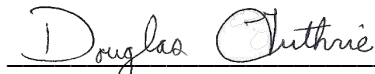


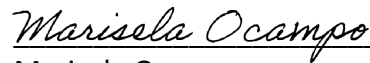
Report of the President & CEO

October 28, 2021

RESOLUTION AUTHORIZING THE PRESIDENT AND CEO, OR DESIGNEE, TO EXECUTE CONTRACTS WITH THE FOLLOWING FIVE VENDORS: 1) AURORA INDUSTRIAL HYGIENE, 2) LEAD TECH ENVIRONMENTAL, 3) ATLAS TECHNICAL CONSULTANTS, LLC., 4) CITADEL EHS, AND 5) EFI GLOBAL, INC., EACH FOR A ONE-YEAR CONTRACT TERM WITH FOUR ONE-YEAR OPTIONS TO EXTEND, IN AMOUNTS NOT-TO-EXCEED \$500,000, FOR ENVIRONMENTAL CONSULTING SERVICES PURSUANT TO AWARDS UNDER RFP HA-2021-110



Douglas Guthrie
President & Chief Executive Officer



Marisela Ocampo
Director of Housing Management

Purpose: Authorize the President and CEO, or designee, to execute contracts with each of the following five (5) environmental consulting firms: 1) Aurora Industrial Hygiene, 2) Lead Tech Environmental, 3) Atlas Technical Consultants, LLC., 4) Citadel EHS, and 5) EFI Global, Inc., to perform environmental consulting services in relation to lead-based paint (LBP) and materials that contain lead, asbestos-containing materials (ACM), and other forms of hazardous materials/substances (OHS). The consulting services include: testing, sampling, surveying, laboratory analysis, inspections, risk assessments, monitoring, oversight and design of methodologies, specifications and plans. The five (5) contracts are each for an initial one (1) year term with four (4) one-year options to extend. It is advantageous for the Housing Authority of the City of Los Angeles (“HACLA”) to award the five recommended contracts, each with an amount not to exceed \$500,000, in order to ensure HACLA has sufficient and timely environmental consulting services.

Issues: Environmental consultants will develop and gather information to be used by HACLA to identify LBP and materials that may contain lead, ACM and OHS. Dwelling units built prior to 1978 must be sampled prior to renovation, repairs or disturbances of any kind. All hazardous materials found must be removed or safely treated/handled prior to or during planned repairs/renovations. Additionally, LBP and materials that may contain lead, ACM or OHS found in poor or deteriorating conditions must be remediated and/or abated.

Under the proposed contracts LBP and materials that contain lead, ACM and other forms of OHS abatement work will be assessed prior to remediation activities. The assessment activities include: risk and hazard assessments, inspections, pre-determination testing and sampling of LBP and materials that may contain lead, ACM and other forms of OHS. In addition, the consulting firms will develop and conduct sampling procedures, strategies/methodologies and laboratory analysis of samples collected and design the specifications required for remediation purposes.

Procurement: On August 12, 2021, Requests for Proposals (RFP) No. HA-2021-110 was issued for environmental consulting services. A total of seven (7) proposals were received by the submission deadline of September 14, 2021. The proposals were independently reviewed and evaluated by a panel with subject matter expertise using the criteria stated in the RFP. Each of the top five (5) ranked proposers was provided with an opportunity to submit a Best and Final Offer (“BAFO”), to give them a final opportunity to propose their best offer including any pricing concessions. All five (5) responded to the BAFO requests with three (3) proposers reducing their pricing in certain categories. Based on the evaluations and determinations that each proposal represents a best value to HACLA, the following five (5) top-ranked firms: 1) Aurora Industrial Hygiene, 2) Lead Tech Environmental, 3) Atlas Technical Consultants, LLC., 4) Citadel EHS, and 5) EFI Global, Inc., are being recommended for contract awards. Work will be distributed among the five (5) firms based on their availability, timelines, responsiveness, and expertise within a given type of work, and capability or capacity for the job size. Additional information regarding the procurement is included in Attachment 2 -Summary of Outreach.

Vision Plan: **PLACE Strategy #1: Stabilize the physical and financial viability of the conventional public housing portfolio**

The public housing portfolio has been undergoing modernization and redevelopment efforts in order to sustain and add to the existing housing stock. Most of the fourteen public housing sites were built in the 1940’s and 1950’s and require numerous capital improvements. Environmental testing of potentially hazardous materials is a requirement prior to the commencement of improvement activities.

PLACE Strategy #9: Manage capital resources and reserves to sustain useful life of existing and new units in HACLA’s portfolio

HACLA has to maintain an aging public housing portfolio with limited funding. While the amount of physical needs has grown significantly over the years, the amounts received for improvement and maintenance efforts, other than within the last year, has steadily declined. Managing the limited funds with the goal of keeping the public housing stock at their highest level of usefulness and efficiency is an imperative.

