

# City of Industry Property and Housing Management Authority

Regular Meeting Agenda  
April 8, 2015  
10:00 a.m.

Chairman Troy Helling  
Board Member Carlos Cuevas  
Board Member - Vacant

Location: City Council Chamber, 15651 East Stafford Street, City of Industry, California

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## **Addressing the Authority:**

- ▶ **Agenda Items:** *Members of the public may address the Authority on any matter listed on the Agenda. In order to conduct a timely meeting, there will be a three-minute time limit per person for any matter listed on the Agenda. Anyone wishing to speak to the Authority is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the Secretary prior to the Agenda item being called and prior to the individual being heard by the Authority.*
- ▶ **Public Comments (Non-Agenda Items):** *Anyone wishing to address the Authority on an item not on the Agenda may do so during the "Public Comments" period. In order to conduct a timely meeting, there will be a three-minute time limit per person for the Public Comments portion of the Agenda. State law prohibits the Authority from taking action on a specific item unless it appears on the posted Agenda. Anyone wishing to speak to the Authority is asked to complete a Speaker's Card which can be found at the back of the room and at the podium. The completed card should be submitted to the Secretary prior to the Agenda item being called by the Secretary and prior to the individual being heard by the Authority.*

## **Americans with Disabilities Act:**

- ▶ *In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (626) 333-2211. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.*

## **Agendas and other writings:**

- ▶ *In compliance with SB 343, staff reports and other public records permissible for disclosure related to open session agenda items are available at City Hall, 15625 East Stafford Street, Suite 100, City of Industry, California, at the office of the City Clerk during regular business hours, Monday through Friday 9:00 a.m. to 5:00 p.m. Any person with a question concerning any agenda item may call the City Clerk's Office at (626) 333-2211.*

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1. Call to Order
  2. Roll Call
  3. Public Comments

4. **BOARD MATTERS**

4.1 Consideration of Register of Demands.

*RECOMMENDED ACTION: Approve the Register of Demands and authorize the appropriate Authority Officials to pay the bills.*

4.2 Consideration of the minutes of the February 11, 2015 regular meeting and the February 18, 2015 adjourned regular meeting.

*RECOMMENDED ACTION: Approve as submitted.*

4.3 Consideration of award of Contract No. IPHMA-001, Building Remodel at 15722 Nelson Avenue to Concept Consultant, Inc. in the amount of \$373,577.00.

*RECOMMENDED ACTION: Award the contract to Concept Consultant, Inc. in the amount of \$373,577.00.*

