



Alachua County Budget and Fiscal Services Procurement

Theodore "TJ" White, Jr. CPPB
Procurement Manager

Thomas J. Rouse
Contracts Supervisor

February 12, 2025

MEMORANDUM

To: Theodore "TJ" White, Jr., NIGP-CPP, CPPB, Procurement Manager
From: Leira Cruz Cáliz, NIGP-CPP, CPPB, Procurement Agent III ^{LC}
Subject: **INTENT TO AWARD**
ITB 25-522-LC Transformation of County Facility to Permanent Supportive Housing

Solicitation Deadline: 2:00 PM, February 5, 2025
Solicitation Notifications View Count: 1090 Vendors
Solicitations Downloads: 419 Vendors
Solicitations Submissions: 3 Vendors

Vendors:

Gray Construction Services, Inc.
Trenton, FL 32693

Oelrich Construction Inc.
Newberry, FL 32669

Ulloa Management Group, LLC
Saint Augustine, FL 32092

RECOMMENDATION:

The Board to approve the bid award to Gray Construction Services, Inc., as the lowest, most responsive, and responsible Vendor.

The actual bid award is subject to the appropriate signature authority identified in the Procurement Code.

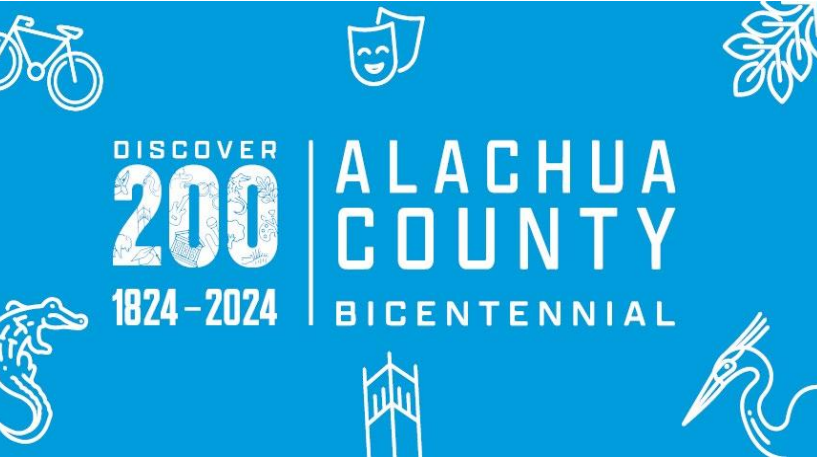

TJ White (Feb 17, 2025 11:40 EST)

Feb 17, 2025

Approved
Theodore "TJ" White, Jr., NIGP-CPP, CPPB
Procurement Manager

Date

TW/mm



Alachua County

Facilities Management

6125 NW 18th Dr.

Gainesville FL. 32653

Telephone: (352) 374-5229 Fax: (352)374-5279

February 11, 2025

MEMORANDUM:

TO: Theodore White, Procurement Manager

FROM: Travis Parker, Facilities Management Director *Travis Parker*

VIA: Matt Fultz, Facilities Management Projects Coordinator

RE: Department Recommendation for ITB 25-522-LC: Transformation of County Facility to Permanent Supportive Housing.

Our department has reviewed the responses submitted for the above-mentioned project and has determined that the proposal listed below follows the department's project documents and instructions.

1. Gray Construction Services

Facilities Management recommends awarding this ITB Base Bid in the amount of **\$4,117,035.00** to the following vendor as the lowest most responsible and responsive vendor. The following Alternates are accepted for a deducted total of - **\$27,600.00, bringing the total cost to \$4,089,435.00.**

- **Deductive** ALT 1 Electrical Panels = - **\$33,600.00**
- **Add** ALT 3 Architecturally Matched Solor Site Lighting = **\$6,000.00**

If you have any questions, please contact Travis Parker tparker@alachuacounty.us or (352) 374-5289.

