

Date: March 23, 2022

To: Board of Directors

From: Sam Desue Jr.

Subject: RESOLUTION NO. 22-03-10 OF THE TRI-COUNTY METROPOLITAN TRANSPORTATION DISTRICT OF OREGON (TRIMET) AUTHORIZING A CONTRACT MODIFICATION WITH REECE COMPLETE SECURITY SYSTEMS FOR BUILDING ACCESS CONTROL MAINTENANCE, REPAIR, INSTALLATION, AND CONSULTATION; INTRUSION DETECTION CONSULTATION; AND ALARM SYSTEM MONITORING, MAINTENANCE, REPAIR, AND INSTALLATION

1. Purpose of Item

This Resolution requests that the TriMet Board of Directors (Board) authorize the General Manager or his designee to execute a contract modification (Modification) with REECE Complete Security Systems (REECE) for building access control maintenance, repair, installation, and consultation; intrusion detection consultation; and alarm system monitoring, maintenance, repair, and installation.

2. Type of Agenda Item

- Initial Contract
- Contract Modification
- Other _____

3. Type of Contract Procurement

- Low Bid / Invitation to Bid (ITB)
- Request for Proposals (RFP) (inc. CM/GC)
- Request for Qualifications (RFQ) (Personal Services)
- Other (inc. sole source):

4. Reason for Board Action

Board authorization is required for all goods and services contracts obligating TriMet to pay in excess of \$1,000,000.

5. Type of Action

- Resolution
- Ordinance 1st Reading
- Ordinance 2nd Reading
- Other _____

6. Background

TriMet has an on-going need for building access/intrusion control, and the maintenance and repair of the systems that keep TriMet’s employees, buildings, and structures safe. On

December 13, 2017 via Resolution No.17-12-88, the Board authorized the General Manager to execute a contract via a Request for Proposals (RFP) with REECE in the amount of \$1,132,290, in order to purchase building access control maintenance, repair, installation, and consultation; intrusion detection consultation; and alarm system monitoring, maintenance, repair, and installation services.

TriMet's facilities are equipped with a Lenel OnGuard 2012 Building Access Control and Photo Identification System. The system incorporates Lenel controllers, Lenel-compatible card readers, and Lenel-compatible video cameras, all based upon the Lenel Pro-1 operating system and badging station. TriMet's fire and security alarms have been obtained from a variety of manufacturers and all are TriMet-owned.

TriMet's Safety & Security Division and the Facilities Management Department have an ongoing need for building access control maintenance, repair, and installation services for TriMet facilities, as well as alarm monitoring, maintenance, repair, and installation services for TriMet facilities and elevators. Historically, there were separate contracts for these services, which were managed independently from each other. Staff made a decision in 2017 to combine them into one solicitation for efficiency and cost savings, which resulted in the award to REECE of the current contract.

This Resolution authorizes a Modification of the REECE contract, increasing the current contract amount by \$300,000 to the new amount of \$1,432,290, through the December 31, 2022 contract term. The Modification will provide payment for various unfinished projects, and any maintenance and repair that may be needed between now and when the contract expires, or a new procurement results in the award of another contract.

7. Description of Procurement Process

The contract was procured via an RFP.

8. Diversity

REECE's total employee count is 40, and its workforce is 12.5% minority and 12.5% female. REECE will use its own workforce to perform the services under this contract.

9. Financial/Budget Impact

Funding for this contract is included in the Safety & Security division's operating budget.

10. Impact if Not Approved

Failure to approve this Resolution and continue funding for this contract could cause significant safety hazards to TriMet staff and buildings, and potential disruption to its operations. Further, REECE is well-qualified to perform these services and TriMet has been satisfied with its performance to date. Approval of this Resolution is strongly recommended.

RESOLUTION NO. 22-03-10

RESOLUTION NO. 22-03-10 OF THE TRI-COUNTY METROPOLITAN TRANSPORTATION DISTRICT OF OREGON (TRIMET) AUTHORIZING A CONTRACT MODIFICATION WITH REECE COMPLETE SECURITY SYSTEMS FOR BUILDING ACCESS CONTROL MAINTENANCE, REPAIR, INSTALLATION, AND CONSULTATION; INTRUSION DETECTION CONSULTATION; AND ALARM SYSTEM MONITORING, MAINTENANCE, REPAIR, AND INSTALLATION

WHEREAS, TriMet has authority under ORS 267.200 to enter into a contract modification (Modification) with REECE Complete Security Systems (REECE) for building access control maintenance, repair, installation, and consultation; intrusion detection consultation; and alarm system monitoring, maintenance, repair, and installation services; and

WHEREAS, by Resolution dated October 25, 2017, the TriMet Board of Directors (Board) adopted a Statement of Policies requiring the Board to authorize goods and services contracts obligating TriMet to pay in excess of \$1,000,000; and

WHEREAS, the total amount of the Modification exceeds the amount previously authorized by the Board;

NOW, THEREFORE, BE IT RESOLVED:

1. That the contract shall conform with applicable law.
2. That the General Manager or his designee is authorized to execute the Modification in the amount of not more than \$300,000, increasing the total authorized contract amount from \$1,132,290 to \$1,432,290, through the December 31, 2022, contract term.

Dated: March 23, 2022

Presiding Officer

Attest:

Recording Secretary

Approved as to Legal Sufficiency:

Gregory E. Skillman

Legal Department