and shall not result in the loss of employment or salary by any person having permanent status in the competitive service; and

WHEREAS, the funds for this professional services contract are budgeted in FY 15-17 in the Facilities Services Fund (4400) now, therefore be it

RESOLVED, That the City Administrator or his/her designee is hereby authorized to enter into a property management and maintenance contract with ABM Onsite Services to manage, maintain for said management and maintenance of the City of Oakland Facility known as the East Oakland Sports Complex, located at 9175 Edes, Avenue, Oakland California for a term of two (2) years in an amount not-to-exceed \$1,004,785 (\$502,392.50, annually); Funding for year one (1) of the contract is available in the Department of Public Works FY2016-17 budget, in the Facilities Fund (4400), and in the contract account (54919); Funding for the outer years of this contract will be included as part of the baseline budget and will be contingent upon the availability of funding; and be it

FURTHER RESOLVED, That the City Administrator or his/her designee is hereby authorized to exercise two (2) one (1) year options to renew said Agreement under the same terms and conditions and to increase the contract by up to 10% in the third year in an amount not-to-exceed \$553,426 and by up to 6% in the fourth year in an amount not-to-exceed \$586,632 in the fourth year to cover costs increased costs due to increases in labor costs under Oakland's Living Wage Ordinance or federal or state laws, if any; and be it

FURTHER RESOLVED, That the City Administrator or his/her designee is hereby authorized to extend the new contract with ABM Onsite Services on a month-to-month basis after the term of the new Agreement expires or after the initial extension options are exhausted while an RFP process for a new contract is completed; and be it

FURTHER RESOLVED, That the City Administrator or her designee is hereby authorized to increase the dollar amount, and extend the term of the current contract with ABM Onsite Services in the amount of \$200,000 to pay for maintenance and management services incurred since February 2016 until a new contract is executed, and be it

~~FURTHER RESOLVED~~, that the contract and amendments authorized hereunder shall be reviewed and approved by the City Attorney for form and legality and shall be placed on file in the office of the City Clerk

= JUN 07 2016

IN COUNCIL, OAKLAND, CALIFORNIA, _____

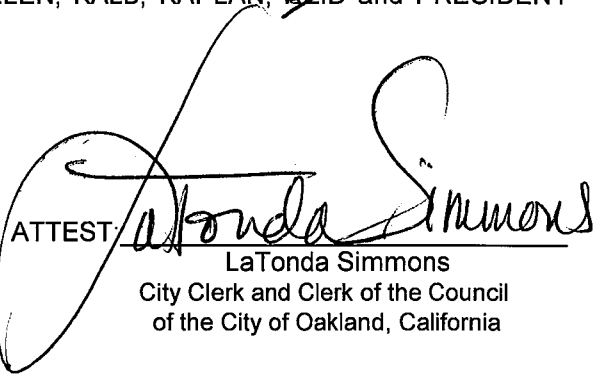
PASSED BY THE FOLLOWING VOTE:

AYES - BROOKS, CAMPBELL WASHINGTON, GALLO, GUILLEN, KALB, KAPLAN, ~~REID~~ and PRESIDENT GIBSON MCELHANEY -7

NOES - 0

ABSENT - 1 - REID

ABSTENTION - 0

ATTEST: 
LaTonda Simmons
City Clerk and Clerk of the Council
of the City of Oakland, California