5. Adjournment. Next regular meeting: Wednesday, May 13, 2015 at 10:00 a.m.

*CITY OF INDUSTRY PROPERTY AND HOUSING  
MANAGEMENT AUTHORITY*

ITEM NO. 4.1

**INDUSTRY PROPERTY & HOUSING MANAGEMENT AUTHORITY**  
AUTHORIZATION FOR PAYMENT OF BILLS  
Board Meeting April 8, 2015

<u>FUND</u>	<u>DESCRIPTION</u>	DISBURSEMENTS
160	INDUSTRY PROPERTY & HOUSING	24,571.73

<u>BANK</u>	<u>DESCRIPTION</u>	DISBURSEMENTS
BofA	BANK OF AMERICA CHECKING	24,571.73

**Industry Property and Housing Management Authority  
Board Meeting  
April 8, 2015**

Number	Date		Payee Name	Check Amount
<b>IPHMA.CHK - IPHMA BofA Checking</b>				
<b>20587</b>	03/18/2015		<b>GAS COMPANY, THE</b>	<b>\$77.93</b>
	Invoice	Date	Description	Amount
	2015-00001122	03/11/2015	02/05-03/09/15 SVC - 16200 TEMPLE AVE	\$14.69
	2015-00001123	03/11/2015	02/05-03/09/15 SVC - 16200 TEMPLE AVE APT 100	\$17.70
	2015-00001124	03/11/2015	02/05-03/09/15 SVC - 16200 TEMPLE AVE APT 202	\$45.54
<b>20588</b>	04/08/2015		<b>ABORTA-BUG PEST CONTROL</b>	<b>\$520.00</b>
	Invoice	Date	Description	Amount
	15598	03/18/2015	SVC - 16224 TEMPLE AVE	\$65.00
	15593	03/18/2015	SVC - 16238 TEMPLE AVE	\$65.00
	15599	03/18/2015	SVC - 16227 TEMPLE AVE	\$65.00
	15597	03/18/2015	SVC - 16229 TEMPLE AVE	\$65.00
	15596	03/18/2015	SVC - 16217 TEMPLE AVE	\$65.00
	15595	03/18/2015	SVC - 16220 TEMPLE AVE	\$65.00
	15594	03/18/2015	SVC - 16218 TEMPLE AVE	\$65.00
	15592	03/18/2015	SVC - 16242 TEMPLE AVE	\$65.00
<b>20589</b>	04/08/2015		<b>CALICO BUILDING SERVICES, INC</b>	<b>\$1,525.97</b>
	Invoice	Date	Description	Amount
	1006242	02/17/2015	MISC BUILDING REPAIRS/MAINT	\$195.00
	1006280	02/18/2015	MISC BUILDING REPAIRS/MAINT	\$222.25
	1006281	02/28/2015	MISC BUILDING REPAIRS/MAINT	\$1,108.72
<b>20590</b>	04/08/2015		<b>CNC ENGINEERING</b>	<b>\$5,150.89</b>
	Invoice	Date	Description	Amount
	43137	03/12/2015	BUILDING REMODELS - 15714 NELSON AVE	\$1,631.41
	43138	03/12/2015	IPHMA ISSUES - MISC/GENERAL	\$470.64
	43139	03/12/2015	IPHMA ISSUES - LAKE LOOP SEWER SYS MAINT	\$253.34
	43219	03/26/2015	BUILDING REMODELS - 15714 NELSON AVE	\$726.38
	43220	03/26/2015	IPHMA ISSUES - MISC/GENERAL	\$633.35
	43221	03/26/2015	IPHMA ISSUES - LAKE LOOP SEWER SYS MAINT	\$929.09
	43222	03/26/2015	IPHMA ISSUES - CONDOS	\$506.68

**Industry Property and Housing Management Authority  
Board Meeting  
April 8, 2015**

Number	Date		Payee Name	Check Amount
<b>IPHMA.CHK - IPHMA BofA Checking</b>				
<b>20591</b>	04/08/2015		<b>GLENN'S REFRIGERATION</b>	<b>\$215.00</b>
	Invoice	Date	Description	Amount
	15520	12/04/2014	INSPECT VENTS - 15702 NELSON	\$150.00
	15744	11/24/2014	REPAIR SWITCH BOARD ON HEATER & A/C - 16229	\$65.00
<b>20592</b>	04/08/2015		<b>HOME DEPOT CREDIT SERVICE</b>	<b>\$58.15</b>
	Invoice	Date	Description	Amount
	7572161	03/18/2015	SUPPLIES - 16242 TEMPLE	\$50.00
	7591586	03/18/2015	SUPPLIES - 16242 TEMPLE	\$8.15
<b>20593</b>	04/08/2015		<b>L A COUNTY TAX COLLECTOR</b>	<b>\$3,173.13</b>
	Invoice	Date	Description	Amount
	8940 149 035 11S	03/01/2015	SUPP PROP TAX FY 11-12 - 16242 TEMPLE	\$775.65
	8940 149 035 12S	03/01/2015	SUPP PROP TAX FY 12-13 - 16242 TEMPLE	\$2,397.48
<b>20594</b>	04/08/2015		<b>MERRITT'S ACE HARDWARE</b>	<b>\$39.91</b>
	Invoice	Date	Description	Amount
	084959	03/18/2015	SUPPLIES - 16242 TEMPLE	\$36.71
	085150	03/31/2015	SUPPLIES - 15730 NELSON	\$3.20
<b>20595</b>	04/08/2015		<b>MX GRAPHICS, INC.</b>	<b>\$1,203.75</b>
	Invoice	Date	Description	Amount
	6261	02/20/2015	BLUEPRINT SVC - MP 12 06 20	\$1,106.35
	6262	02/20/2015	BLUEPRINT SVC - MP 12 06 20	\$12.82
	6263	02/20/2015	BLUEPRINT SVC - MP 12 06 20	\$84.58
<b>20596</b>	04/08/2015		<b>SATSUMA LANDSCAPE &amp; MAINT.</b>	<b>\$11,067.00</b>
	Invoice	Date	Description	Amount
	0315EHNHCS	03/30/2015	LANDSCAPE MAINTENANCE - MARCH 2015	\$11,067.00
<b>20597</b>	04/08/2015		<b>SUNRISE ROOFING</b>	<b>\$1,540.00</b>

