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City of Detroit

CITY COUNCIL

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TO: The Honorable City Council

FROM: David Whitaker, Director
Legislative Policy Division Staff

DATE: March 24, 2025

RE: **REVIEW OF CONTRACTS AND PURCHASING FILES**

Attached is the list of contracts submitted by the Office of Contracting and Procurement for the regular session of March 25, 2025.

The contracts submitted are included on the City Council's Agenda for referral to the Committees for review and report back to the City Council.

The comments and review of the Legislative Policy Division staff are printed in bold following each contract.

Attachments

cc:

Janice Winfrey
Laura Goodspeed
Sandra Stahl
Irvin Corley
Marcell Todd
Malik Washington

City Clerk
Auditor General
Office of Contracting and Procurement
Legislative Policy Division
Legislative Policy Division
Mayor's Office

TO: THE HONORABLE CITY COUNCIL

FROM: David Whitaker, Director
Legislative Policy Division Staff

DATE: March 24, 2025

RE: **CONTRACTS AND PURCHASE ORDERS SCHEDULED TO BE REFERRED AT
THE FORMAL SESSION MARCH 25, 2025.**

GENERAL SERVICES

6004568-A1 100% City Funding – AMEND 1 – To Provide an Extension of Time Only for Light Duty Vehicle Repair Services (General and Body, Labor and/or Parts). – Contractor: Bob Maxey Ford, Inc. – Location: 1833 E. Jefferson Avenue, Detroit, MI. 48207 – Previous Contract Period: July 1, 2022 through June 30, 2025 – Amended Contract Period: July 1, 2022 through June 30, 2026 – Contract Increase Amount: \$0.00 – Total Contract Amount: \$939,000.00.

Funding

Account String: **1000-29470-470100-622100**
Fund Account Name: **General Fund**
Appropriation Name: **GSD Shared Services**
Funds Available: **\$5,598,850 as of March 21, 2025**

Tax Clearances Expiration Date: **1-7-26**
Political Contributions and Expenditures Statement:
Signed: **5-3-24** Contributions: **None**

Consolidated Affidavits

Date signed: **5-3-24**
 Covenant of Equal Opportunity
 Hiring Policy Compliance;
Employment Application Complies
 Slavery Era Records Disclosure
 Prison Industry Records Disclosure
 Immigrant Detention System Record
Disclosure

Bid Information:

None. This is an amendment to an existing agreement.

Contract Details:

Vendor: **Bob Maxey Ford, Inc** Amount: **+\$0.00; \$939,000**
End Date: **adds 1 year through June 30, 2026**

Services-remains the same:

- **Provide light duty vehicle repair services, general and body, labor, and/or parts for GSD.**
- **All repairs have to be done within 3-5 business day. The warranty for repair work is for 12 months or 12, 000 miles, whichever occurs first upon completion of repairs and delivery of equipment to GSD's fleet management Division.**

Fees-remains the same:

- **General Labor rate is \$109 Per Hr. Mon-Fri., 8am-5pm.**
- **General Labor rate is \$149 Per Hr. Sat. 9am – 3pm.**
- **Body Repair Labor rate is \$43 Per Hr.; Mon-Fri., 8am – 4pm.**
- **Body Repair Labor rate is \$48 Per Hr. after hours Mon. – Fri.**
- **Body Repair Labor rate is \$50 Per Hr. on Saturday.**
- **General Repair- Towing Services is not available**
- **Body repair towing services is \$125 one way; \$250 round trip.**
- **18% discount for new genuine Ford parts from manufacturer's list prices.**
- **10% discount for new OEM non-Ford parts from manufacturer's list prices.**

Additional Information: **6004568 was initially approved at Formal Session June 28, 2022, to provide Light Duty Vehicle Repair Services through June 30, 2025, for \$939,000.**

HOUSING & REVITALIZATION

6006938 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Second Chance 2000, Inc. – Location: 16130 Littlefield Street, Detroit, MI 48235 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$806,436.40.

Funding:

Account String: **3921-21243-360122-617900**
Fund Account Name: **Other Special Revenue Fund**
Appropriation Name: **Opioid Settlement Proceeds**
Funds Available: **\$7,735,081 as of March 21, 2025**

Tax Clearances Expiration Date: **9-3-25**

Political Contributions and Expenditures Statement:

Signed: **8-21-24** Contributions: **None**

Consolidated Affidavits:

Date signed: **8-21-24**

- Covenant of Equal Opportunity
- Hiring Policy Compliance; Employment Application Complies
- Slavery Era Records Disclosure
- Prison Industry Records Disclosure
- Immigrant Detention System Record Disclosure

Background:

In response to opioid, fentanyl, and other synthetic opioids crisis; the City – alongside its partners in the community and at the federal, state, and county levels – has worked to expand substance use prevention and community education; harm reduction services like naloxone distribution, naloxone training, and syringe service programs; and access to high-quality substance use treatment.

