

Financial Services
Mrs. Judith M. Marte, Chief Financial Officer

**SUBJECT: AWARD BID NO. ITB-15-042-YWP - COMMERCIAL LEASING
OF PAVED-PARKING FACILITIES AT FIENBERG/FISHER K-8
CENTER**

COMMITTEE: FACILITIES AND CONSTRUCTION

**LINK TO STRATEGIC
BLUEPRINT: EFFECTIVE AND SUSTAINABLE BUSINESS PRACTICES**

Procurement Management Services, at the request of the Office of School Facilities, released the above-reference solicitation. The purpose of this Invitation to Bid is to establish a contract for the commercial leasing of the Fienberg/Fisher K-8 Center Parking Facilities, located at 1420 Washington Avenue, Miami Beach, Florida 33139, consisting of 3 separate parking lots containing a total of 97 parking spaces. This Invitation to Bid was advertised on the Miami-Dade County Public Schools Procurement Management Services' website, the DemandStar website, the Miami Times, and the Diario Las Americas newspapers, Bid Net and Florida Bid, as well as sent electronically to 102 potential bidders.

Use of the parking lot shall be limited to the provision of self-parking or combined self/valet-parking services only, subject to the availability of the parking lot for school functions and special events, at sole discretion of the District.

The initial term of the bid shall be for one (1) year period, commencing April 13, 2016 through April 12, 2017, and may, by mutual agreement between the School Board of Miami-Dade County, Florida, and the successful bidder(s), be extended for two (2) additional one (1) year periods.

Strategies were employed to increase SBE/MBE participation however, during the Goal Setting Committee meeting, the recommendation for this solicitation was to be open, not sheltered, as a large number of SBE/MBE vendors were not identified within the commodity code(s).

One vendor responded to this advertised solicitation. Based on the criteria listed in the solicitation and the results of the Best and Final pricing, the needs of The School Board of Miami-Dade County, Florida, and the price proposal submitted, the contract is recommended to be awarded to American Cars Parks, Inc.

Fund Source
Revenue Generating

F-62

RECOMMENDED: That The School Board of Miami-Dade County, Florida:

1. Award Bid No. ITB-15-042-YWP – COMMERCIAL LEASING OF PAVED-PARKING FACILITIES AT FIENBERG FISHER K-8 CENTER, located at 1420 Washington Avenue, Miami Beach, Florida 33139, consisting of three (3) separate parking lots, containing a total of ninety seven (97) parking spaces, effective for one (1) year, with two (2) one (1) year options to renew. The contract will commence upon the awardee satisfying all preconditions of the lease agreement, including, without limitation, obtaining any and all necessary licenses, permits, insurance, use approvals or others approvals, as required, for the use of the demised premises by the local government or other governmental agencies, as follows:

AMERICAN CAR PARKS, INC.
501 N.E. 1 AVENUE, SUITE 101
MIAMI, FL 33132
OWNER: RICARDO A. METRAL, PRESIDENT

Fienberg Fisher K-8 Center Highest Annual Rate
Offered @ \$204,000.00 per year.

2. Authorize the Superintendent of Schools to grant or deny all approvals required under the lease agreement with American Car Parks, Inc., including amending any of the exhibits to the lease agreement, renewing, extending, cancelling and/or terminating the lease agreement, and placing American Car Parks, Inc. in default, as may be applicable;
3. Authorize the Superintendent of Schools to re-issue the Bid, in the event the District is unable to consummate a lease agreement with American Car Parks, Inc.; and
4. Direct that the rental income generated by the lease agreements be distributed to schools.

JMM/ywp