Cc: Travis Parker, ACFM Director
Danny Moore, Projects Supervisor
Leira Cruz Caliz Procurement Agent III



Alachua County, Florida

Procurement

Theodore "TJ" White, Jr. CPPB, Procurement Manager
County Administration Building, Gainesville, FL 32601
(352) 374-5202

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

RESPONSE DEADLINE: February 5, 2025 at 2:00 pm

Thursday, February 13, 2025

SOLICITATION OVERVIEW

Project Title	Transformation of County Facility to Permanent Supportive Housing
Project ID	ITB 25-522-LC
Project Type	Invitation To Bid
Release Date	December 11, 2024
Due Date	February 5, 2025
Procurement Agent	Leira Cruz Cáliz, NIGP-CPP, CPPB
Project Description	Alachua County is soliciting vendors for the conversion of the Budget Inn building located at 4401 SW 13th Street Gainesville Florida 32608. Alachua County has been awarded funds from the Federally-Funded Community Development Block Grant (CDBG) CARES (22CV-S25) Subgrant Agreement from the office of Department of Commerce (FloridaCommerce), to fund this project.

Introduction

Summary

Alachua County Board of County Commissioners are calling for and requesting the submission of ITB 25-522-LC Transformation of County Facility to Permanent Supportive Housing.

The herein included sections along with [Advertisement for Bids](#), [Instruction to Bidders](#), [Terms and Conditions](#), [Insurance](#), [Scope of Work](#), [ITB Contract - Scope of Service](#), [Submittals](#) and the [ITB Pricing Form](#); together with all attached [Attachments](#) herein identified, constitute the entire bid package. Specifications and supplementary documents are essential parts of the ITB and requirements occurring in one are as binding as though occurring in all.

Alachua County is soliciting vendors for the conversion of the Budget Inn building located at 4401 SW 13th Street Gainesville Florida 32608. Alachua County has been awarded funds from the Federally-

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Funded Community Development Block Grant (CDBG) CARES (22CV-S25) Subgrant Agreement from the office of Department of Commerce (FloridaCommerce), to fund this project.

Background

Location: Alachua County is located in North Central Florida. The County government seat is situated in Gainesville. Gainesville is located 70 miles southwest of Jacksonville, 129 miles southeast of Tallahassee, 140 miles northeast of Tampa - St. Petersburg and 109 miles northwest of Orlando. Alachua County has a population of over 250,000 and a regional airport. The County itself consists of a total area of 969 square miles.

Form of Government: Alachua County is governed by a Board of five (5) elected County Commissioners and operates under the established County Manager Charter form of government. In addition to the five County Commissioners, there are five elected Constitutional Officers: Supervisor of Elections, Sheriff, Clerk of the Court, Tax Collector, and the Property Appraiser. The Alachua County Attorney also reports to the Board.

Contact Information

Leira Cruz Cáliz, NIGP-CPP, CPPB

Procurement Agent III

Email: lcruzcaliz@alachuacounty.us

Phone: [\(352\) 337-6268](tel:(352)337-6268)

Department:

Facilities Management

Timeline

Solicitation Release Date	December 11, 2024
2nd Advertisement Date	December 18, 2024
Pre-Solicitation Meeting (Non-Mandatory)	January 8, 2025, 9:00am 4401 SW 13th Street Gainesville Florida 32608
Question Submission Deadline	January 26, 2025, 12:01am
Solicitation Submission Deadline	February 5, 2025, 2:00pm