However, gaps in services remain, and many Detroit residents who use substances have inadequate access to prevention, treatment, recovery, and holistic wraparound services. Sometimes this challenge reflects a lack of visibility of resources, awareness of services, and coordination of care. In other instances, residents have difficulty navigating the process to access treatment or other supportive health and social services, which can be multi-step, complex, and paperwork intensive. Furthermore, some residents may be open to seeking treatment – or participating in other services like harm reduction – but need peer guidance and coaching to help make that positive choice.

Through this RFP, the City of Detroit is now seeking to expand the supply and accessibility of recovery housing to help individuals maintain their recovery over the long term and address a key barrier to success in treatment. Recovery housing provides stable and supportive housing to individuals with substance use disorders who are completing treatment, who may have previously been living in a location that is not conducive to entering and maintaining recovery.

Many individuals seek recovery housing placements after completing inpatient treatment, while continuing treatment as outpatients. Recovery housing services and stays vary broadly: some homes offer on-site treatment services or group sessions, while others primarily offer a supportive living environment. Stays can range from a few months to longer periods of time, depending on the program policies.

The City of Detroit has also issued RFPs for Recovery Housing Construction and Rehabilitation to expand the supply of recovery housing units. Respondents were also able to submit proposals to build new recovery housing facilities, rehabilitate facilities to serve as recovery housing or expand existing recovery housing facilities. Bidders could submit proposals for multiple award categories and for both RFPs.

Bid Information

RFP opened August 7, 2024 & closed on August 27, 2024. 34 Invited Suppliers; 6 Bids Received.

Bids were evaluated based on Recovery Housing Experience, Organization, Facility Characteristics & Policies, Financial Management Capacity [25 points]; Project Approach and Timeline [25 points]; Cost Proposal [15 points]; Detroit Based Certification of Vendor [15 points]; Detroit Based Certification of Subcontractors, if applicable [20 points]; Total Maximum points without certifications is 65 points. Maximum with certifications is 100.

Contract discussion continues onto the next page.

HOUSING & REVITALIZATION – *continued*

6006938 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Second Chance 2000, Inc. – Location: 16130 Littlefield Street, Detroit, MI 48235 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$806,436.40.

ALL Bids (none of the Vendors received equalization credits for CRIO - Detroit Business Certifications):

Self Help Addiction Recovery House	[55 points]
Detroit Rescue Mission Ministries (West Chicago)	[50.02 points]
Second Chance	[44.2 points]
Detroit Rescue Mission Ministries (Anglin)	[35.04 points]
Mariners Inn	[28.38 points]
Detroit Rescue Mission Ministries (E. Grand Blvd.)	[25.88 points]

***** All 6 bids were awarded contracts. According to OCP, Procurement took 6 months to complete because of challenges experienced by OCP and HRD with identifying available Opioid Settlement Funding for awards to multiple vendors.**

Contract Details:

Vendor: **Second Chance 2000, Inc** Bid: **Multiple Awards [44.2 points]**
Amount: **\$806,436.40** End Date: **January 28, 2028**

Services:

Operation and expansion of the supply and accessibility of Recovery Housing Facilities in the City of Detroit for individuals receiving substance use disorder (SUD) services within the City.

The recovery housing team will support individuals residing in recovery housing. SUD supportive services will be knitted into the residential lifestyle. The team will make referrals to ongoing follow-up care for interested individuals. Referrals offered will include a warm handoff to primary care services, behavioral health services, including medications to treat opioid use disorder, and social services such as outreach and housing services, hygiene supplies, clothing assistance, financial assistance, etc. as needed.

The projected increase in the number of individuals to be served over the contract term is 56. Second Chance 2000 is a Level II facility that services the male population aged 25-44 (Special population LGBTQ). This expansion will provide 8 additional beds, which may increase the new bed count to 23 over the course of the contract term. The length of stay permitted is 90 days to 1 year.

Second Chance 2000 will offer wraparound services. These services include transportation, access to inpatient and outpatient treatment, behavioral health services, primary care, case management, and peer recovery support.

The Vendor works with the Detroit Recovery Housing Collaborative to offer ongoing recovery support, recovery coaching, behavior health services and recovery community center. The Detroit Recovery Housing Collaborative is a partnership with Detroit Recovery Project, a Certified Community Behavioral Health Clinic, and Lakeridge Village. These services include access to inpatient and outpatient treatment, behavioral health, primary care, case management, and peer recovery support.

