



Meeting Date: March 13, 2025

To: Public Works Commission

Through: Carla Short, Public Works Director
Bruce Robertson, Deputy Director

From: Robert C. Begley, Contract Manager

Subject: As-Needed Hazardous Materials Abatement Contracting Services 2025 -
Two Contract Awards

Director's Recommendation: Award As-Needed Hazardous Materials Abatement Contracting Services 2025 to Asbestos Management Group of California, Inc. (AMG), and KM 106 Construction, Inc. for hazardous materials abatement contracting services with a not-to-exceed amount of \$3,000,000 and a duration of 1,095 calendar days each.

Contract Background: The work to be done under these contracts consist of hazardous materials abatement contracting services. Services to be performed include, but are not limited to, asbestos abatement, lead removal, related demolition and repair of building systems, remediation of hazardous materials such as arsenic, mercury, PCB's, fluorescent lights, transformers, ballasts, paints, chemicals, soils, thinners, toners, cleaning supplies, waste oils, mold, sewerage, and pigeon/bird waste, and other related services. Contractors may provide the requested services for an entire project, a portion of a project, or any project phase. Both Contractors have provided these type of services for the City in the past.

Solicitation Process: On November 26, 2024, San Francisco Public Works advertised the Request for Qualifications (RFQ) for As-Needed Hazardous Materials Abatement Contracting Services 2025. Public Works sought to award a minimum of 3 contracts with an anticipated not-to-exceed contract amount of \$3,000,000 with a contract duration of 1,095 calendar days. The Contract Monitoring Division (CMD) established 10% Local Business Enterprise (LBE) subcontracting requirement for this agreement.

On December 19, 2024, Public Works received two proposals. City staff reviewed both proposals and determined that both proposals were responsive and responsible.

Proposals were not scored; therefore, there is no tabulation of scores or ranking.

Proposers eligible for contract awards are: Asbestos Management Group of California, Inc. (AMG), and KM 106 Construction, Inc.

Contract Details:

Contract Title:	As-Needed Hazardous Materials Abatement Contracting Services 2025
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Contract Award Amount:	Up to \$3,000,000 for each contract
Cost Estimate:	N/A
Contract Funding Sources:	Client funding, depending on the project.
Anticipated Project Schedule:	Notice To Proceed is expected to be issued shortly after the contract is certified by the Public Works Contract Administration staff. Contract will end 1,095 calendar days after it commences.
Contract Duration:	1,095 calendar days
Contractor Name:	<ul style="list-style-type: none"> • Asbestos Management Group of California, Inc. (AMG) • KM 106 Construction, Inc.
Compliance with Chapter 14B Local Business Enterprise Ordinance:	<p>The Contract Monitoring Division (CMD) established 10% Local Business Enterprise (LBE) subcontracting requirement for this agreement.</p> <p>Asbestos Management Group of California, Inc. (AMG) submitted LBE subcontractor participation of 14.5% with its proposal.</p> <p>KM 106 Construction, Inc. submitted LBE subcontractor participation of 10% with its proposal.</p>
Environmental Determination (if applicable):	N/A
Other Compliance:	N/A
Additional Information:	N/A
Attachments:	Attachment 1: CMD Determination Memo Attachment 2: Resolutions

**PUBLIC WORKS COMMISSION
CITY AND COUNTY OF SAN FRANCISCO**

RESOLUTION NO. _____

WHEREAS, On November 26, 2024, San Francisco Public Works (Public Works) advertised the Request for Qualifications (RFQ) for As-Needed Hazardous Materials Abatement Contracting Services 2025 to establish a pool of qualified contractors; and

WHEREAS, Public Works intended to award contracts to a minimum of three (3) pre-qualified prime contractors or joint ventures through this RFQ ; and

WHEREAS, Contract Monitoring Division has established a 10% Local Business Enterprise (LBE) subcontracting requirement for with respect to the services under this agreement; and

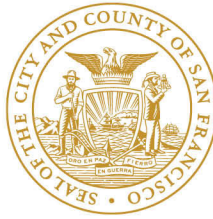
WHEREAS, Public Works received two (2) proposals responding to the RFQ's December 19, 2024 deadline; and

WHEREAS, The City found both proposals responsive and responsible; and now, therefore, be it

RESOLVED, That this Commission hereby awards As-Needed Hazardous Materials Abatement Contracting Services 2025 contract to KM 106 Construction, Inc. in an amount not to exceed \$3,000,000 with a contract duration of 1,095 calendar days.