**Industry Property and Housing Management Authority**  
**Board Meeting**  
**April 8, 2015**

Number	Date	Payee Name	Check	Amount
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**IPHMA.CHK - IPHMA BofA Checking**

Invoice	Date	Description	Amount
3/2/15	03/02/2015	REROOF NEAR PATIO - 16242 E. TEMPLE AVE	\$1,540.00

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Checks	Status	Count	Transaction Amount
	Total	11	\$24,571.73

*CITY OF INDUSTRY PROPERTY AND HOUSING  
MANAGEMENT AUTHORITY*

ITEM NO. 4.2



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CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
REGULAR MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
FEBRUARY 11, 2015  
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**CALL TO ORDER**

The Regular Meeting of the Property and Housing Management Authority of the City of Industry, California, was called to order by Chairman Troy Helling at 10:00 a.m. in the City of Industry Council Chamber, 15651 East Stafford Street, California.

**ROLL CALL**

PRESENT: Troy Helling, Chairman  
Carlos Cuevas, Board Member

STAFF PRESENT: Gregory M. Murphy, Deputy General Counsel; and Jodi L. Scrivens, Secretary.

**PUBLIC COMMENTS**

There were no public comments.

**CONSIDERATION OF REGISTER OF DEMANDS**

MOTION BY BOARD MEMBER CUEVAS, AND SECOND BY CHAIRMAN HELLING TO APPROVE THE REGISTER OF DEMANDS AND AUTHORIZE THE APPROPRIATE AUTHORITY OFFICIALS TO PAY THE BILLS. MOTION CARRIED 2-0.

**CONSIDERATION OF THE MINUTES OF THE DECEMBER 10, 2014 REGULAR MEETING**

MOTION BY BOARD MEMBER CUEVAS, AND SECOND BY CHAIRMAN HELLING TO APPROVE THE MINUTES AS SUBMITTED. MOTION CARRIED 2-0.

**ADJOURNMENT**

There being no further business, the Industry Property and Housing Management Authority adjourned to Wednesday, February 18, 2015 at 10:00 a.m.

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TROY HELLING, CHAIRMAN

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CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
REGULAR MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
FEBRUARY 11, 2015  
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CECELIA DUNLAP,  
ASSISTANT SECRETARY

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CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
ADJOURNED REGULAR MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
FEBRUARY 18, 2015  
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**CALL TO ORDER**

The Adjourned Regular Meeting of the Property and Housing Management Authority of the City of Industry, California, was called to order by Chairman Troy Helling at 10:00 a.m. in the City of Industry Council Chamber, 15651 East Stafford Street, California.

**ROLL CALL**

PRESENT: Troy Helling, Chairman  
Carlos Cuevas, Board Member

STAFF PRESENT: Kevin Radecki, Executive Director; Gregory M. Murphy, Deputy General Counsel; and Cecelia Dunlap, Assistant Secretary.