<p>Solicitation Opening – Teams Meeting</p>	<p>February 5, 2025, 2:00pm</p> <p>The scheduled solicitation opening will occur via Teams Meeting: the information to join is provided below. Attendance (live viewing) of the bid opening is not required.</p> <p>Join Microsoft Teams meeting Join on your computer, mobile app or room device Click here to join the meeting</p> <p>https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZTQyYzk5YzMtZDc4ZS00N2lxlTljMWUtMjAwNTQwN2NjNTNi%40thread.v2/0?context=%7b%22Tid%22%3a%2290fc851d-766d-4d7b-a09c-bfbf1d2dac94%22%2c%22Oid%22%3a%22c82ab8e7-6ee1-4cd5-9191-4aa322a1828f%22%7d</p> <p>Meeting ID: 259 625 692 241 Passcode: yX9G3Q Or call in (audio only) +1 469-998-7938,,366862554# United States, Dallas Phone Conference ID: 366 862 554#</p> <p>If you have a disability and need an accommodation in order to participate in a County program, service or public meeting, please contact the Alachua County ADA Coordinator at ADA@alachuacounty.us or Equal Opportunity Office at 352-374-5275 at least 7 business days prior to the event. TDD/TTY users, please call 711 (Florida Relay Service)</p>
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SOLICITATION STATUS HISTORY

Date	Changed To	Changed By
Oct 24, 2024 10:36 AM	Draft	Leira Cruz Cáliz, NIGP-CPP, CPPB
Oct 31, 2024 8:37 AM	Review	Leira Cruz Cáliz, NIGP-CPP, CPPB

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Date	Changed To	Changed By
Dec 11, 2024 4:10 PM	Final	Leira Cruz Cáliz, NIGP-CPP, CPPB
Dec 11, 2024 4:10 PM	Post Pending	Leira Cruz Cáliz, NIGP-CPP, CPPB
Dec 11, 2024 4:33 PM	Open	Leira Cruz Cáliz, NIGP-CPP, CPPB
Feb 5, 2025 2:00 PM	Pending	OpenGov Bot
Feb 5, 2025 4:52 PM	Evaluation	Leira Cruz Cáliz, NIGP-CPP, CPPB

PROPOSALS RECEIVED

Status	Vendor	Contact Info	Submission Date
Submitted	Gray Construction Services	CJ Harris cjharris@gray-construction.com	Feb 5, 2025 1:56 PM
Submitted	Oelrich Construction Inc.	Nick Oelrich noelrich@oelrichconstruction.com (352) 745-7877	Feb 5, 2025 1:44 PM
No Bid	Patterson Veterinary	Gregory Pounds pvs.orders.gov- institute@pattersonvet.com	Dec 12, 2024 11:21 AM
Submitted	Ulloa Management Group, LLC	Paul Ulloa-Jarrin management@ulloagroupllc.com (561) 888-3541	Feb 5, 2025 1:58 PM

VENDOR QUESTIONNAIRE PASS/FAIL

Question Title	Gray Construction Services	Oelrich Construction Inc.	Ulloa Management Group, LLC
Submittal Confirmation	Pass	Pass	Pass
Corporate Resolution Granting Signing	Pass	Pass	Pass
Public Record Trade Secret or Proprietary Confidential Business Information Exemption Request	Pass	Pass	Pass
Public Record Trade Secret or Proprietary Confidential Business Information Exemption Request	No Response	No Response	No Response
Public Record Trade Secret or Proprietary Confidential Business Information Exemption Request	No Response	No Response	No Response

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Question Title	Gray Construction Services	Oelrich Construction Inc.	Ulloa Management Group, LLC
Option 1: Company is an Alachua County Certified Small Business Enterprise.	Pass	Pass	Pass
Option 2: I certify that our Company will perform ALL work and that no subcontractors will be utilized for this bid.	Pass	Pass	Pass
Option 3: SBE Participation.	Pass	Pass	Pass
Option 4: SBE Good Faith Effort.	Pass	Pass	Pass
Drug Free Workplace	Pass	Pass	Pass
State Compliance	Pass	Pass	Pass
Vendor Eligibility	Pass	Pass	Pass
Non-SBE Subcontractors	Pass	Pass	Pass
Conflict of Interest	Pass	Pass	Pass
Florida Department of Commerce Required Documents	Pass	Pass	Pass
Form of Bid Bond	Pass	Pass	Pass
Responsible Agent	Pass	Pass	Pass
Number of years in this type of service?	Pass	Pass	Pass
Number of years licensed in Alachua County?	Pass	Pass	Pass
How many employees "ON THE JOB" each week?	Pass	Pass	Pass
Number of employees "ON CALL" each week?	Pass	Pass	Pass
List all major equipment which will be available upon commencement of the agreement to perform the required service:	Pass	Pass	Pass
Do you currently hold any municipality contracts?	Pass	Pass	Pass

