



REPORT TO SUCCESSOR AGENCY OF THE REDEVELOPMENT AGENCY OF THE AGENCY OF LAKE ELSINORE

To: Honorable Mayor and Members of the City Council

From: Jason Simpson, Executive Director

Prepared by: Shannon Buckley, Assistant Executive Director

Date: July 23, 2024

Subject: On-call and Construction Contractor Services Agreement in Support of Successor Agency of the Redevelopment Agency of the Agency of Lake Elsinore Minor Construction, Maintenance, and Operations

Recommendation

Approve and authorize the Executive Director to execute an agreement with United Carports, LLC for minor construction, maintenance, and operations in an amount not to exceed \$150,000.00 in such final form as approved by the Agency Attorney.

Background

On-call contracts allow the Agency to mobilize maintenance and construction services quickly and easily under pre-negotiated terms and conditions. The Agency requires contractor services to resolve urgent matters surrounding changing standards predicated by major league baseball and other outside agencies. For an Agency who needs to engage a general or specific maintenance or construction service, the benefits of having an on-call contract in place include:

- Wide span of technical expertise
- Resource availability and flexibility
- Commitments as needed for services
- Accelerated procurement and authorization
- Independent and objective assessments and proposals
- Validation of resolution-oriented actions

The on-call and minor construction services in the Agency are an essential resource to maintain stadium amenities and efficiently maintain the facility to meet major league baseball standards. Staff initiated a Request for Proposal (RFP) for annual on-call and minor construction contractor services for the City. Utilizing the submittal from this contractor, an additional agreement is needed for the Agency to sustain these important services. This contractor has provided essential

contractor services in accordance with the agreement scope of work, which includes but is not limited to the below maintenance/minor construction and repair trade areas commonly utilized by the Agency and listed below:

Minor Construction and Repair	Carpentry (Framing)
Plumbing	Electrical
Concrete	Masonry
HVAC	Painting
Roofing	Dry Wall
Finish Wood Working	Welding
Sheet Metal	Flooring
Demolition & Disposal	Data & Communication

Discussion

This on-call contractor will perform various on-call repairs and minor construction work. All assigned work will be proposed in writing, reviewed, negotiated by Staff, and approved before execution. This contractor has performed as both a contractor and sub-contractor on several large Agency projects at the Diamond Stadium.

An on-call agreement is needed to ensure the continued minor construction contractor support for immediate operational demands. Sustaining these essential general requirements provides the Agency with facility rehabilitation and immediate maintenance augmentation of construction and repair services.

Following the approval of this Agenda item and execution of the attached agreement, services will be immediately available to the Agency. The Staff has reviewed and verified that the contractor has a valid license. A review of the contractor's references, general and auto liability insurance, and workers' compensation insurance will be in place, naming the Agency as additional insured.

Fiscal Impact

Funds are budgeted in the Fiscal Year 2024/25 budget.

Attachments

Attachment 1 - On-Call & Minor Construction Agreement
Exhibit A - United Carports Proposal Wage Schedule