**PUBLIC COMMENTS**

There were no public comments.

**CONSIDERATION OF REVISION TO CONTRACT NO. IPHMA-001 TO MODIFY THE SCOPE OF THE IMPROVEMENTS AND RENAME THE PROJECT TITLE ACCORDINGLY FOR A REVISED COST ESTIMATE OF \$175,000.00**

Executive Director Radecki presented a staff report to the Board Members.

MOTION BY BOARD MEMBER CUEVAS, AND SECOND BY CHAIRMAN HELING TO APPROVE THE REVISED PLANS, SPECIFICATIONS, COST ESTIMATE; AND RE-AUTHORIZE THE PROJECT FOR PUBLIC BIDDING THROUGH THE ISSUANCE OF AN ADDENDUM AND EXTENSION OF THE DATE FOR BID OPENING. MOTION CARRIED 2-0.

**ADJOURNMENT**

There being no further business, the Industry Property and Housing Management Authority adjourned.

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TROY HELING, CHAIRMAN

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CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
ADJOURNED REGULAR MEETING MINUTES  
CITY OF INDUSTRY, CALIFORNIA  
FEBRUARY 18, 2015  
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CECELIA DUNLAP,  
ASSISTANT SECRETARY

*CITY OF INDUSTRY PROPERTY AND HOUSING  
MANAGEMENT AUTHORITY*

ITEM NO. 4.3

## MEMORANDUM

**TO:** Kevin Radecki, Executive Director      **DATE:** April 1, 2015  
**FROM:** Joshua Nelson      **CONTRACT NO.:** IPHMA-001  
**SUBJECT:** Building Remodel at 15722 Nelson Avenue

The above project was authorized for solicitation of bids on December 10, 2014 for an estimated cost of \$525,000.00 and later reduced to \$175,000.00 at the IPHMA meeting on February 18, 2015. The Notice Inviting Sealed Bids was advertised in the San Gabriel Valley Tribune on January 8, 2015 and January 15, 2015 it was also advertised in Construction Bidboard, Inc., McGraw Hill, Southern California Builders Association, and Builders Notebook trade publications on January 6, 2015.

Seven (7) contractors obtained plans and specifications for bidding:

Arc Construction Inc.	C-1 Construction
Caltex Corporation	Camody Construction Company
Concept Consultant, Inc.	First California Construction
LaClear Construction	

However, the low bid came in at \$373,577.00. So we decided to look at 4 alternatives for consideration in updating the residential single family home at 15722 Nelson Avenue to see how we might reduce the cost. One alternative was for a new home the other three were various degrees of remodels. Keep in mind that the Housing Authority has to pay prevailing wages which adds roughly 30% to the cost of construction.

Alternate 1 was a new 2,500sf residence with an estimated cost of \$700,000.00. It would be completely new inside and out with coordinated style and finishes. Functionally the number of rooms, sizes and layout could be whatever is desired and all rooms and garage could be on the same level. Energy efficiency would be optimum since the orientation of the house and insulation levels of the various components can be designed to maximize efficiency. Doors and windows would have maximum sound and thermal control. New construction would eliminate most short term and greatly reduce long term maintenance costs. It would be designed to comply with current seismic codes (earthquake) from the ground up increasing safety. Property would be unoccupied during construction.

Alternate 2 was major remodel with a room addition and a patio resulting in a 1,567sf residence (1,375sf existing, 222sf room addition plus patio) which was the alternate included in the bid. Coordinated colors and finishes would make improvements to the appearance. Basic arrangement of the rooms would be the same. The kitchen and living area would be improved with an open floor plan. The laundry area would have an improved layout. The master bedroom would get larger with direct access to the patio



Kevin Radecki  
April 1, 2015  
Page Two

and have a master bathroom. Energy efficiency would be improved significantly. Doors and windows would have improved sound and thermal control. Plumbing, HVAC system and ducting would be new resulting in improved efficiency. Most short term maintenance costs would be significantly reduced. Property would be unoccupied during construction. This alternate removes and replaces all exterior and interior surfaces and includes stripping out and replacing all the electrical wiring and plumbing. Essentially everything will be replaced except the framing/studs and the foundation.