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Question Title	Gray Construction Services	Oelrich Construction Inc.	Ulloa Management Group, LLC
If you indicated yes to holding municipality contracts please list them below:	Pass	Pass	Pass
List three references of firms receiving similar service to that requested in this bid (comparable facility size):	Pass	Pass	Pass
Are your employees screened by:	Pass	Pass	Pass
Have any leases, contracts or agreements for services held by your firm ever been canceled or terminated before the end of the term by either party?	Pass	Pass	Pass
If you indicated yes to having any contracts or agreements canceled or terminated state the location and circumstances below:	Pass	Pass	Pass
What constitutes your normal business days and working hours?	Pass	Pass	Pass
Describe below, your firm's operational plan for providing the services under this agreement?	Pass	Pass	Pass
Acknowledgement of Requirements	Pass	Pass	Pass

PRICING RESPONSES

BASE BID

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Base Bid				Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
1	Transformation of County Facility to Permanent Supportive Housing, as outlined in the Drawings and Contract Documents.	1	Lump Sum	\$4,117,035.00	\$4,117,035.00	\$5,401,110.00	\$5,401,110.00	\$6,903,268.00	\$6,903,268.00
Total					\$4,117,035.00		\$5,401,110.00		\$6,903,268.00

UNIT COST

Unit Cost				Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
1	Siding	1	SQ FT	\$22.00	\$22.00	\$8.80	\$8.80	\$7.40	\$7.40
2	Roof Sheathing	1	SQ FT	\$25.00	\$25.00	\$5.00	\$5.00	\$1.77	\$1.77
3	Gypsum	1	SQ FT	\$3.00	\$3.00	\$8.80	\$8.80	\$2.84	\$2.84
4	Fascia	1	LF	\$3.50	\$3.50	\$6.60	\$6.60	\$2.93	\$2.93
5	Rafters/Lumber	1	SQ FT	\$3.50	\$3.50	\$22.00	\$22.00	\$4.99	\$4.99
Total						\$57.00		\$51.20	\$19.93

ALTERNATES

Alternates				Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
1	Electrical Panels	1	LS	-\$33,600.00	-\$33,600.00	-\$8,000.00	-\$8,000.00	\$28,000.00	\$28,000.00
2	Building 6	1	LS	-\$245,000.00	-\$245,000.00	\$256,608.00	\$256,608.00	\$629,342.00	\$629,342.00
3	Architecturally Matched Solar Site Lighting	1	LS	\$6,000.00	\$6,000.00	\$29,448.00	\$29,448.00	\$33,958.00	\$33,958.00
Total						-\$272,600.00		\$278,056.00	\$691,300.00

QUESTIONS AND ANSWERS

Approved, Unanswered Questions

Approved, Answers Provided

1. Estimated budget

Dec 13, 2024 9:15 AM

Question: Please advise the estimated budget for the transformation project. Thank you.

Dec 13, 2024 9:15 AM

Answered by Leira Cruz Cáliz, NIGP-CPP, CPPB: The estimated budget for this project is \$4,000,000.00.

Dec 16, 2024 10:15 AM

2. Interior Furniture Package

Dec 16, 2024 10:42 AM

Question: Please advise if there will be an interior furniture package - If so, do you have an estimated budget for that? - Thank you.

Dec 16, 2024 10:42 AM

Answered by Danny Moore: There is no furniture package.

Dec 16, 2024 12:04 PM

3. budgetting / Cap

Dec 16, 2024 12:03 PM

Question: Please advise if the cap is \$4M and if not, what is the cap for this project?

Dec 16, 2024 12:03 PM

Answered by Leira Cruz Cáliz, NIGP-CPP, CPPB: It is the responsibility of the vendor to provide a reasonable amount when bidding.