Staff include licensed social worker, prevention specialist, recovery support coach and peer support specialist

This is a 3-year agreement, with the option for 2 one-year renewals.

Contract discussion continues onto the next page.

HOUSING & REVITALIZATION – continued

6006938 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Second Chance 2000, Inc. – Location: 16130 Littlefield Street, Detroit, MI 48235 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$806,436.40.

Fees:

The project will charge a flat rate of \$90.30 per night to include beds that are kept open for reasons such as resident attendance at detox programs, involvement in the criminal justice system, hospitalization, travel, etc. The project will charge a flat rate of \$722.40 per day for startup days when beds are not filled, with a maximum limit of 30 days. Yearly costs detailed in chart below.

Term	Amount Not to Exceed	Documentation
Project Start-Up Costs	\$15,412.00	Itemized Receipts
Year One	\$258,423.10	Per Diem Rate as stated above- monthly report showing # of residents served per night
Year Two	\$268,019.40	Per Diem Rate as stated above
Year Three	\$264,581.90	Per Diem Rate as stated above
Total Contract Amount:		\$806,436.40

HOUSING & REVITALIZATION

6006944 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Self Help Addiction Rehabilitation-SHAR House – Location: 1852 W. Grand Blvd., Detroit, MI 48208 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$1,213,391.30.

Funding:

Account String: **3921-21243-360122-617900**
Fund Account Name: **Other Special Revenue Fund**
Appropriation Name: **Opioid Settlement Proceeds**
Funds Available: **\$7,735,081 as of March 21, 2025**

Tax Clearances Expiration Date: **5-29-25**

Political Contributions and Expenditures Statement:

Signed: **2-26-25** Contributions: **None**

Consolidated Affidavits:

Date signed: **2-26-25**

- Covenant of Equal Opportunity
- Hiring Policy Compliance; Employment Application Complies
- Slavery Era Records Disclosure
- Prison Industry Records Disclosure
- Immigrant Detention System Record Disclosure

Background:

In response to opioid, fentanyl, and other synthetic opioids crisis; the City – alongside its partners in the community and at the federal, state, and county levels – has worked to expand substance use prevention and community education; harm reduction services like naloxone distribution, naloxone training, and syringe service programs; and access to high-quality substance use treatment.

However, gaps in services remain, and many Detroit residents who use substances have inadequate access to prevention, treatment, recovery, and holistic wraparound services. Sometimes this challenge reflects a lack of visibility of resources, awareness of services, and coordination of care. In other instances, residents have difficulty navigating the process to access treatment or other supportive health and social services, which can be multi-step, complex, and paperwork intensive. Furthermore, some residents may be open to seeking treatment – or participating in other services like harm reduction – but need peer guidance and coaching to help make that positive choice.

Through this RFP, the City of Detroit is now seeking to expand the supply and accessibility of recovery housing to help individuals maintain their recovery over the long term and address a key barrier to success in treatment. Recovery housing provides stable and supportive housing to individuals with substance use disorders who are completing treatment, who may have previously been living in a location that is not conducive to entering and maintaining recovery.

Many individuals seek recovery housing placements after completing inpatient treatment, while continuing treatment as outpatients. Recovery housing services and stays vary broadly: some homes offer on-site treatment services or group sessions, while others primarily offer a supportive living environment. Stays can range from a few months to longer periods of time, depending on the program policies.

The City of Detroit has also issued RFPs for Recovery Housing Construction and Rehabilitation to expand the supply of recovery housing units. Respondents were also able to submit proposals to build new recovery housing facilities, rehabilitate facilities to serve as recovery housing or expand existing recovery housing facilities. Bidders could submit proposals for multiple award categories and for both RFPs.

Bid Information

RFP opened August 7, 2024 & closed on August 27, 2024. 34 Invited Suppliers; 6 Bids Received.

Bids were evaluated based on Recovery Housing Experience, Organization, Facility Characteristics & Policies, Financial Management Capacity [25 points]; Project Approach and Timeline [25 points]; Cost Proposal [15 points]; Detroit Based Certification of Vendor [15 points]; Detroit Based Certification of Subcontractors, if applicable [20 points]; Total Maximum points without certifications is 65 points. Maximum with certifications is 100.

Contract discussion continues onto the next page.

HOUSING & REVITALIZATION – *continued*

6006944 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Self Help Addiction Rehabilitation-SHAR House – Location: 1852 W. Grand Blvd., Detroit, MI 48208 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$1,213,391.30.