Alternate 3 would be a remodel with a new patio but without the room addition using the existing 1,375sf footprint plus a patio at an estimated cost of \$250,000.00. The home would have new coordinated colors and finishes making improvements to the appearance. The basic arrangement of the rooms would be the same. The kitchen and living area would be improved with an open floor plan. Existing toilet rooms and closets would be improved. Energy efficiency would have some improvements. Openings such as doors and windows would have improved sound and thermal control. New plumbing fixtures would reduce water consumption. Some short term maintenance costs would be reduced due to new finishes, plumbing fixtures, doors and windows. However, a good portion of the 50+ year old building components would remain. The roof wouldn't be replaced, the existing stucco, plumbing, and electrical would all remain. If property is occupied during construction significant disruption to daily routines would be expected.

Alternate 4 would be a light remodel with a patio addition using the existing 1,375sf footprint plus a patio at an estimated cost of \$150,000.00. Home would have new coordinated colors and finishes making improvement to appearance. Basic arrangement of rooms would be the same. Kitchen and living area would be improved along with existing toilet rooms and closets. New plumbing fixtures would reduce water consumption. Some short term maintenance costs would be reduced due to new finishes and plumbing fixtures. If property is occupied during construction, disruption to daily routines would be expected.


Alternatives 1, 3, and 4 would also require a redesign of the plans at a cost of roughly 15% of the construction cost. The only alternative we considered possibly viable is Alternative 3, but after you figure in the cost to redesign and the cost to rebid the project you won't be saving that much and you'd still have an older house with some cosmetic changes with all the underlying old infrastructure. So we are recommending you proceed with the project as bid (Alternative 2).

Kevin Radecki  
April 1, 2015  
Page Three

Bids were received and opened on March 3, 2015 at 10:00 am, in the City Administrative Offices. CNC Engineering has reviewed the bids which appear to be in order and recommend award to the low bidder, Concept Consultant, Inc., Los Angeles, CA, in the budget amount of three hundred seventy three thousand five hundred seventy seven dollars and no cents (\$373,577.00).

Upon your approval of Concept Consultant, Inc., we shall meet with them to gather the contract documents.

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By: Joshua Nelson Signature:   
Sr. Project Manager

JN:cl



## BID TABULATION

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
CONTRACT NO. IPHMA-001

BUILDING REMODEL AT 15722 NELSON AVENUE

BID OPENING: MARCH 3, 2015 AT 10:00 AM  
ESTIMATE: \$175,000.00

BIDDER	BID BOND	TOTAL
Concept Consultant	10%	\$373,577.00
EC-1 Construction	10%	\$387,000.00
Arc Construction	10%	\$480,000.00

Shading Indicates Items  
Added or Revised in  
Addendum No. 6

**SECTION C**

**BID SCHEDULE**

FOR

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODEL AT 15722 NELSON AVENUE  
CONTRACT NO. IPHMA-001

BIDDER: \_\_\_\_\_

Hereby proposes to construct the above-named project in accordance with the plans and specifications for the following prices:

**SCHEDULE OF WORK ITEMS**

NO.	DESCRIPTION	APPROX. QTY	UNIT MEAS.	UNIT PRICE	TOTAL
1.	<del>All work shown on the plans for 15714 Nelson Avenue</del>	4	LS		
2.	All work shown on the plans for 15722 Nelson Avenue	1	LS		358577.
3.	Contingency	1	LS	\$15,000.00	\$15,000.00
GRAND TOTAL*					373577.00

I hereby certify that on 3/03/2015, NICK SAMMADI  
(Print Name)  
examined the site of the proposed work, and the undersigned, fully understands the scope of work and has checked carefully all words and figures inserted in this Bid Schedule.