Funding: The Chief Administrative Officer confirms the following:

Source of Funds: Public Housing Capital Fund is the primary funding source for public housing capital improvement projects.

Budget and Program Impact: These expenditures are included in HACLA’s 2021 Capital Budget and will be budgeted in subsequent years as required.

Environmental Review: The action required in the attached resolution to award contracts to the five (5) environmental consultants is exempt from CEQA and NEPA requirements.

Section 3: All five (5) firms have submitted Economic Opportunity Plans pursuant to HACLA's Section 3 Policy and Compliance Plan requirements. The firms have made satisfactory commitments. These commitments include a combination of hiring, training and Section 3 fund contributions towards skills development and the Build Hope scholarship program.

Attachments:

1. Resolution
2. Summary of Outreach

RESOLUTION NO. _____

RESOLUTION AUTHORIZING THE PRESIDENT AND CEO, OR DESIGNEE, TO EXECUTE CONTRACTS WITH THE FOLLOWING FIVE VENDORS: 1) AURORA INDUSTRIAL HYGIENE, 2) LEAD TECH ENVIRONMENTAL, 3) ATLAS TECHNICAL CONSULTANTS, LLC., 4) CITADEL EHS, AND 5) EFI GLOBAL, INC., EACH FOR A ONE-YEAR CONTRACT TERM WITH FOUR ONE-YEAR OPTIONS TO EXTEND, IN AMOUNTS NOT-TO-EXCEED \$500,000, FOR ENVIRONMENTAL CONSULTING SERVICES PURSUANT TO AWARDS UNDER RFP HA-2021-110

WHEREAS, the Housing Authority of the City of Los Angeles (“HACLA”) requires qualified firms to provide environmental consulting services related to testing, sampling, surveying, laboratory analysis, inspections, risk assessments, monitoring, oversight, design of methodologies, specifications and plans of lead-based paint and materials that contain lead, asbestos-containing materials and other forms of hazardous materials/substances services (“Environmental Services);

WHEREAS, on August 12, 2021, Request for Proposals (RFP) HA-2021-110 was issued to competitively solicit proposals for Environmental Services;

WHEREAS, on September 14, 2021, a total of (7) seven proposals were received and independently evaluated by an evaluation panel with subject matter expertise;

WHEREAS, it is advantageous for HACLA to have five (5) environmental consulting firms on contract in order to ensure sufficient and timely Environmental Services when the need arises;

WHEREAS, for the reasons set forth in the Report of the President and CEO of the same date herewith, the following five (5) top-ranked firms: 1) Aurora Industrial Hygiene, 2) Lead Tech Environmental, 3) Atlas Technical Consultants, LLC., 4) Citadel EHS, and 5) EFI Global, Inc., are each recommended for contract awards of one year with four one-year options to extend, in amounts of \$500,000, pursuant to awards under RFP HA-2021-110.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby authorizes the President and CEO, or designee, to execute five (5) one-year contracts with four (4) one-year options to extend, each in the amount of \$500,000 with: 1) Aurora Industrial Hygiene, 2) Lead Tech Environmental; 3) Atlas Technical Consultants, LLC.; 4) Citadel EHS; and 5) EFI Global, Inc., for Environmental Consulting Services pursuant to awards under RFP HA-2021-110, for a total contracting amount not to exceed \$2,500,000.

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately.

APPROVED AS TO FORM

HOUSING AUTHORITY OF THE
CITY OF LOS ANGELES

By: _____
James Johnson, General Counsel

By: _____
Chairperson Cielo Castro

DATE ADOPTED: _____

Summary of Outreach
RFP No. HA-2021-110
Environmental Consulting Services

A. Funding Source

Federal Non-Federal Mixed Funding

B. Advertisement; Minority/Women Outreach

General Services advertised Request for Proposal No. HA-2021-110 (“RFP”) on the City of Los Angeles’ Business Assistance Virtual Network (“LA-BAVN”) website, starting on August 12, 2021, until the submission deadline of September 14, 2021, for a total of thirty-three (33) days. The RFP was viewed by three hundred seventy-six (376) vendors. In addition, the RFP notice was emailed to five (5) vendors from a list provided by the Housing Services Department.

In support of the Housing Authority of the City of Los Angeles’ (“HACLA’s”) policy to contract with Minority-Owned Business Enterprises (“MBEs”), Women-Owned Business Enterprises (“WBEs”) and Labor Surplus Area (“LSA”) businesses to the extent possible, on August 12, 2021, notice of this RFP was also provided to a List of Recognized Minority and Women-owned Business Organizations, and to the local office of the U.S. Small Business Administration (SBA).

C. Pre-Proposal Conference

Due to the closure of our offices to the public stemming from the COVID-19 outbreak, a pre-proposal conference was not conducted. This decision follows orders issued for the State of California by Governor Newsom, the City of Los Angeles by Mayor Garcetti, and Federal, County and City of Los Angeles’ public health officials.