Dec 17, 2024 7:56 AM

4. SHIPPING CONTAINER 100% SOLAR HOMES

Dec 16, 2024 11:08 AM

Question: WOULD CONTAINER SOLAR HOMES BE ACCEPTED?

Dec 16, 2024 11:08 AM

Answered by Leira Cruz Cáliz, NIGP-CPP, CPPB: No.

Dec 27, 2024 10:26 AM

5. No subject

Dec 17, 2024 9:26 AM

Question: - Will these units be furnished or will that be on the end user? - Who will make the decision on the community center furniture? - Will the mentioned items be purchased through state contract?

Dec 17, 2024 9:26 AM

Answered by Danny Moore: Furniture is not part of this ITB

Dec 18, 2024 8:46 AM

6. Alternates

Jan 9, 2025 10:35 AM

Question: Please advise if acceptable for Contractor to provide voluntary alternates. If yes, can a optional line item be added to the bid pricing form.

Jan 9, 2025 10:35 AM

Answered by Leira Cruz Cáliz, NIGP-CPP, CPPB: In accordance with Section 3.24. Variations of Specifications No alternative bids specification shall be submitted unless specifically requested in the "Invitation to Bid" document.

Jan 15, 2025 1:12 PM

7. Telecom

Jan 15, 2025 2:19 PM

Question: Will the owner be self-performing the Low Voltage data work for Div. 27?

Jan 15, 2025 2:19 PM

Answered by Danny Moore: no

Jan 23, 2025 7:52 AM

8. No subject

Jan 15, 2025 2:54 PM

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Question: Sheet D1.4 and D1.6 do not call for the removal of wall tile in the restroom. All of the other tenant spaces call for the removal of wall tile in the restroom area. Please confirm that Sheet D1.4 and D1.6 are correct in not calling out the removal of restroom wall tile.

Jan 15, 2025 2:54 PM

Answered by Danny Moore: Existing wall tile in restrooms will need to be removed in buildings 3 and 5. Demolition note 8 applies to restrooms in those buildings and has been added to the sheets D1.4 and D1.6.

Jan 21, 2025 8:14 AM

9. No subject

Jan 16, 2025 3:43 PM

Question: The refrigerators listed on sheet D1.5 are not shown to be removed. Please confirm that these appliances are not to be removed.

Jan 16, 2025 3:43 PM

Answered by Danny Moore: Existing Refrigerators in building 4 are to be removed. Demolition note 5 has been added to existing refrigerators on sheet D1.5.

Jan 21, 2025 8:14 AM

10. No subject

Jan 16, 2025 3:44 PM

Question: Sheet D1.5 has a note next to the closet in the bedroom for removal of wall tile. Please confirm that there is no wall tile in these areas.

Jan 16, 2025 3:44 PM

Answered by Danny Moore: Correct there is no wall tile for removal. Note 8 at closest in bedroom will be changed to be demolition note 18.

Jan 21, 2025 8:14 AM

11. No subject

Jan 17, 2025 8:20 AM

Question: During the Pre-Bid meeting, it was mentioned that the Contractor is responsible for abatement on Building 6. There is a note on sheet D1.7 that the Owner is to abate the building. Please clarify if the Owner or Contractor is to abate this building. If the Contractor is to abate, please provide the asbestos report.

Jan 17, 2025 8:20 AM

Answered by Leira Cruz Cáliz, NIGP-CPP, CPPB: Contractor is to abate the building as part of the scope of work. An asbestos report has been provided in Addendum #3.

Jan 21, 2025 10:44 AM

12. No subject

Jan 17, 2025 8:34 AM

Question: There is no specification or preferred manufacturer for the modular building. Please provide a specification or preferred manufacturer.

Jan 17, 2025 8:34 AM

Answered by Danny Moore: Sheet A1.7 provides general notes and specifications about what is the bases of design for the modular building. Creative Modular Buildings is a basis of design.