By: Concept Consultant, Inc  
CONTRACTOR

Nick Sammadi  
PRINT NAME

Nick Sammadi  
SIGNATURE

**\* CONTRACTOR SHALL INCLUDE THE CONTINGENCY BID ITEM IN THE GRAND TOTAL**

**BIDDER'S INFORMATION SHEET**

Receipt of the following addenda is hereby acknowledged. (If none so, state.)

One, Two, Three, Four



Five & Six




RETENTION MONEY OPTION: Please initial one of the following options.

     1. I will provide securities in lieu of monies to be withheld to ensure performance under the contract as per Paragraph 65, General Provisions.

MS 2. I will not provide securities in lieu of monies to ensure performance under the contract.

CONCEPT CONSULTANT, INC



Bidder

Signature

1220 Main St Ave. #13

NICK SAMMADI

Mailing Address

Print Name

Los Angeles, CA 90024

President

City/State/Zip

Title

(310) 439-8516

982335 A & B

Telephone

License No./Class

(310) 400-5829

3/31/2017

Fax

Expiration Date

Underline one of the following: The Bidder is a (Partnership) (Corporation) (Individual).

The names of all persons, firms or corporations interested in this sealed bid are: (See Section B, Page B-2, Item 4 - Signature of Sealed Bid).

**AFFIX CORPORATE SEAL**

NICK SAMMADI



CONTRACTORS LICENSE AFFIDAVIT

STATE OF CALIFORNIA )  
 )  
COUNTY OF LOS ANGELES )

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODEL AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

Nick Samrao, being first duly sworn, deposes and says  
that

Name

he or she is President, of Concept Consultant, Inc.  
Title Name of Firm

982335  
License Number

A & B  
Classification

3/31/2017  
Expiration Date

The party making the foregoing bid, is a licensed contractor and understands the information shown above shall be included with the bid, and understands that any bid not containing this information, or if this information is subsequently proven to be false, shall be considered non-responsive and shall be rejected by the INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY.

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

3/03/2015  
DATE

[Signature]  
SIGNATURE

C-6R

ADDENDUM NO. 6

**BIDDER'S LIST OF CONSTRUCTION TRADES**

In submitting this bid for the following project:

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODEL AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

CONCEPT CONSULTANT, INC

certifies that:

Bidder

The following listed construction trades will be used in the work.

Demolition, Concrete work, Framing, Roofing  
Mechanical, Plumbing, Electrical, Cabinet  
Dry & Hardware, wood Flooring, Painting, Stucco window



Signature of Authorized  
Representative of Bidder

C-7R

NON-COLLUSION DECLARATION

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODELS AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

CONTRACTOR:

CONCEPT CONSULTANT, INC.

BUSINESS ADDRESS:

1220 Manning Ave. #13  
Los Angeles, CA 90024

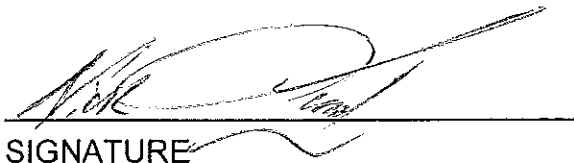
In submitting this bid for the project:

I, NICK SAMMADI, state that I have not directly or indirectly,

(Name)

entered into any agreement, participated in any collusion or otherwise taken any action in restraint of free competitive bidding in connection with the project.

I do hereby certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct. Executed at City of Los Angeles California, this 3rd day of March, 2015.