ALL Bids (none of the Vendors received equalization credits for CRIO - Detroit Business Certifications):

Self Help Addiction Recovery House	[55 points]
Detroit Rescue Mission Ministries (West Chicago)	[50.02 points]
Second Chance	[44.2 points]
Detroit Rescue Mission Ministries (Anglin)	[35.04 points]
Mariners Inn	[28.38 points]
Detroit Rescue Mission Ministries (E. Grand Blvd.)	[25.88 points]

*** All 6 bids were awarded contracts. According to OCP, Procurement took 6 months to complete because of challenges experienced by OCP and HRD with identifying available Opioid Settlement Funding for awards to multiple vendors.

Contract Details:

Vendor: Self Help Addiction Rehabilitation-SHAR House
Amount: \$1,213,391.30

Bid: Multiple Awards [55 points]
End Date: January 28, 2028

Services:

Operation and expansion of the supply and accessibility of Recovery Housing Facilities in the City of Detroit for individuals receiving substance use disorder (SUD) services within the City.

The recovery housing team will support individuals residing in recovery housing. SUD supportive services will be knitted into the residential lifestyle. The team will make referrals to ongoing follow-up care for interested individuals. Referrals offered will include a warm handoff to primary care services, behavioral health services, including medications to treat opioid use disorder, and social services such as outreach and housing services, hygiene supplies, clothing assistance, financial assistance, etc. as needed.

This is a Level IV Self Help Addiction Rehabilitation (SHAR) is a Level IV facility that services the female and male population (Special population LGBTQ, pregnant and post-partum women). The projected increase in the number of individuals to be served over the course of the contract term is 216 women in the new recovery housing unit, with an increase of 18 new beds in the women's unit. The men's unit has 20 beds and is projected to serve 240 residents over the course of the grant term. The length of the stay permitted is 120 days.

Staff include case manager, peer recovery coaches, staff counselors, addictionologist and nursing coordinator. The Vendor will provide a house manager, recovery coach with experience providing case management for housing, transportation, and other needed resources. These services will be delivered through Medicaid-billable services through DWIHN.

SHAR offers a full continuum of services for those with substance use disorders. Residential services are located at 1852 West Grand Blvd. SHAR Academy is located across the street at 1851 West Grand Blvd and is home to outpatient groups, 16 mutual support groups weekly, recovery support services, and men's recovery housing programs. SHAR Academy is a certified Recovery Community Center, and as such offers a variety of activities for the recovering community including health fairs, open mic nights, community forums, and holiday events.

Contract discussion continues onto the next page.

HOUSING & REVITALIZATION – *continued*

6006944 100% Opioid Settlement Funding – To Provide Assistance with the Operations and Expansion of Recovery Housing for Individuals Receiving Substance Use Disorder (SUD) Services. – Contractor: Self Help Addiction Rehabilitation-SHAR House – Location: 1852 W. Grand Blvd., Detroit, MI 48208 – Contract Period: Upon City Council Approval through January 28, 2028 – Total Contract Amount: \$1,213,391.30.

Services – *continued*:

Vendor offers medically assisted detox, recover transition housing, workforce development, follow-up care, trauma and mental health care services. Vendor also operates a recovery mobile clinic.

This is a 3-year agreement, with the option for 2 one-year renewals.

Fees:

The project will bill for a flat rate per resident of \$48.34 per night. Beds held open for reasons such as the resident attending detox, criminal justice involvement, hospitalization, travel, etc. can be billed for a flat rate per resident of \$48.34 per night. The project will bill for a flat rate of \$870.12 per day for days encompassing start-up days where beds are not filled, not to exceed 30 days. Yearly cost is detailed in the chart below.

Term	Amount Not to Exceed	Documentation
Project Start-Up Costs	\$14,353.00	Itemized Receipts
Rehabilitation	\$246,350.00	Itemized Receipts. Final payment dependent on successful inspection by BSEED.
Year One	\$333,476.30	Per Diem Rate as stated above-monthly report showing # of residents served per night
Year Two	\$309,606.00	Per Diem Rate as stated above
Year Three	\$309,606.00	Per Diem Rate as stated above
Total Contract Amount		\$1,213,391.30

OCFO

6003575-A2 100% City Funding – AMEND 2 – To Exercise Renewal Option for Treasury Cash Management System. – Contractor: Emphasys Computer Solutions, Inc, dba, Emphasys Software – Location: 2200 Powell, Suite 370, Emeryville, CA 94608 – Previous Contract Period: November 9, 2021 through May 31, 2025 – Amended Contract Period: November 9, 2021 through May 31, 2027 – Contract Increase Amount: \$113,210.00 – Total Contract Amount: \$305,096 .00.