D. Addenda

One addendum was issued on September 1, 2021, in response to questions received by the submission deadline of August 23, 2021. The purpose of affording proposers an opportunity to submit questions and HACLA’s issuance of the addendum is to provide all potential proposers with the opportunity to ask any questions regarding the RFP and HACLA’s requirements, and to help ensure our requirements are clearly and completely understood.

E. Receipt of Proposals

The following seven (7) proposals were received by the submittal deadline of September 14, 2021:

Company Name
Lead Tech Environmental
Aurora Industrial Hygiene
Citadel EHS
Atlas Technical Consultants, LLC.
EFI Global, Inc.
Polytechnique Environmental, Inc.
Ambient Environmental Inc.

F. Panel Review

The Evaluation Panel (“Panel”) was comprised of three (3) subject matter experts. The Panel met on September 29, 2021, that resulted in the following Pre-BAFO consensus scoring:

Company Name	Pre-BAFO Scores
Lead Tech Environmental	87.00
Aurora Industrial Hygiene	86.50
Citadel EHS	83.33
Atlas Technical Consultants, LLC.	81.00
EFI Global, Inc.	70.00
Polytechnique Environmental, Inc.	49.67
Ambient Environmental Inc.	42.17

These scores are reflected in the Consensus Rating Form signed by each panelist; the Contract Administrator has confirmed the scores. Interviews were deemed unnecessary.

G. Best and Final Offers

On October 5, 2021, HACL A requested a Best and Final Offer (“BAFO”) from each of the five (5) shortlisted proposers (seen in bold lettering in the above chart), in an effort to provide them with a final opportunity to propose their best proposals. All five (5) proposers responded to the BAFO requests with three (3) proposers reducing their pricing in certain categories. The panel then re-evaluated the proposals and adjusted their scores as follows:

Company Name	Post-BAFO Scores
Lead Tech Environmental	87.00
Aurora Industrial Hygiene	85.50
Citadel EHS	83.33
Atlas Technical Consultants, LLC.	81.00
EFI Global, Inc.	71.00

H. Recommendation for Awards

Having determined that each proposal represents a best value to HACLA based upon the RFP criteria, the Panel recommends: 1) Lead Tech Environmental, 2) Aurora Industrial Hygiene, 3) Citadel EHS, 4) Atlas Technical Consultants, LLC., and 5) EFI Global, Inc., for contract awards.

I. Workforce Profile

All of the five (5) proposers: 1) Lead Tech Environmental, 2) Aurora Industrial Hygiene, 3) Citadel EHS, 4) Atlas Technical Consultants, LLC., and 5) EFI Global, Inc., submitted a Workforce Profile that reveals the following workforce composition:

Company	Employees
Lead Tech Environmental	Total: 2 1 minorities = 50% 0 women = 0%
Aurora Industrial Hygiene	Total: 12 3 minorities = 25% 4 women = 33%
Citadel EHS	Total: 53 10 minorities = 19% 20 women = 38%
Atlas Technical Consultants, LLC.	Total: 2792 554 minorities = 20% 632 women = 23%
EFI Global, Inc.	Total: 17,313 5989 minorities = 35% 12150 women = 70%

**HOUSING AUTHORITY OF THE CITY OF LOS ANGELES
MBE/WBE ORGANIZATIONS MAILING LIST**

1	Asian American Architects and Engineers Association
2	Asian Business Association of Los Angeles
3	Asian Business League of Southern California
4	Asian Pacific Islander Small Business Program
5	Korean American Chamber of Commerce
6	Pacific Asian Consortium in Employment (PACE) Business Center
7	Black Business Association
8	Greater L.A. African American Chamber of Commerce (GLAAACC)
9	Regional Black Chamber of Commerce of San Fernando Valley
10	US Black Chambers
11	Southern California Black Chamber of Commerce
12	National Black Contractors Association
13	Young Black Contractors Association
14	California Hispanic Chamber of Commerce
15	LA Metropolitan Hispanic Chamber of Commerce
16	Latin Business Association (LBA)
17	Los Angeles Latino Chamber of Commerce
18	National Latina Business Women Association (NLBWA-LA)
19	Regional Hispanic Chamber of Commerce
20	American Indian Chamber of Commerce
21	Build Plus Community Marketplace
22	Greater San Fernando Valley Chamber of Commerce
23	Los Angeles Area Chamber of Commerce
24	Los Angeles Minority Business Enterprise Center USC (MBDA)
25	National Association of Minority Contractors
26	National Association of Women Business Owners Los Angeles
27	Pacific Coast Regional Small Business Development Corp (SBDC)
28	Small Business Majority
29	Southern California Minority Supplier Development Council
30	The New Ninth Business Resource Center
31	US Small Business Administration
32	US Veteran Business Alliance
33	Valley Economic Development Center/Women's Business Center
34	Vermont Slauson Economic Development Corporation
35	Vernon Networking Committee
36	City of LA Bonding Program: Merriwether & Williams Insurance Services, Inc.