



## FORTY NINERS STADIUM MANAGEMENT COMPANY

Date: October 1, 2024

To: Jovan Grogan  
Executive Director  
Santa Clara Stadium Authority

From: Jenti Vandertuig  
Procurement Director  
Forty Niners Stadium Management Company LLC

Subject: Recommendation for Award RFB FY24-0066 Levi's Stadium Lighting Systems  
Fixture Replacement Project

### **Recommendation**

1. Recommend approval and award of a one-time contract to AMS Electric LLC dba Prime Electric LLC, in the amount of \$4,736,475, for the lighting systems fixture replacement project at Levi's Stadium.
2. Recommend a budget augmentation for the lighting systems fixture replacement project (Project) of \$414,631.45, which will increase the total budget amount for this Project from \$4,725,000 to \$5,139,631.45. The Project budget was approved by the Santa Clara Stadium Authority (SCSA) as part of the FY24/25 SCSA Capital Expenditures Budget.
3. Authorize Stadium Manager to execute any and all documents associated with, and necessary for the award, completion, and acceptance of this Project; and
4. Authorize Stadium Manager to execute change orders up to 5% or \$236,823.75 for a total not to exceed construction contract amount of \$4,973,298.75.

### **Solicitation Process**

Forty Niners Stadium Management Company LLC (Stadium Manager) has a need for replacing the lighting systems - fixture replacement of major outdoor lighting/LED retrofit/sports lighting at Levi's Stadium (Stadium). The Project was approved as part of the FY24/25 SCSA Capital Expenditures budget.

On August 29, 2024, Stadium Manager issued a Request for Bids (RFB) FY24-0066 for the Project.

Stadium Manager published the RFB on Bonfire Interactive, Stadium Manager's eProcurement portal <https://49ers.bonfirehub.com/portal/>. In addition to inviting a list of contractors on our established supplier list, Stadium Manager also selected contractors registered on the portal with specific commodity codes offering such services.

On September 4, 2024, Stadium Manager published the Notice Inviting Bids for the Project in the San Jose Mercury News publication. Notices were also emailed on August 29, 2024 to prospective bidders, the Builders' Exchange of Santa Clara County and Bay Area Builders Exchange to communicate with their respective member communities regarding the solicitation for the Project.

Stadium Manager held a mandatory pre-bid conference and site walk on October 10, 2024 at 2:00 p.m. (PT) to provide an overview of the Project, answer any questions from prospective bidders, and conduct a site walk. A total of eighteen representatives from fifteen companies attended the mandatory pre-bid conference. Additional site walk requests were accommodated by Stadium Manager.

Stadium Manager issued Addendum No. 1 on September 18, 2024 providing answers to questions asked by bidders and to update the plans and specifications. On September 23, 2024 Stadium Manager issued Addendum No. 2, informing all bidders of an acceptable alternate manufacturer's product as an approved equal.

Electronic bid submissions were due on or before September 26, 2024 at 3:00 p.m. (PT). Four bids were received on or before the closing due date and time from the following firms:

1. General Lighting Service, Inc - \$5,150,000
2. Cupertino Electric, Inc. - \$7,350,717
3. Prime Electric - \$4,736,475
4. Bear Electrical Solutions, Inc. - \$6,247,750

### **Public Bid Opening**

A public bid opening was held on September 26, 2024, at 4:00 p.m. (PT). The RFB provided the public bid opening webcast information including a meeting ID and password for bidders to log on via Zoom to attend. Multiple callers were in attendance. Stadium Manager announced the receipt of the four bids on or before the due date and time, announced the name of the bidders and the base bid amounts and declared Prime Electric LLC the apparent low bidder.

The protest period ends on October 3, 2024. In the event there is a protest, Stadium Manager will withdraw the recommendation and address the protest accordingly.

### **Evaluation of Apparent Low Bidder**

Stadium Manager reviewed the bid from Prime Electric for responsiveness and responsibility factors. Prime Electric acknowledged the addendum as part of the bid documents in the bid itself but failed to submit the executed addenda. All other submissions were in order to ensure the bidder was responsive and responsible. Since the deviation in this case does not affect the amount of the bid or otherwise make the bid materially different than intended, the SCSA may waive the error as an immaterial deviation.

**Next Steps**


The Project was approved as part of the FY24/25 SCSA Capital Expenditures budget. The current approved amount for this Project is \$4,725,000.

Stadium Manager is recommending a budget augmentation to address the following costs for this Project:

1. Prime Electric LLC Bid - \$4,736,475
2. Five percent Contingency Amount for Change Orders - \$236,823.75
3. Publishing Fee - \$387.40
4. Design Cost: \$121,188
5. Permit Fee # 1: \$22,378.65
6. Permit Fee #2 (estimated as not billed yet): \$22,378.65
7. Total Cost: \$5,139,631.45
8. Budget Augmentation Amount: \$414,631.45

Once Stadium Manager receives approval from the SCSA Board, a contract (included in the RFB) will be executed with Prime Electric LLC, and a fully executed copy of the contract will be forwarded to the SCSA. In addition, Stadium Manager requests authorization to issue change orders up to \$236,823.75 or 5% of the Project cost which will allow Stadium Manager to take timely administrative action if required and not delay completion of the Project.

Supporting documentation has been provided for review and approval. The cost for advertising the RFB in the San Jose Mercury News publication for one day is \$387.40. Stadium Manager's request to publish legal notices in the San Jose Mercury News for various solicitations, including public works, was approved by the SCSA Board on July 13, 2021. This Project is a public works project.

Submitted By:  Date: 10/1/2024  
Jenti Vandertuig, Procurement Director