



Agenda Report Form

Open Session Item

SUBJECT: Bid Award (PUR-1621) – Plumbing and Heating Maintenance Services

PRESENTATION DATE: September 19, 2023

PRESENTATION BY: Brandi Naugle, CPPB, Buyer - Purchasing Department; Danny Hixon – Director of Buildings, Grounds & Facilities.

RECOMMENDED MOTION: Move to award the Plumbing and Heating Maintenance Service contract to the responsive, responsible low bidder, Mick’s Plumbing and Heating, Inc., of Thurmont, MD for the Base Bid amount of \$135,700.

REPORT-IN-BRIEF: Notice of the Invitation to Bid (ITB) was published in the local newspaper, listed on the State of Maryland’s “eMaryland Marketplace Advantage” website, and the County’s website. Bids were received on August 16, 2023. Fifteen (15) person’s/companies registered/downloaded the bid document on-line. Two (2) bids were submitted as indicated on the attached bid tabulation matrix.

The contract services include maintenance on steam and hot water boilers, the wet sides of the heat distribution systems and domestic hot and cold-water distribution and fixtures. The contract is a one (1) year contract tentatively commencing October 1, 2023, with an option by the County to renew for up to four (4) additional one (1) year periods. In addition to County facilities, the Washington County Health Department and The Housing Authority of Washington County buildings are also included in this contract. The recommended bidder also noted on the Provisions for Other Agencies listing that they would extend the contract pricing to other Washington County Municipalities.

DISCUSSION: N/A

FISCAL IMPACT: Funds are budgeted in various departmental/agency budget line-item accounts for these services.

CONCURRENCES: N/A

ALTERNATIVES: N/A

ATTACHMENTS: Bid Matrix Tabulation.

AUDIO/VISUAL NEEDS: N/A

Plumbing and Heating Maintenance Service at County Facilities

SPECIFIC SERVICES		Beaver Mechanical Contractors, Inc. Hagerstown, MD	Mick's Plumbing & Heating, Inc. Thurmont, MD
1	ADMINISTRATION COMPLEX		
	Annual Price: Three (3) Boilers – Gas - Oil	\$800.00	\$2,580.00
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$90.00	\$180.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$120.00	\$180.00
	Annual Price: Three (3) ¾" Backflow Preventers (BFP)	\$150.00	\$540.00
	Annual Price: One (1) 4" Backflow Preventer (BFP)	\$200.00	\$180.00
	Annual Price: One (1) 6" Backflow Preventer (BFP)	\$240.00	\$180.00
2	ADMINISTRATIVE ANNEX		
	Annual Price: One (1) Boiler - Gas	\$295.00	\$860.00
3	AGRICULTURAL EDUCATION CENTER – Rural Heritage Museum/Extension Services Offices		
	Annual Price: Two (2) Boilers - Oil	\$540.00	\$1,720.00
4	AGRICULTURAL EXTENSION SERVICES		
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$100.00	\$180.00
5	AGRICULTURAL MULTI-PURPOSE AREA		
	Annual Price: Two (2) 1-½" Backflow Preventers (BFP)	\$220.00	\$360.00
6	ANTIETAM WASTEWATER TREATMENT PLANT		
	Annual Price: One (1) Boiler - Hot Water	\$290.00	\$860.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$140.00	\$180.00
7	AIRPORT HANGAR #31		
	Annual Price: One (1) 6" Backflow Preventer (BFP)	\$250.00	\$180.00
8	AIRPORT TERMINAL		
	Annual Price: One (1) ½" Backflow Preventer (BFP)	\$50.00	\$180.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$120.00	\$180.00
9	AIRPORT MAINTENANCE SHOP		
	Annual Price: One (1) ¾" Backflow Preventer (BFP)	\$80.00	\$180.00
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$95.00	\$180.00
	Annual Price: One (1) 6" Backflow Preventer (BFP)	\$250.00	\$180.00
10	AIRPORT FIRE STATION		
	Annual Price: One (1) 2-½" Backflow Preventer (BFP)	\$140.00	\$180.00
	Annual Price: One (1) 4" Backflow Preventer (BFP)	\$225.00	\$180.00