  
SIGNATURE

C-8R

ADDENDUM NO. 6

**SUBCONTRACTORS LISTING - PAGE 1**

**INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001**

**BUILDING REMODELS AT 15722 NELSON AVENUE**

**CONTRACT NO. IPHMA-001**

**(See Paragraph 13 - Instructions to Bidders)**

1. Name: Contractors Door Supply  
Address: Carden Grove, CA  
Telephone #: 714-901-2585 Fax #: 714-801-8565  
License #: 996525  
Portion of Work: Doors Frames + Hardware installation
  
2. Name: Staforelli Design and Building, inc  
Address: Torrance, CA  
Telephone #: 310-634-4803 Fax #: \_\_\_\_\_  
License #: 840176  
Portion of Work: Framing
  
3. Name: 1st Class Plumbing  
Address: Santa Monica, CA  
Telephone #: 310-721-7906 Fax #: 310-496-0756  
License #: 862790  
Portion of Work: Plumbing

C-9R

**ADDENDUM NO. 6**

**SUBCONTRACTORS LISTING - PAGE 1**

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODELS AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

(See Paragraph 13 - Instructions to Bidders)

1. Name: Golden State Roofing  
Address: Carson, CA  
Telephone #: 310-808-9242 Fax #: 310-808-9244  
License #: 941462  
Portion of Work: Roofing
  
2. Name: Eagle Contracting Incorporated  
Address: Rancho Conejunga, CA  
Telephone #: 562-249-8131 Fax #: 562-381-8131  
License #: 970089  
Portion of Work: Demolition
  
3. Name: New Star International Inc  
Address: Amheim, CA  
Telephone #: 714-441-0070 Fax #: 714-441-0071  
License #: 969575  
Portion of Work: Casework - Millwork and Finish Carpentry

C-9R

**ADDENDUM NO. 6**



SUBCONTRACTORS LISTING - PAGE 2

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODELS AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

(See Paragraph 13 - Instructions to Bidders)

4. Name: Solid Ground Concrete Construction  
Address: San Carter, CA  
Telephone #: 661-857-1997 Fax #: 661-941-3927  
License #: 976284  
Portion of Work: Concrete work, Masonry & Stone Veneer
5. Name: Reyes & Sons Electric Inc  
Address:  Sylmar, CA  
Telephone #: 818-365-2030 Fax #: 818-365-2035  
License #: 817091  
Portion of Work: Electrical
6. Name: AYA Plumbing Inc  
Address: North Hills, CA  
Telephone #: 818-830-0685 Fax #: 818-891-6159  
License #: 964902  
Portion of Work: H.V. A.C

C-10R

ADDENDUM NO. 6

SUBCONTRACTORS LISTING - PAGE 2

INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY  
PROJECT NO. 001

BUILDING REMODELS AT 15722 NELSON AVENUE

CONTRACT NO. IPHMA-001

(See Paragraph 13 - Instructions to Bidders)

4. Name: Walter's Flooring  
Address: Santa Monica, CA  
Telephone #: 310-395-8401 Fax #: 323-585-0642  
License #: 625535  
Portion of Work: Flooring - Wood Flooring
5. Name: Sarkis Kara Kouzian dba Olala  
Address: Sylmar, CA  
Telephone #: 818-727-1111 Fax #: \_\_\_\_\_  
License #: 546990  
Portion of Work: Metal Fabrication
6. Name: Arrow Concrete Cutting  
Address: Palo Alto - CA  
Telephone #: 818-834-4632 Fax #: \_\_\_\_\_  
License #: 455102  
Portion of Work: Demolition

C-10R

ADDENDUM NO. 6



# CONTRACTORS STATE LICENSE BOARD



## Contractor's License Detail for License # 982335

**DISCLAIMER: A license status check provides information taken from the CSLB license database. Before relying on this information, you should be aware of the following limitations.**

CSLB complaint disclosure is restricted by law (B&P 7124.6) If this entity is subject to public complaint disclosure, a link for complaint disclosure will appear below. Click on the link or button to obtain complaint and/or legal action information.