I hereby certify that the foregoing resolution was adopted by the Public Works Commission at its meeting of _____.

Commission Affairs Manager
Public Works Commission



MEMORANDUM

Date: February 4, 2025

To: Olivia Lee, Project Manager, SF Public Works

From: Queena Chen, Contract Monitoring Division

Subject: CMD Review of Request for Qualifications Submitted December 19, 2024 for As-Needed Hazardous Materials Abatement Contracting Services 2025, Sourcing Event: 0000010059

The Contract Monitoring Division (“CMD”) has reviewed the consultant proposals and supporting documentation submitted for the subject Request for Qualifications (“RFQ”). Public Works (“PW”) planned to award a minimum of three contracts for this pool, however, only two proposers submitted RFQs. Below is a summary of CMD’s review.

Rating Bonus

Rating bonus is not applicable at the RFQ stage but will apply to subsequent bids submitted for each Contract Service Orders (CSOs)/task orders after the qualified pool is established.

Proposer	Status	Rating Bonus
Asbestos Management Group of California, Inc	Non-LBE	N/A
KM 106 Construction, Inc	SF LBE – MBE (Micro)	10%

LBE Subconsulting Participation and “Good Faith Efforts” Requirement

Asbestos Management Group of California, Inc (“AMGC”):

A combination of Micro-LBE and Small-LBE participation will count toward LBE subconsultant participation compliance.

	Requirement %	Commitment %
Micro/Small LBE	10%	14.5%

AMGC utilized approach A to satisfied the “Good Faith Efforts” requirements and listed the following LBE subconsultants:

Supplier Name	Scope of Work	LBE	LBE Size	LBE Percent	Percent Of Work
San Francisco Roofing Services	Roofing Contractor	LBE	MICR	100%	2.0%
Baird Trucking, Inc	Hazardous Materials Transporter	LBE	MICR	100%	4.0%
CPM Environmental, Inc	Asbestos/Lead Abatement and Demolition	LBE	SML	100%	8.5%

Eighteen Trucking, Inc	Hazardous Materials Transporter				1.0%

KM 106 Construction, Inc (“KM 106”):

A combination of Micro-LBE and Small-LBE participation will count toward LBE subconsultant participation compliance.

	Requirement %	Commitment %
Micro/Small LBE	10%	10%

KM 106 utilized approach A to satisfied the “Good Faith Efforts” requirements and listed the following LBE subconsultants:

Supplier Name	Scope of Work	LBE	LBE Size	LBE Percent	Percent Of Work
All Phase Electric Inc	Electrical	LBE	MICR	100%	2.0%
San Francisco Roofing Services Inc.	Roofing	LBE	MICR	100%	4.0%
William Decker & Company Inc	Painting	LBE	MICR	100%	4.0%
Ferma Greenbox, Inc.	Asbestos Hauling				2.0%
ECTI	Lead and other Haz Hauling				2.0%
SGS Forensic Laboratories	Lab Testing				1.0%

CMD finds AMGC and KM 106 are responsive to pre-award requirements of Chapter 14B. Once awarded, the contract(s) will be monitored for compliance with the LBE subcontractor participation commitment, as well as other 14B requirements.

Primary CMD contact for the contract: Queena Chen, queena.chen@sfgov.org

CMD must be contacted immediately for:

- Subcontractor addition/substitution;
- Contract modification that cumulatively increases the original contract value by 20%;
- Prompt payment issues;
- Any other issues pertaining to LBE subcontractor participation

Noncompliance may result in penalties, including monetary fines. Please communicate with CMD early.

QC