

County of Passaic
Board of County Commissioners



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Date: Apr 22, 2025 - 5:30 PM

Agenda: RESOLUTION AUTHORIZING CONTRACT MODIFICATION NO. 1 TO RICHARD A. ALAIMO ASSOCIATES FOR DESIGN CONSULTANT SERVICES FOR HVAC UPGRADES AT UNIT 3, HVAC REPAIRS AT UNITS 1, 2, & 4, AND REPLACEMENT OF THE BUILDING MONITORING SYSTEM AT UNITS 1, 2, 3, AND 4 AT PREAKNESS HEALTHCARE CENTER IN THE TOWNSHIP OF WAYNE, RFQ-24-043, PURSUANT TO N.J.A.C. 5:30-11.6 ET SEQ.

THIS RESOLUTION WAS REQUESTED BY:
ENGINEERING

REVIEWED BY:

Matthew P. Jordan, Esq.

APPROVED AS TO FORM AND LEGALITY:

Nadege D. Allwaters, Esq.

Official Resolution#	
Meeting Date	4/22/2025
Introduced Date	4/16/2025
Adopted Date	
Agenda Item	22.
CAF#	C-04-55-182-002-920
Purchase Req. #	
Result	

Public Works

COMMITTEE NAME

RESOLUTION AUTHORIZING CONTRACT MODIFICATION NO. 1 TO RICHARD A. ALAIMO ASSOCIATES FOR DESIGN CONSULTANT SERVICES FOR HVAC UPGRADES AT UNIT 3, HVAC REPAIRS AT UNITS 1, 2, & 4, AND REPLACEMENT OF THE BUILDING MONITORING SYSTEM AT UNITS 1, 2, 3, AND 4 AT PREAKNESS HEALTHCARE CENTER IN THE TOWNSHIP OF WAYNE, RFQ-24-043, PURSUANT TO N.J.A.C. 5:30-11.6 ET SEQ.

WHEREAS, the County of Passaic (hereafter “County”) is a body politic and corporate pursuant to N.J.S.A. 40:18-1 and vested with all rights contained therein; and

WHEREAS, pursuant to N.J.S.A. 40:20-1 the Board of County Commissioners of the County of Passaic (hereafter “Board”) is vested with managing the property, finances, and affairs of the County; and

WHEREAS, pursuant to N.J.S.A. 40A:11-5, et seq. the County issued RFQ-24-043, Engineers, Architects, Land Surveyors, Planners, Landscape Architects, Golf Course Architects/Designers, And Environmental and Safety/Engineering Consultants (hereafter “RFQ-24-043”) seeking qualifications for a pool of engineers, architects, land surveyors, planners, landscape architects, and environmental health and safety engineers for calendar year 2024, to be hired on an as-needed basis, to provide professional services to the County; and

WHEREAS, on November 21, 2023, the Board passed Resolution No. R-23-1091, qualifying a pool of engineers, architects, land surveyors, planners, landscape architects, and environmental health and safety engineers for calendar year 2024 under RFQ-24-043, as recommended by the Passaic County Engineer, to be hired on an as-needed basis, which included Richard A. Alaimo Associates ; and

WHEREAS, pursuant to N.J.S.A. 19:44A-20.4, the County’s request for qualifications is a fair and open process, specifically, the qualification for the pool of engineers, architects, land surveyors, planners, landscape architects, and environmental health and safety engineers for calendar year 2024 is publicly advertised, awarded under a process that provides for public solicitation of qualifications, established the basis of an award and disclosure process documented in writing prior to any solicitation, and is publicly opened and announced when awarded; and

WHEREAS, on February 27, 2024, the Board approved Resolution No. R-24-175 authorizing an award of contract to Richard A. Alaimo Associates in an amount of one hundred twenty-four thousand eight hundred dollars (\$124,800.00) for design consultant services for HVAC upgrades at Unit 3, HVAC repairs at Units 1, 2, & 4, and Replacement of the Building Monitoring System at Units 1, 2, 3, & 4 at Preakness Healthcare in the Township of Wayne; and

WHEREAS, pursuant to N.J.A.C. 5:30-11.6, the County can authorize contract modifications for professional services and extraordinary unspecifiable services, when the change is outside the original scope of activities of the original contract, provided that any change beyond the original scope of activities shall be made by amendatory contract approved by the governing body; and

WHEREAS, the Passaic County Engineer is recommending that the Board authorize Contract Modification No. 1 to Richard A. Alaimo Associates to provide additional construction administration services associated with the Construction Administration Phase of the Preakness Healthcare Center HVAC Repairs and BMS System Replacement in the increased amount of fifty thousand dollars (\$50,000.00) with a new total contract amount, as a result of the increase, in the amount of one hundred seventy four thousand eight hundred dollars (\$174,800.00); and

WHEREAS, funds are available in Account No. C-04-55-182-002-920, or any other account that may be deemed appropriate by the Chief Financial Officer or his designee, and the availability of funds has been contingently certified by the Chief Financial Officer subject to sufficient funds being appropriated by the Board in the 2025 and/or subsequent years’ County budget(s), which is attached to and made part of this Resolution; and

WHEREAS, this matter was discussed at the April 9, 2025, meeting of the Public Works Committee, and is being recommended to the Board for approval.

NOW, THEREFORE, LET IT BE RESOLVED, pursuant to N.J.A.C. 5:30-11.3, et seq., the Board of County Commissioners of the County of Passaic approves Change Order No. 1 for the contract with Richard A. Alaimo Associates, under RFQ-24-043, for additional construction administration services associated with the Construction Administration Phase of the Preakness Healthcare Center HVAC Repairs and BMS System Replacement in the increased amount of fifty thousand dollars (\$50,000.00) with a new total contract amount, as a result of the increase, in the amount of one hundred seventy four thousand eight hundred dollars (\$174,800.00).

LET IT BE FURTHER RESOLVED, that the County Engineer is authorized and directed to comply with all of the general requirements for change orders as set forth in N.J.A.C. 5:30-11.3, et seq.

ZMQ

April 22, 2025