Funding Source

Account String: **1000-29234-230077-622302**
Fund Account Name: **General Fund**
Appropriation Name: **Revenue Management**
Available: **\$7,405,151 as of March 21, 2025**

Consolidated Affidavits

Date signed: **12-5-24**
 Covenant of Equal Opportunity
 Hiring Policy Compliance; Funds Employment Application Complies
 Slavery Era Records Disclosure
 Prison Industry Records
 Immigrant Detention System Rec Disclosure

Tax Clearances Expiration Date: **2-24-26**

Political Contributions and Expenditures Statement:

Signed: **12-5-24** Contributions: **None**

Bid Information:

None. This is an amendment to an existing agreement to Exercise Renewal Option for Treasury Cash Management System.

Contract Details:

Vendor: **Emphasys Computer Solutions, Inc. dba Emphasys Software**
Amount: **+\$113,210.00 ; Total \$305,096** End Date: **adds 2 years through May 31, 2027**

Services-At time of approval:

This contract is seeking 1,200 licenses and to Support and maintenance for Treasury software products GTreasury and Sympro. Emphasys Computer Solutions, Inc.

The SymPro Investment solution will include the following modules:

- **Fixed Income**
- **General Ledger Module and Interface to Oracle**
- **Earnings Allocation**
- **Market Pricing**
- **Network License (10 concurrent users)**

The SymPro Debt includes the following SymPro Debt modules:

- **Debt Management (10 Users)**
- **General Ledger Module & Interface to Oracle**

The GTreasury Cash Management solution includes the following:

- **Base Cash Management (10 Users)**
- **Bank Polling - 5 Banks**
- **Cash Position Worksheet**
- **Forecasting**
- **Import/Export Manager- - Import for back-office ERP**

Fees-At time of approval:

Support and maintenance for Treasury software products is \$50,000 per year.

Amendment 2 Services & Fees:

Annual Maintenance and Support Fee: \$18,078
Investment & Debt System (06/01/2025 - 05/31/2026)

Annual Hosting Fee: \$7,429
Investment & Debt System (06/01/2025 – 05/31/2026)

Contract discussion continues on the next page

OCFO-cont.

6003575-A2 100% City Funding – AMEND 2 – To Exercise Renewal Option for Treasury Cash Management System. – Contractor: Emphasys Computer Solutions, Inc, dba, Emphasys Software – Location: 2200 Powell, Suite 370, Emeryville, CA 94608 – Previous Contract Period: November 9, 2021 through May 31, 2025 – Amended Contract Period: November 9, 2021 through May 31, 2027 – Contract Increase Amount: \$113,210.00 – Total Contract Amount: \$305,096 .00.

Amendment 2 Services & Fees-cont.:

Annual SaaS Fee: \$29,717
Cash Management System (06/01/2025 – 05/31/2026)

Amendment 2 (year 1) Total: \$55,224

Annual Maintenance and Support Fee: \$18,982
Investment & Debt System (06/01/2026 - 05/31/2027)

Annual Hosting Fee: \$7,801
Investment & Debt System (06/01/2026 – 05/31/2027)

Annual SaaS Fee: \$31,203
Cash Management System (06/01/2026 – 05/31/2027)

Amendment 2 (year 2) Total: \$57,986

Total Amendment Fee: \$113,210

Additional Information:

The original contract 6003575 was approved at Formal on November 9, 2021, in the amount of \$91,866.00 through May 31, 2023.

6003575-A1 was approved at Formal on November 22, 2022, in the amount of \$191,886 through May 31, 2025.

POLICE

6005067-A2 100% Grant Funding – AMEND 2 – To Provide an Extension of Time Only for the Byrne Criminal Justice Program. – Contractor: Michigan State University – Location: 430 B-Law Building, East Lansing, MI 48824 – Previous Contract Period: May 9, 2023 through March 31, 2025 – Amended Contract Period: May 9, 2023 through September 30, 2025 – Contract Increase Amount: \$0.00 – Total Contract Amount: \$99,000.00.

Funding

Account String: **2110-21094-371111-617900**

Fund Account Name: **Airport Grants Fund**

Appropriation Name: **2021 BJA FY21 Byrne Criminal Justice Innovation Program**

Funds Available: **\$608,752 as of March 21, 2025**

Clearance, Affidavits, & Donations

**NOT Required for contracts with other
Governmental Entities.**

Background:

Under Detroit Police Department’s FY 2021 Bryne Criminal Justice Innovation (BCJI) award, Michigan State University (MSU) serves as the official research partner. The MSU Research Team will be responsible for working with DPD to support the efforts of the BCJI Cross-Sector partnership, ensure a data driven process that focuses resources for maximum impact on public safety, ongoing assessment, feedback to support strategic refinements, the final process and impact evaluation report.

