



Roosevelt Island Operating Corporation

ANDREW M. CUOMO
Governor

SHELTON J. HAYNES
President & CEO

BOARD OF DIRECTORS

RuthAnne Visnauskas, Chair, Commissioner of NYSHCR
Robert F. Mujica Jr., Director of BUDGET
Conway S. Ekpo
Jeffrey R. Escobar
David Kapell
David Kraut
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Michael Shinozaki

Agenda Item V, 7. June 24, 2021

PROPOSED RESOLUTION

AUTHORIZATION TO ENTER INTO CONTRACT WITH PRESTIGE STONE & PAVERS CORP. FOR BLACKWELL PARK PAVER IMPROVEMENTS PROJECT

RESOLVED by the Board of Directors of the Roosevelt Island Operating Corporation of the State of New York (“RIOC”), as follows:

- Section 1. that RIOC is hereby authorized to enter into contract with Prestige Stone & Pavers Corp. for Blackwell Park Paver Improvements Project, upon such terms and conditions substantially similar to those outlined in the Memorandum from Prince Shah to Shelton J. Haynes/Board of Directors dated June 23, 2021, attached hereto;
- Section 2. that the President/Chief Executive Officer or his designee is hereby authorized to take such actions and execute such instruments as she deems necessary to effectuate the foregoing; and
- Section 3. that this resolution shall take effect immediately.



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TO: Shelton J. Haynes and the Board of Directors

FROM: Prince Shah, Senior Project Manager of Capital Planning and Projects

DATE: June 23, 2021

RE: 21-37457-Blackwell Park Paver Improvements Project
Award for Construction to Prestige Stone & Pavers Corp.

Background:

Blackwell Park, located at the intersection of West Road and Main Street is a popular and highly utilized open space on Roosevelt Island. The original design for the park was completed in the 1970's by renowned American Landscape Architect, Dan Kiley (Dan Kiley & Partners). The pavers around in the Blackwell Plaza, the existing sidewalk and the pathway behind the Blackwell House are in disrepair and need immediate remediation.

This project, once completed, will provide a safer sidewalk and plaza area for the community to use, it will provide an ADA compliant walkway to the ramp for the Blackwell House and an open seating area outside of the NYPL library. In addition, the existing site utilities will be upgraded, including a new RPZ.

Procurement:

RIOC posted a Request for Proposal ("RFP") for the construction of the Blackwell Park Pavers Project on May 26, 2021. Due to the Covid-19 Pandemic, a Mandatory Virtual Walkthrough was held on June 1, 2021. Since the site is an open public space, bidders can visit the project site at any time during the RFP process.

The cut-off for the Requests for Information was on June 8, 2021, and responses were posted on June 11, 2021. The Bid Proposals were due June 22, 2021, and a total of three proposals were received.

Evaluation: As outlined in the RFP, proposals were rated using the following evaluation criteria. The evaluation criteria outlined in the RFP are as follows:

- 1. Experience & Qualifications 25 points
- 2. Ability to Perform Required Services 15 points
- 3. Staffing Proposal and Team Experience Together 10 points
- 4. Financial Capability 25 points
- 5. Fee 25 point

Total 100 points

<u>Ranking</u>	<u>Firm</u>	<u>Points</u>	<u>Cost</u>
1	Prestige Stone & Pavers Corp.	98.25	\$1,042,700
2	Coppola Paving & Landscaping Corp.	82.66	\$1,472,000
3	Padilla Construction Services	73.53	\$2,718,234

Prestige Stone & Pavers Corp. received the highest evaluation score of the bidders evaluated. Through its proposal, they demonstrated the best approach and understanding of the project, schedule assessment, and work plan to meet RIOC’s needs. Prestige Stone & Pavers Corp. received a cumulative score of 98.25 and their fee is \$1,042,700.00 for the proposed contract duration.

Prestige Stone & Pavers Corp. specializes in exterior site work throughout the 5 boroughs, Long Island and Westchester County. Prestige has worked with various public agencies within the NYC region and understands the logistics of working in an urban area with constant flow of pedestrians. Through their proposal, Prestige has demonstrated experience in the installation of stone, decorative pavers, concrete, and site work. Some of their projects include: Pier 55 (Little Island, NYC), Octagon Comfort Station & Site work, Roberto Clemente Park etc.

Recommendation:

Based on the above, RIOC Capital Planning and Project recommend, subject to the satisfaction of all contracting requirements, that the Board of Directors authorize and approve entering into contract with Prestige Stone & Pavers Corp. for providing construction services for the Blackwell Park Paver Improvements Project for a total amount of \$1,042,700 with a 15% contingency of \$ 156,405 bringing the total authorized not-to-exceed amount to \$ 1,199,105.