Jan 21, 2025 8:13 AM

13. No subject

Jan 17, 2025 8:49 AM

Question: In note 1 on the architectural drawings, it says that the refrigerator is Owner Furnished and Contractor Installed but the specifications provide a sped on it. Please confirm that the refrigerators are Owner Furnished Contractor Installed.

Jan 17, 2025 8:49 AM

Answered by Danny Moore: Refrigerators are to be new per specification and contractor furnished/contractor installed (C.F.C.I.). Note 1 on under Unit Construction Keynotes to be revised.

Jan 21, 2025 8:13 AM

14. No subject

Jan 17, 2025 8:51 AM

Question: The Invitation to Bid for this project states that substantial completion for this project is to be completed in 108 days. Please clarify if this is 108 working days or calendar days. If it is working days, please clarify what constitutes a working day.

Jan 17, 2025 8:51 AM

Answered by Danny Moore: 108 working day (M-F) is correct. A working day is Monday thru Friday.

Jan 21, 2025 8:13 AM

15. No subject

Jan 17, 2025 9:51 AM

Question: Will the County consider ODP for the modular building?

Jan 17, 2025 9:51 AM

Answered by Danny Moore: yes

Jan 21, 2025 8:13 AM

ADDENDA & NOTICES

ADDENDA ISSUED:

Addendum #1

Dec 12, 2024 9:57 AM

Substantial Completion has been modified to 108 Working Days.

Please use the [See What Changed](#) link to view all the changes made by this addendum.

Addendum #2

Jan 9, 2025 12:44 PM

This addendum removes the Pre Bid Meeting Attendance Question from Submittal section

Please use the [See What Changed](#) link to view all the changes made by this addendum.

Addendum #3

Jan 21, 2025 9:30 AM

This addendum clarifies questions for sheets D 1.4, D 1.5 and D1.6.

Attachments:

· [Addendum No 1 - Budget Inn](#)

Addendum #4

Jan 28, 2025 12:37 PM

This addendum has the following changes and additions to: Sheet E108, Sheet E206, and Sheet E303.

Attachments:

· [FRM Addendum No 2 - Budget Inn](#)

Addendum #5

Jan 28, 2025 12:39 PM

This Addendum extends Bid Opening to Wednesday, February 5, 2025 at 2pm.

Please use the [See What Changed](#) link to view all the changes made by this addendum.

ADDENDA ACKNOWLEDGEMENTS:

Addendum #1

Proposal	Confirmed	Confirmed At	Confirmed By
Oelrich Construction Inc.	X	Jan 10, 2025 4:17 PM	Robert Proudfoot
Gray Construction Services	X	Jan 27, 2025 11:07 AM	CJ Harris
Ulloa Management Group, LLC	X	Feb 5, 2025 12:54 PM	Paul Ulloa-Jarrin

Addendum #2

Proposal	Confirmed	Confirmed At	Confirmed By
Oelrich Construction Inc.	X	Jan 10, 2025 4:17 PM	Robert Proudfoot
Gray Construction Services	X	Jan 27, 2025 11:07 AM	CJ Harris
Ulloa Management Group, LLC	X	Feb 5, 2025 12:54 PM	Paul Ulloa-Jarrin

Addendum #3

Proposal	Confirmed	Confirmed At	Confirmed By
Oelrich Construction Inc.	X	Jan 31, 2025 1:37 PM	Robert Proudfoot
Gray Construction Services	X	Jan 27, 2025 11:07 AM	CJ Harris
Ulloa Management Group, LLC	X	Feb 5, 2025 12:54 PM	Paul Ulloa-Jarrin

Addendum #4

Proposal	Confirmed	Confirmed At	Confirmed By
Oelrich Construction Inc.	X	Jan 31, 2025 1:37 PM	Robert Proudfoot
Gray Construction Services	X	Feb 4, 2025 3:30 PM	CJ Harris
Ulloa Management Group, LLC	X	Feb 5, 2025 12:54 PM	Paul Ulloa-Jarrin

Addendum #5

Proposal	Confirmed	Confirmed At	Confirmed By
Oelrich Construction Inc.	X	Jan 31, 2025 1:37 PM	Robert Proudfoot
Gray Construction Services	X	Feb 4, 2025 3:30 PM	CJ Harris
Ulloa Management Group, LLC	X	Feb 5, 2025 12:54 PM	Paul Ulloa-Jarrin

NOTICES ISSUED:

Notice #1

Jan 9, 2025 8:28 AM

Attached are the sign on sheet and the ,minutes taken for Pre Bid meeting on January 8, 2025.