The BCJI program works to increase neighborhood stability through targeted enforcement, increasing community engagement and collaboration, and strengthening DPD’s neighborhood policing capacity. The BCJI Program leverages existing economic development plans, connects residents with existing physical improvement programs, and engages residents and business owners towards the larger program goal of increased neighborhood stability and reduced violent crime.

The Michigan State University Research Team has served as the research partner for Detroit Police Department’s federal violence reduction grants for more than a decade; including programs such as, Ceasefire Detroit & Project Safe Neighborhoods.

Services available through DPD’s community partner (Life Remodeled)’s Durfee Innovation Society will provide community residents with job training, financial planning, and other human services. The Detroit Land Bank Authority’s vacant side lot, Own it Now and Rehabbed and Ready programs will provide mechanisms for homeowners and others to invest in and stabilize the community. The City of Detroit’s Strategic Neighborhood Fund will contribute to improvements in physical infrastructure and housing in the Russell Woods section of the target area.

Bid Information:

None, this is an amendment to existing agreement.

Contract Details:

Vendor: **Michigan State University**

Amount: **+\$0.00; Total \$99,000**

End Date: **Add 6 months; through September 30, 2025**

Contract discussion continues onto the next page.

POLICE-cont.

6005067-A2 100% Grant Funding – AMEND 2 – To Provide an Extension of Time Only for the Byrne Criminal Justice Program. – Contractor: Michigan State University – Location: 430 B-Law Building, East Lansing, MI 48824 – Previous Contract Period: May 9, 2023 through March 31, 2025 – Amended Contract Period: May 9, 2023 through September 30, 2025 – Contract Increase Amount: \$0.00 – Total Contract Amount: \$99,000.00.

Services/Fees -remains the same:

MSU Research Sub-award Activities for \$99,000) include:

As the Research Partner for the Cross-Sector Partnership, MSU will support the efforts of the Cross-Sector Partnership to ensure a data-driven process focusing resources for maximum impact on public safety and the reduction of homicides, drug activity, non-fatal shootings, robberies, and related gun- and gang violence.

The activities will include providing research support for ongoing problem analysis, continuous assessment of the BCJI initiative, an outcome evaluation, and the preparation of interim and final evaluation reports.

MSU’s team will participate in grant activities and focus their assessment of the BCJI Program on the following:

- **Violent, property, and incidents in the target area (10th precinct). The 10th Precinct is bounded by the John C Lodge Freeway (M-10) to the north, Wyoming St, W Jeffries Freeway (I-96), and Livernois Ave to the west, the City of Highland Park to the east, and both West Warren and West Grand Boulevard to the south.**
- **Records and meeting of Cross-Sector Team**
- **Data Collected from focus groups with residents on perceptions of the neighborhood, police, and support, for various public safety and neighborhood enhancements strategies.**
- **Special Assignments**
- **Relevant trainings**

Additional Information:

6005067 was initially approved at Formal Session May 9, 2023, with MSU to provide Byrne Criminal Justice Program to Increase Neighborhood Stability for \$99,000; through September 30, 2024.

6005067-A1 was initially approved at Formal Session October 22, 2024, with MSU to provide Byrne Criminal Justice Program to Increase Neighborhood Stability for \$99,000; through March 31, 2025.

PUBLIC WORKS

6005395-A1 100% Major Street Funding – AMEND 1 – To Provide an Increase of Funds for Traffic Signal Maintenance and Repairs Citywide. – Contractor: J Ranck Electric Inc. – Location: 1993 Gover Parkway, Mt Pleasant, MI 48858 – Previous Contract Period: July 1, 2023 through July 1, 2026 – Contract Increase Amount: \$2,500,000.00 – Total Contract Amount: \$7,500,000.00.

Funding:

Account String: 3301-25190-193821-622900
Fund Account Name: **Major Street**
Appropriation Name: **Streets & Rights of Way Management**
Encumbered Funds: **\$22,811,218 as of March 21, 2025**

Tax Clearances Expiration Date: **6-21-25**

Political Contributions and Expenditures Statement:

Signed: **2-25-25** Contributions: **None**

Consolidated Affidavits

Date signed: **2-25-25**

- Covenant of Equal Opportunity
- Hiring Policy Compliance;
Employment Application Complies;
- Slavery Era Records Disclosure
- Prison Industry Records Disclosure
- Immigrant Detention System Record
Disclosure

Bid Information:

None. This is an amendment to an existing agreement.

The Traffic Engineering Division (TED) of DPW is responsible for ensuring that all 800+ traffic signals are working as scheduled to protect motorists and pedestrians and to ensure smooth and efficient traffic flow. TED currently has a three-year contract with J. Ranck Electrical for the maintenance of traffic signals and other traffic control devices (such as HAWK signals, flashers, RRFBs, Driver Feedback Signs, etc.).