Plumbing and Heating Maintenance Service at County Facilities

SPECIFIC SERVICES		Beaver Mechanical Contractors, Inc. Hagerstown, MD	Mick's Plumbing & Heating, Inc. Thurmont, MD
11	BOONSBORO LIBRARY		
	Annual Price: One (1) Boiler - Oil	\$375.00	\$860.00
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$100.00	\$180.00
12	CONOCOCHEAGUE WWTP CONTROL LAB		
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$125.00	\$180.00
13	CONOCOCHEAGUE WWTP HEADWORKS BUILDING		
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$125.00	\$180.00
14	CONOCOCHEAGUE WWTP BIOMAG BUILDING		
	Annual Price: One (1) ¾" Backflow Preventers (BFP)	\$85.00	\$180.00
15	CONOCOCHEAGUE WWTP SOLIDS BUILDING		
	Annual Price: Two (2) 2" Backflow Preventers (BFP)	\$220.00	\$360.00
16	COUNTY COMMUTER BUILDING		
	Annual Price: One (1) Boiler - Oil	\$290.00	\$860.00
17	COUNTY OFFICE BUILDING		
	Annual Price: One (1) Boiler – Gas - Oil	\$290.00	\$860.00
	Annual Price: One (1) ¾" Backflow Preventer (BFP)	\$75.00	\$180.00
18	COURT HOUSE AND ANNEX		
	Annual Price: Two (2) Boilers – Gas - Oil	\$520.00	\$1,720.00
	Annual Price: Two (2) 1" Backflow Preventers (BFP)	\$180.00	\$360.00
	Annual Price: Four (4) ¾" Backflow Preventers (BFP)	\$260.00	\$720.00
19	DETENTION CENTER		
	Annual Price: Three (3) Boilers - Gas	\$825.00	\$2,580.00
	Annual Price: Three (3) 1" Backflow Preventers (BFP)	\$250.00	\$540.00
	Annual Price: One (1) 1-¼" Backflow Preventer (BFP)	\$90.00	\$180.00
	Annual Price: Two (2) 4" Backflow Preventers (BFP)	\$400.00	\$360.00
	Annual Price: One (1) ½" Backflow Preventer (BFP)	\$50.00	\$180.00
	Annual Price: One (1) 3" Backflow Preventer (BFP)	\$125.00	\$180.00
20	EMERGENCY MANAGEMENT FIELD OPERATIONS UNIT		
	Annual Price: One (1) Boiler – Gas	\$240.00	\$860.00

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SPECIFIC SERVICES		Beaver Mechanical Contractors, Inc. Hagerstown, MD	Mick's Plumbing & Heating, Inc. Thurmont, MD
21	HEALTH DEPARTMENT		
	Annual Price: Five (5) Boilers - Gas	\$1,275.00 *	\$4,300.00
22	HIGHFIELD PUMP STATION		
	Annual Price: One (1) 1-½" Backflow Preventer (BFP)	\$105.00	\$180.00
23	HIGHWAY DEPARTMENT MAIN OFFICE		
	Annual Price: One (1) Boiler - Gas	\$290.00	\$860.00
	Annual Price: One (1) ¾" Backflow Preventer (BFP)	\$80.00	\$180.00
24	HIGHWAY DEPARTMENT - BIG POOL		
	Annual Price: One (1) Boiler – Oil	\$295.00 *	\$560.00
25	HIGHWAY DEPARTMENT - KEEDYSVILLE		
	Annual Price: One (1) Boiler – Oil	\$305.00	\$860.00
	Annual Price: One (1) ¾" Backflow Preventer (BFP)	\$85.00	\$180.00
26	HIGHWAY DEPARTMENT PAINT & WELD SHOP		
	Annual Price: One (1) Boiler – Oil	\$295.00	\$860.00
27	HIGHWAY DEPARTMENT - SMITHSBURG		
	Annual Price: One (1) Boiler - Oil	\$350.00 *	\$860.00
28	LEONARD P. SNYDER LIBRARY – CLEAR SPRING		
	Annual Price: One (1) Boiler – Oil	\$390.00	\$860.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$140.00	\$180.00
29	MARTIN LUTHER KING CENTER, including Memorial Recreation Center		
	Annual Price: One (1) Boiler – Oil	\$525.00	\$900.00
30	MAUGANS MEADOWS PUMP STATION		
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$95.00	\$180.00
31	PEN MAR PUMP STATION		
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$100.00	\$180.00
32	SMITHSBURG LIBRARY		
	Annual Price: One (1) Boiler – Oil	\$390.00	\$860.00
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$95.00	\$180.00
33	SMITHSBURG WASTEWATER TREATMENT PLANT		
	Annual Price: One (1) ¾" Backflow Preventer (BFP)	\$85.00	\$180.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$130.00	\$180.00

