

Office of School Facilities  
Jaime G. Torrens, Chief Facilities Officer

**SUBJECT:           PREQUALIFICATION OF CONTRACTORS FOR EDUCATIONAL FACILITIES CONSTRUCTION**

**COMMITTEE:                   FACILITIES AND CONSTRUCTION REFORM**

**LINK TO DISTRICT STRATEGIC FRAMEWORK:   FINANCIAL EFFICIENCY/STABILITY**

On December 9, 1998, The School Board of Miami-Dade County, Florida, adopted School Board Rule 6Gx13- 7D-1.05, Prequalification of Contractors for Educational Facilities Construction. This rule was created pursuant to Section 1013.46 Florida Statutes and State Requirements for Educational Facilities (1997 [SREF]), and requires school districts to prequalify contractors prior to bidding construction contracts. The statute became effective July 1, 1998.

As a part of reengineering the prequalification process, the rule was amended in May 2004, which sets forth operating procedures that ensure full compliance with Florida Statutes and SREF. Moreover, the rule delineates the duties and responsibilities of staff to ensure that appropriate documentation is provided to the Prequalification Review Committee (Committee) for the initiation of delinquency proceedings to revoke or suspend the certificate or invoke contractual remedies. The Office of School Facilities will collect information such as inspection and plan reviews, punch list data, schedule and quality information, quarterly evaluations and any other pertinent documentation deemed necessary, pursuant to the prequalification Board Rule. Furthermore, construction is also developing a formal training program to assist staff in documenting and compiling evidence to support the non-performance of contractors. The District believes that upon the continued implementation of the enhanced policies and procedures, contractors deemed non-responsible will be ineligible to perform District work.

The single bid amount is recommended pursuant to the mandated guidelines established by the State Requirements for Educational Facilities (SREF), and School Board rule. It is determined based on the two largest completed projects of similar size and scope. The aggregate bid limit amount is determined by the company's surety.

The Committee evaluated applications from four (4) companies that applied for contractor prequalification certification, and from seven (7) companies to renew a Contractor Prequalification Certificate. This item also includes project information for each company that has performed work as a prime contractor for the District.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, approve the prequalification and renewal certifications of contractors as indicated on Attachment A, pages 1 through 2.

RBC/ro  
Attachment A

# ATTACHMENT A

F-80

## NEW APPLICANTS

<b>A Affordable Carpet &amp; Maintenance, Inc.</b> 297 N.W. 23rd Street Miami, FL 33127 President: Ms. Ivette Naranjo	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$78,554 \$200,000 Flooring New
--------------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	------------------------------------------

<b>Decon Environmental and Engineering, Inc.</b> 2652 N.W. 31st Avenue Ft. Lauderdale, FL 33311 President: Ms. Sara Levin	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$3,000,000 \$30,000,000 Environmental New
------------------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	-----------------------------------------------------

The Company had four (4) uninterrupted renewals and must apply anew, pursuant to Board Rule.

<b>Delant Construction Co.</b> 7380 N.W. 77th Court Miami, FL 33166 President: Mr. Juan M. Delgado	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$41,815,518 \$100,000,000 General New
-------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	-------------------------------------------------

The Company had four (4) uninterrupted renewals and must apply anew, pursuant to Board Rule.

<b>Excellence Development Group, Inc.</b> 12484 N.W. South River Drive Medley, FL 33178 President: Mr. Pablo J. Valdes	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$200,000 \$200,000 General New
---------------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	------------------------------------------

## RENEWALS

<b>Economy Sign, Corp.</b> 7220 N.W. 1st Court Miami, FL 33150 President: Mr. Roldan Isern, Jr.	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$24,336 \$200,000 Electrical Signage Renewal
----------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	--------------------------------------------------------

<b>FHP Tectonics Corp.</b> 290 N.W. 16th Street, Suite P200 Miami, FL 33169 CEO: Mr. Frank H. Paschen	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$79,000,000 \$1,200,000,000 General Renewal
----------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	-------------------------------------------------------

<b>Grace &amp; Naeem Uddin, Inc.</b> 5532 N.W. 72nd Avenue Miami, FL 33166 President: Ms. Graciela B. Uddin	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$2,130,000 \$80,000,000 General Renewal
----------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	---------------------------------------------------

<b>Kalex Construction &amp; Development, Inc.</b> 6840 N.W. 77th Court Miami, FL 33166 President: Mr. Jorge Diaz	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$7,500,000 \$17,000,000 General, Underground Utility and Excavation Renewal
---------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	------------------------------------------------------------------------------------------

<b>Project No.</b>	<b>Facility</b>	<b>Description</b>
A01083	Robert Morgan Educational Center	Renovations
B01005	George Washington Carver Middle	Drop-off

<b>Klewin Construction, Inc.</b> 1655 Palm Beach Lakes Boulevard, Suite 903 West Palm Beach, FL 33401 CEO: Mr. Tyler Klewin	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$56,237,546 \$125,000,000 General Renewal
--------------------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	-----------------------------------------------------

<b>Laumar Roofing Service, Inc.</b> 800 S.W. 21st Terrace Ft. Lauderdale, FL 33312 President: Mr. Jose Baez	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$700,000 \$15,000,000 Roofing Renewal
----------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	-------------------------------------------------

<b>SA Consultants, LLC</b> 2150 Coral Way, Suite 7B Miami, FL 33145 President: Ms. Farah Salehi	Single Bid Limit: Aggregate Bid Limit: Type of Work: Type of Certification:	\$1,450,000 \$7,000,000 General Renewal
----------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------	--------------------------------------------------