TED requested a \$5 Million contract budget at the onset of the 3-year contract on July 1st, 2023, with an intent to do more maintenance activities in-house. Towards this objective, TED has been actively trying to hire certified electricians to do the traffic signal maintenance work in-house including first response duties. Unfortunately, TED were unsuccessful to hire licensed electricians (partly due to low pay rate offered by City). Consequently, City has no choice other than to use the Vendor for most of the maintenance activities.

Additionally, the cost of material procurement has increased substantially during this period.

TED has had to approve some unforeseen additional expenditure on this contract to accommodate improvements for projects such as the NFL Draft, and the installation of a new traffic signal at Russell/Frederick to serve the new Wayne County Jail.

During the first year of this contract, The City had authorized Preventive Maintenance (PM) of 553 of the 800+ traffic signals. This was a crucial task since it had not been performed for over nine years.

In addition to the high bid cost for PM activities, additional cost incurred for addressing the deficiencies identified during this long overdue PM which also contributed for overshooting the budgeted contract amount.

Often, traffic signals are damaged during auto accidents or due to acts of nature such as storm events. It is hard to accurately predict the cost of repairs required to reinstate normalcy resulting from such unforeseen events. Our yearly cost of traffic signal maintenance is now \$2.5 Million.

Our estimated cost for the remaining duration of this contract is \$2.5 Million. TED is requesting the honorable City Council to approve additional funds in the amount of \$2.5 Million to allow for the traffic signal maintenance activities through the remainder of the contract.

Contract discussion continues on the next page

PUBLIC WORKS-cont.

6005395-A1 100% Major Street Funding – AMEND 1 – To Provide an Increase of Funds for Traffic Signal Maintenance and Repairs Citywide. – Contractor: J Ranck Electric Inc. – Location: 1993 Gover Parkway, Mt Pleasant, MI 48858 – Previous Contract Period: July 1, 2023, through July 1, 2026 – Contract Increase Amount: \$2,500,000.00 – Total Contract Amount: \$7,500,000.00

Contract Details:

Vendor: **J Ranck Electric, Inc.** Amount: **+\$2,500,000; Total 7,500,000**
End Date: **July 1, 2026**

Services-remains the same:

ANNUAL PREVENTIVE MAINTENANCE:

- **This Annual Preventive Maintenance will be performed by the vendor for each intersection once a year, by June 30 of each year and submit a final written completion reports to the Project Coordinator by August 31 of each year.**

ROUTINE MAINTENANCE:

- **This Annual Preventive Maintenance will be performed by the vendor for each intersection once a year, by June 30 of each year and submit a final written completion report to the Project Coordinator by August 31 of each year.**

MAJOR SIGNAL PROJECTS:

- **Major Signal Project activities are mainly those when the City requests the vendor through a work order to perform replacement/ new installations of components of the Traffic Signal System, excluding Annual Maintenance and Routine Maintenance activities, or when additional components for added features are requested for the Traffic Signal System.**
- **The vendor is required to follow lane closure procedures and temporary intersection controls (if warranted) in compliance with the current Manual of Uniform Traffic Control Devices (MUTCD) construction guidelines while working at the job site and if the job is not completed at end of the day, continue to maintain lane closures and temporary intersection controls (if warranted) until the Vendor resumes the work at the location and complete the repairs.**

FIRST RESPONDER SERVICES:

- **The Vendor will make available a qualified crew as first responders for 24 hours x 7 days. This crew will be utilized as first responders and is also expected to monitor all trouble requests either logged into TSMS WOTS or received via Improve Detroit (SeeClickFix), Miovision alerts or calls from external and internal agencies/customers, work orders, address requests for Routine Maintenance and Major Signal Projects activities.**
- **All Major Signal Projects activities, with the exception of work required to restore a signal to normal operation or to remove a hazard will only be done following authorization by the Project Coordinator.**
- **The response time for first responder activity is within 4 hours during normal working hours (Monday thru Friday, 7am to 4 pm) and 12 hours during after-hours and weekends.**

Contract discussion continues on the next page

PUBLIC WORKS-cont.

