



A Tradition of Stewardship
A Commitment to Service

Department of Public Works

1195 Third Street, Suite 101
Napa, CA 94559-3092
www.countyofnapa.org/publicworks

Main: (707) 253-4351
Fax: (707) 253-4627

Steven E. Lederer
Director

MEMORANDUM

To: Board of Supervisors	From: Daniel Basore, Engineering Supervisor
Date: 6/24/25	Re: Agenda Item 5BM (25-1145) Correction Memo

Correction:

County received and accepted a timely bid protest of its notice of intent to award the American Canyon Library Remodel, Furniture” project (PW 25-09B). County staff investigated the protest and, in consultation with the County Counsel’s Office, staff concluded that the bid documents require clarification and recommends that the Board reject all bids in fairness to all bidders on the project. Staff further recommends that the Board authorize staff to clarify the licensing requirement in the previously approved Plans and Specifications and to re-advertise the work.

As there is no Budget Amendment with the new requested action, there is no fiscal impact.

The Subject for this item is amended as follows:

“Reject all Bids and authorize the Director of Public Works to re-advertise the “American Canyon Library Remodel, Furniture”, PW 25-09B”

The Recommendation for this item is amended as follows:

“Reject all Bids and authorize the Director of Public Works to re-advertise for sealed bids and opening of the bids at a time, date, and location to be published by the Director of Public Works pursuant to Sections 20150.9 and 20150.8, respectively, of the Public Contract Code for the American Canyon Library Remodel, Furniture, PW 25-09B project. (No Fiscal Impact)”

The Background is amended to strike Paragraphs 6 and 7 and replace with the following:

“After staff sent out an intent to award the construction contract to the next lowest responsive bidder, Integrity Construction Maintenance Inc. (Integrity) of Sebastopol, CA, staff received and accepted a bid protest from Trope Group Inc. (Trope) of Santa Rosa, CA. Trope argued that Integrity did not have the appropriate license to perform the scope of work, even though the low bidder had the class B license

identified in the bid documents. After investigation, the County confirmed the bid documents did not clarify that if the bidder only had a class B license, they would also need to utilize a subcontractor with the appropriate specialty license as required by Business & Professions Code Section 7057. Therefore, in fairness to all bidders on the project, County staff in consultation with County Counsel’s Office is recommending the Board reject all bids, clarify the license requirements and readvertise the work to receive new bids.”

The Requested Action for this item is amended to strike Actions 1 through 3 and replace with the following:

“Requested Action:

1. Reject all bids and authorize the Director of Public Works to re-advertise for sealed bids and opening of the bids at a time, date and location to be published by the Director of Public Works pursuant to Sections 20150.9 and 20150.8, respectively, of the Public Contract Code for the American Canyon Library Remodel, PW 25-09B project.”

The Fiscal & Strategic Plan Impact is amended to replace “Yes” with “No” under “Is there a Fiscal Impact”

~~Therefore staff recommends awarding the “American Canyon Library Remodel, Furniture” PW 25-09B Contract to the lowest responsive bidder, Integrity Construction Maintenance Inc., of Sebastopol, CA, for their base bid of \$178,480. The total project cost for the furniture scope, including installation, construction and project management, and construction contingency, is \$220,000. The project will be funded by the Library Fund. The lead time on the furniture is 17-19 weeks, construction is planned for December 2025, the library will be closed during construction.~~

~~Integrity Construction Maintenance Inc. is not a local vendor however, the Public Contract Code requires that the construction contract be awarded to the lowest responsible and responsive bidder regardless of whether the low bidder is local or not. Staff reached out to the local construction contractor community by advertising the request for bids in the Napa Valley Register and the Solano Napa Builder’s Exchange, and by posting on the County website. Staff also sent “Notices to Contractors” to the local construction community~~

~~After staff sent out an intent to award the construction contract to the next lowest responsive bidder, Integrity Construction Maintenance Inc. (Integrity) of Sebastopol, CA, staff received and accepted a bid protest from Trope Group Inc. (Trope) of Santa Rosa, CA. Trope argued that Integrity did not have the appropriate license to perform the scope of work, even though the low bidder had the class B license identified in the bid documents. After investigation, the County confirmed the bid documents did not clarify that if the bidder only had a class B license, they would also need to utilize a subcontractor with the appropriate specialty license as required by Business & Professions Code Section 7057. Therefore, in fairness to all bidders on the project, County staff in consultation with County Counsel’s Office is recommending the Board reject all bids, clarify the license requirements and readvertise the work to receive new bids.~~

Requested Actions:

1. ~~Reject the low bid from Insidesource as non-responsive. all bids and authorize the Director of Public Works to re-advertise for sealed bids and opening of the bids at a time, date and location to be published by the Director of Public Works pursuant to Sections 20150.9 and 20150.8, respectively, of the Public Contract Code for the American Canyon Library Remodel, PW 25-09B project.~~
2. ~~Award of the Construction contract for the “American Canyon Library Remodel, Furniture” PW 25-09B to Integrity Construction Maintenance Inc., of Sebastopol, California, for their low base bid of \$178,480 and authorization for the Chair to sign the construction contract; and~~
3. ~~Approve a Budget Amendment to increase Construction Services appropriations by \$220,000 (Fund 2020, Sub-Division 2020502, Project 25017, Account 52360) offset by use of Fund Balance.~~

FISCAL & STRATEGIC PLAN IMPACT

Is there a Fiscal Impact? YesNo