Per B&P 7071.17, only construction related civil judgments reported to the CSLB are disclosed.

Arbitrations are not listed unless the contractor fails to comply with the terms of the arbitration.

Due to workload, there may be relevant information that has not yet been entered onto the Board's license database.

Data current as of 4/2/2015 1:04:23 PM

### Business Information

CONCEPT CONSULTANT INC  
1220 MANNING AVENUE UNIT 13  
LOS ANGELES, CA 90024  
Business Phone Number:(310) 877-1192

**Entity** Corporation

**Issue Date** 03/27/2013

**Expire Date** 03/31/2017

### License Status

**This license is current and active.**

All information below should be reviewed.

### Classifications

B - GENERAL BUILDING CONTRACTOR  
A - GENERAL ENGINEERING CONTRACTOR

### Bonding Information

#### Contractor's Bond

This license filed a Contractor's Bond with OLD REPUBLIC SURETY COMPANY.

**Bond Number:** W150152564

**Bond Amount:** \$12,500

**Effective Date:** 03/01/2013

#### Bond of Qualifying Individual

The Responsible Managing Officer (RMO) SAMMADI NICK certified that he/she owns 10 percent or more of the voting stock/equity of the corporation. A bond of qualifying individual is **not** required.

**Effective Date:** 08/29/2013

BQI's Bond History

### Workers' Compensation

This license has workers compensation insurance with the STATE COMPENSATION INSURANCE FUND

**Policy Number:** 9070420

**Effective Date:** 08/31/2014

**Expire Date:** 08/31/2015

Workers' Compensation History

CONTRACTOR REFERENCE VERIFICATION

DATE: March 11, 2015  
PROJECT: Building Remodels at 15722 Nelson Avenue  
CONTRACT: IPHMA-001  
CONTRACTOR: Concept Consultant, Inc.

City of Culver City  
Contact Name: Steven Finton  
Title: Construction Manager  
Phone Number: (310) 253-6457

*Project Description:* Structural steel repair & reconstruction

*Date of Completion:* January 2015, \$90,000.00

*Comments:* Mr. Steven Finton stated that although the project was three weeks late Concept Consultant's did a good job and he was satisfied with the finished product. The schedule was an aggressive one, but he felt it was mainly scheduling problems with the sub-contractor that resulted in the project not being completed on time. Overall Mr. Finton stated that he trusts them, feels they want to do a good job and will do what it takes to get the job done, and would recommend them without reservation.

UCLA Campus  
Contact Name: Howard Titzel  
Title: Construction Manager  
Phone Number: (310) 825-5500

*Project Description:* Gold Hall Acoustical Remodeling

*Date of Completion:* November 2013, \$200,000.00

*Comments:* The project included acoustical treatment, paneling sheets to wall, color coding, and painting. Mr. Titzel stated that the project was completed on time and all certified payroll was up to date. Most of the work was subcontracted out and they had some warranty issues but Concept Consultants was responsive. He also felt there were some unsafe work practices on behalf of Concept Consultants, but overall they fulfilled their contract.

Santa Monica College  
Contact Name: Erin Jones  
Title: Construction Manager  
Phone Number: (310) 395-1837

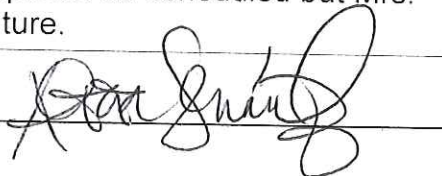
*Project Description:* Remodel of Santa Monica College Offices

*Date of Completion:* June 2013, \$267,500.00

*Comments:* Mrs. Jones stated that she felt Concept Consultant did not have enough man power to complete the project and required a lot of supervision. There were some change orders but due to owner's request. The project was completed as scheduled but Mrs. Jones stated that she would not work with them in the future.

By Alicia Fernandez  
Administrative Assistant

Signature



/af