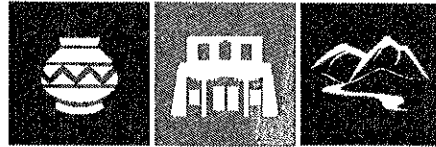


Henry P. Roybal
Commissioner, District 1

Anna Hansen
Commissioner, District 2

Rudy N. Garcia
Commissioner, District 3



SANTA FE COUNTY

Anna T. Hamilton
Commissioner, District 4


Hank Hughes
Commissioner, District 5

Gregory S. Shaffer
County Manager

MEMORANDUM

DATE: July 29, 2022

TO: File

FROM: Bill Taylor, Procurement Manager 

RE: **Sole Source Determination Pursuant to NMSA 1978, 13-1-126; for Architectural Design Services Regarding the Chimayo Fire Station Apparatus Bay Expansion and Fire Station Renovation Project.**

BACKGROUND

In July 2018, Santa Fe County entered into Agreement No. 2018-0114-PW/IC (“Agreement”) with MolzenCorbin & Associates (“Architect”) to provide full design services for expansion and improvements to the Chimayo Fire Station located in Chimayo New Mexico, as a result of a competitive sealed proposal solicitation.

The Architect completed 80% of the design specifications for the project. In July 2019, the Agreement was Amended to extend the term to July 20, 2021 and the scope expanded to include a bank stabilization design to the adjacent arroyo that was jeopardizing the Fire Station grounds and property. This additional scope was also required to be in compliance with the County Sustainable Land Development Code (SLDC). The Architect was directed to stop design work for the expansion and improvements to the Fire Station, until the bank stabilization project was completed.

ISSUE

The Agreement with MolzenCorbin Architect could have been extended for an additional one-year term to July 2022; however due to the interruption of the design in order to complete the bank stabilization design and construction, the Agreement was allowed to expire in July 2021. The County Public Works Department request to maintain the services necessary from the Architect of Record to finalize and complete design services for the apparatus bay expansion and renovation project.

Pursuant to NMSA 1978, 13-1-150. B. Multi-term contracts; specified period. *“A contract for professional services may not exceed four years, including all extensions and renewals...”*

DETERMINATION

In reviewing the merits of the sole source request, it is apparent that there are other Architectural design professionals that are capable of providing the same design services that are needed for the subject project. However, by contracting with another Architectural Firm would result in the County releasing the Architect of Record of all obligations and liabilities of the original design, and would not meet the original purpose of the contract. Further, other Architectural firm's liability insurance carriers would not allow or cover the design obligations and liabilities, i.e. Errors and Omissions of another Architect's design.

Due to the specific and technical intent of the original procurement and Agreement for Architectural Design Services, including the aforementioned liability issues, the County Procurement Manager, has determined that a new Agreement between Santa Fe County and NCA Architect may be executed as a sole source procurement, pursuant to 13-1-126, NMSA 1978.

Vendor: MolzenCorbin & Associates
2701 Miles Road
Albuquerque, New Mexico 87106

BASIC SERVICES			Date to be Completed
Realignment of Design	13%	\$8000.00	4 Weeks
Preliminary Design	8%	\$5000.00	4 Weeks
Final Design Phase (Construction Documents)	19%	\$12000.00	4 Weeks
Bidding and Negotiation Phase	5%	\$3000.00	4 Weeks
Construction Phase	48%	\$30000.00	30 Weeks
Project Closeout and 11 Month Warranty Inspection Phase	4%	\$2500.00	1 Weeks
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Total Basic Services Amount	100%	\$60500.00	47 Weeks
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REIMBURSABLES			
Milage		\$1000.00	
Prints		\$500.00	
Meals		\$250.00	
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Total Reimbursable Amount (Not to exceed)		\$1750.00	
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ADDITIONAL SERVICES			
Geotechnical Report		\$3,445.00	
		\$0.00	
		\$0.00	
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Total Additional Services Amount		\$3,445.00	
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TOTAL SERVICES AMOUNT		\$65,695.00	