Attachments:

· [PB Minutes ITB 25-522-LC](#)

[SIS ITB 25-522-LC](#)

EVALUATION

SELECTED VENDOR TOTALS

Vendor	Total
Gray Construction Services	\$4,089,435.00
Oelrich Construction Inc.	\$5,422,558.00
Ulloa Management Group, LLC	\$6,965,226.00

BASE BID

Base Bid					Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
X	1	Transformation of County Facility to Permanent Supportive Housing, as outlined in the Drawings and Contract Documents.	1	Lump Sum	\$4,117,035.00	\$4,117,035.00	\$5,401,110.00	\$5,401,110.00	\$6,903,268.00	\$6,903,268.00
Total						\$4,117,035.00		\$5,401,110.00		\$6,903,268.00

UNIT COST

Unit Cost					Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
	1	Siding	1	SQ FT	\$22.00	\$22.00	\$8.80	\$8.80	\$7.40	\$7.40
	2	Roof Sheathing	1	SQ FT	\$25.00	\$25.00	\$5.00	\$5.00	\$1.77	\$1.77
	3	Gypsum	1	SQ FT	\$3.00	\$3.00	\$8.80	\$8.80	\$2.84	\$2.84
	4	Fascia	1	LF	\$3.50	\$3.50	\$6.60	\$6.60	\$2.93	\$2.93
	5	Rafters/Lumber	1	SQ FT	\$3.50	\$3.50	\$22.00	\$22.00	\$4.99	\$4.99
Total						\$0.00		\$0.00		\$0.00

ALTERNATES

EXECUTIVE SUMMARY

ITB No. ITB 25-522-LC

Transformation of County Facility to Permanent Supportive Housing

Alternates					Gray Construction Services		Oelrich Construction Inc.		Ulloa Management Group, LLC	
Selected	Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Unit Cost	Total	Unit Cost	Total
X	1	Electrical Panels	1	LS	-\$33,600.00	-\$33,600.00	-\$8,000.00	-\$8,000.00	\$28,000.00	\$28,000.00
	2	Building 6	1	LS	- \$245,000.00	- \$245,000.00	\$256,608.00	\$256,608.00	\$629,342.00	\$629,342.00
X	3	Architecturally Matched Solar Site Lighting	1	LS	\$6,000.00	\$6,000.00	\$29,448.00	\$29,448.00	\$33,958.00	\$33,958.00
Total						-\$27,600.00		\$21,448.00		\$61,958.00


ITA 25-522 ITB Transformation of County Facility to Permanent Supportive Housing

Final Audit Report

2025-02-17

Created:	2025-02-14
By:	Leira Cruz Caliz (lcruzcaliz@alachuacounty.us)
Status:	Signed
Transaction ID:	CBJCHBCAABAAiqkpKgMxFR0x7qPSbaEkK3Dt5NRar5-u

"ITA 25-522 ITB Transformation of County Facility to Permanent Supportive Housing" History

 Document created by Leira Cruz Caliz (lcruzcaliz@alachuacounty.us)

2025-02-14 - 8:32:18 PM GMT

 Document emailed to TJ White (twhite@alachuacounty.us) for signature

2025-02-14 - 8:34:50 PM GMT

 Email viewed by TJ White (twhite@alachuacounty.us)

2025-02-17 - 4:10:37 PM GMT

 Document e-signed by TJ White (twhite@alachuacounty.us)

Signature Date: 2025-02-17 - 4:10:48 PM GMT - Time Source: server

 Agreement completed.

2025-02-17 - 4:10:48 PM GMT