Broward County

Legislation Text

File #: 21-373, **Version:** 1

Broward County Commission Regular Meeting
Director's Name: Bertha Henry
Department: County Administration

Information

Requested Action
MOTION TO APPROVE Request for Qualifications (RFQ) for a Public Private Partnership solicitation for the Joint Government Center Campus; authorize County staff to issue the solicitation. This is Step One of a Two-Step RFQ/RFP Procurement.

Why Action is Necessary
The Unified Direct Procurement Authority (UDPA) must approve the issuance of any solicitation documents for the Joint Government Center Campus project (JGCC).

What Action Accomplishes
Allows for the finalization and issuance of a Request for Qualifications (RFQ) to start a two-step Public Private Partnership (P3) solicitation process for the development of the JGCC.

Is this Action Goal Related
No

Previous Action Taken
May 7, 2019 Regular Meeting (Item No. 76); June 4, 2019 Regular Meeting (Item No. 74); June 11, 2019 Regular Meeting (Item No. 92); June 18, 2019 UDPA Meeting; October 15, 2019 UDPA 2019 Regular Meeting (Item No. 92); June 18, 2019 UDPA Meeting; October 15, 2019 UDPA Meeting; December 10, 2019 UDPA Meeting, October 20, 2020 UDPA Meeting, December 15, 2020 Regular Meeting (Item No. 2)

Summary Explanation/Background
At the December 15, 2020 UDPA meeting, County and City staff (Staff) were directed to develop and publish a solicitation under Florida's P3 statute seeking proposals to Design-Build-Finance-Operate-Maintain (DBFOM) the JGCC project, allowing flexibility for the County and/or the City to finance and acquire their respective portion(s) of the JGCC project, to provide for Operations and Maintenance (O&M) or other alternative P3 transaction structures that the City and County may be interested in pursuing.

Staff has been working with our consultants, KPMG, LLP and the Zyscovich, Inc. team, to develop solicitation documents for the approval of the UDPA. To prepare for this work, KPMG and Staff conducted a Market Sounding exercise with potential P3 developers to gain a better understanding of how the market would view various approaches for a flexible DBFOM solicitation of the JGCC. Staff

is now working with our consultants to finalize the RFQ document. The RFQ will be provided to the UDPA prior to the meeting, and Staff will be providing detailed briefings on the document content.

The P3 solicitation will be done in a two-step process. The first step consists of an RFQ, during which the qualifications of the P3 teams competing in the process will be presented and reviewed by staff and our consultants. This step is designed in part to comply with the requirements of Florida's Consultants' Competitive Negotiations Act (CCNA) statute. After the UDPA reviews the qualifications and hears presentations from the competing teams, it will vote to qualify the appropriate teams and shortlist three teams that will move on to the next step in the process.

The second step of the process would be a Request For Proposals (RFP), which would require the shortlisted teams to prepare and submit both design and financial proposals for the development and potentially ongoing operations and maintenance of the JGCC. The UDPA is expected to review and approve the RFP prior to its issuance.

Source of Additional Information

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Fiscal Impact

Fiscal Impact/Cost Summary

There is no fiscal impact to this item at this time.