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SPECIFIC SERVICES		Beaver Mechanical Contractors, Inc. Hagerstown, MD	Mick's Plumbing & Heating, Inc. Thurmont, MD
34	ST. JAMES PUMP STATION		
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$100.00	\$180.00
35	WATER QUALITY MAINTENANCE BUILDING		
	Annual Price: One (1) 1-1/2" Backflow Preventer (BFP)	\$120.00	\$180.00
36	WILLIAM J. DWYER CENTER		
	Annual Price: One (1) Boiler - Gas - Oil	\$290.00	\$860.00
37	WINEBRENNER WASTEWATER TREATMENT PLANT		
	Annual Price: One (1) Boiler - Oil	\$390.00	\$860.00
	Annual Price: One (1) 1-1/2" Backflow Preventer (BFP)	\$120.00	\$180.00
38	PUBLIC FACILITIES ANNEX		
	Annual Price: One (1) 3/4" Backflow Preventer (BFP)	\$80.00	\$180.00
	Annual Price: One (1) 1-1/2" Backflow Preventer (BFP)	\$110.00	\$180.00
	Annual Price: One (1) 2" Backflow Preventer (BFP)	\$125.00	\$180.00
	Annual Price: One (1) 8" Backflow Preventer (BFP)	\$270.00	\$180.00
39	MARTY SNOOK PARK		
	Annual Price: Two (2) 2" Backflow Preventers (BFP)	\$220.00	\$360.00
	Annual Price: One (1) 3/4" Backflow Preventer (BFP)	\$80.00	\$180.00
40	SHARPSBURG PIKE PUMP STATION		
	Annual Price: One (1) 1" Backflow Preventer (BFP)	\$100.00	\$180.00
Base Bid - Specific Services Required:		\$16,055.00	\$37,200.00
HOURLY RATES			
Consulting and Design Service (Hourly Rate)		\$110.00	\$125.00
Regular Working Hours - Routine			
Plumber (Hourly Rate):		\$132.00	\$110.00
Helper (Hourly Rate):		\$132.00	\$90.00
Evenings and Saturdays - Emergency			
Plumber (Hourly Rate):		\$198.00	\$165.00
Helper (Hourly Rate):		\$198.00	\$135.00
Sundays and Holidays - Emergency			
Plumber (Hourly Rate):		2 bids	\$165.00
Helper (Hourly Rate):		2 bids	\$135.00

PUR-1621
Plumbing and Heating Maintenance Service at County Facilities

Total Bid Formula	*	*
Total: Base Bid Specific Services -	\$16,055.00	\$37,200.00
Plus 650 Hours x Hourly Rate of Regular Plumber -	\$85,800.00	\$71,500.00
Plus 300 Hours x Regular Hourly Helper Rate -	\$39,600.00	\$27,000.00
TOTAL BID	\$141,455.00	\$135,700.00

*Corrected calculations based on Unit Pricing

Repair parts and materials not included herein shall be billed at cost plus fifteen (15%) percent

Remarks/Exceptions:

Beaver Mechanical Contractors, Inc.

- *20 Furnace instead of Boiler
- *21 In 2022, BMC serviced ONE gas/oil boiler @ WC Health Dept. We were told that WCHD is now responsible for the boiler in the main bldg. only. BMC's price to clean & start-up one gas/oil boiler @ WC Health Dept. is \$350.00. This price is NOT included in the total.
- *24 Furnace instead of Boiler
- *27 In 2022, BMC serviced THREE oil-fired unit heaters at Highway Department-Smithsburg, no boiler at this location. BMC's price to clean & start-up three oil-fired unit heaters @ Smithsburg HD is \$820.00. This price is NOT included in the total.
- * Consulting and Design Service (Hourly Rate): Non Engineered. Regular workday schedule only.
- * Regular Working Hours - Routine: See Attachment A.
- * Evenings and Saturdays - Emergency: See Attachment A.
- * Sundays and Holidays - Emergency: Plumber and Helper (Hourly Rate): Sundays: \$264.00 / Holidays: \$396.00.
- * Total Bid Formula - See Attachment A.