6005395-A1 100% Major Street Funding – AMEND 1 – To Provide an Increase of Funds for Traffic Signal Maintenance and Repairs Citywide. – Contractor: J Ranck Electric Inc. – Location: 1993 Gover Parkway, Mt Pleasant, MI 48858 – Previous Contract Period: July 1, 2023 through July 1, 2026 – Contract Increase Amount: \$2,500,000.00 – Total Contract Amount: \$7,500,000.00

Services-remains the same-cont.:

FIRST RESPONDER CONTINGENCY PLAN:

- **In the event of an unforeseen circumstance that could cause the unavailability of City’s electricians to work as first responders the Vendor will be required to perform first responder services for a City specified time-period (minimum 1 month) as outlined in First Responder Services.**

Fees:

Table 1: First Responder services, Routine and Annual Preventive Maintenance excluding materials BASE BID **						
Item No.	Brief Description of Item	*Estimated Qty	Unit	Unit Rate	Cost per Month	Cost per Year
1	Provide First Responder service, Routine Maintenance and Annual Preventive Maintenance services for all Signals excluding all materials. (NOTE: Provide cost per intersection per month)	^^792	Per Intersection Per month	\$256.25	\$202,950.00	\$2,435,400.00
2	Material cost for Maintenance of Traffic Signal System. (NOTE: Provide Percentage (%) Markup)		5 % Markup (Max5%)			
3	Handling charges for materials obtained from DPW or any other City identified facility, if required. (NOTE: One-time fee during life of Contract)		\$5,500 Lumpsum			
3a	Monthly Storage fee for storage of salvaged/material brought to contractor facility from other facilities		Lumpsum Per month		\$17,000.00	\$204,000.00
4	Total cost per man-hour during normal working hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	100	Billable Rate per Hour	\$170.00	\$17,000.00	\$204,000.00
5	Total cost per man-hour during overtime hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	25	Billable Rate per Hour	\$250.00	\$6,250.00	\$75,000.00

^^ For each intersection that may be added/removed during the life of the bid, the monthly maintenance cost will be increased/reduced as per the above unit rates quoted per intersection per month effective from the following month after issuance of work order for the addition/removal of the signal.

Contract discussion continues on the next page

PUBLIC WORKS-cont.

6005395-A1 100% Major Street Funding – AMEND 1 – To Provide an Increase of Funds for Traffic Signal Maintenance and Repairs Citywide. – Contractor: J Ranck Electric Inc. – Location: 1993 Gover Parkway, Mt Pleasant, MI 48858 – Previous Contract Period: July 1, 2023, through July 1, 2026 – Contract Increase Amount: \$2,500,000.00 – Total Contract Amount: \$7,500,000.00

Fees-remains the same-cont.

Table 2: Annual Preventive Maintenance plus Time and Materials – OPTIONAL BID 1

Item No.	Brief Description of Item	*Estimated Qty	Unit	Unit Rate	Cost per Month	Cost per Year
1	Provide only Annual Preventive Maintenance services for all signals excluding all materials. (NOTE: Provide cost per intersection per month)	^^792	Per Intersection Per month	\$204.25	\$161,766.00	\$1,941,192.00
2	Material cost for Maintenance of Traffic Signal System. (NOTE: Provide Percentage (%) Markup)		5% Markup (Max5%)			
3	Handling charges for materials obtained from DPW or any other City identified facility, if required. (NOTE: One-time fee during life of Contract)		\$5,500 Lumpsum			
3a	Monthly Storage fee for storage of salvaged/material brought to contractor facility from other facilities		Lumpsum Per month		\$17,000.00	\$204,000.00
4	Total cost per man-hour during normal working hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	200	Billable Rate per Hour	\$170.00	34,000.00	408,000.00
5	Total cost per man-hour during overtime hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	50	Billable Rate per Hour	\$250.00	\$12,500.00	\$150,000.00

^^For each intersection that may be added/removed during the life of the bid, the monthly maintenance cost will be increased/reduced as per the above unit rates quoted per intersection per month effective from the following month after issuance of work order for the addition/removal of the signal.

OPTIONAL BID 2: Provide all maintenance activities on time and material basis. City will reimburse costs for all materials along with approved Contractor’s markup. All maintenance activities will be reimbursed based on time and material basis as per **Table 3**.

Table 3: All maintenance on basis of Time and Materials – OPTIONAL BID 2 **

Item No.	Brief Description of Item	*Estimated Qty	Unit	Unit Rate	Cost per Month	Cost per Year
1	Material cost for Maintenance of Traffic Signal System. (NOTE: Provide Percentage (%) Markup)		5% Markup (Max5%)			
2	Handling charges for materials obtained from DPW or any other City identified facility, if required. (NOTE: One-time fee during life of Contract)		\$5,500 Lumpsum			
3a	Total cost per man-hour during normal working hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	500	Billable Rate per Hour	\$170.00	\$85,000.00	\$1,020,000.00
3	Monthly Storage fee for storage of salvaged/material brought to contractor facility from other facilities		Lumpsum Per month		\$17,000.00	\$204,000.00
4	Total cost per man-hour during overtime hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	100	Billable Rate per Hour	\$250.00	\$25,000.00	\$300,000.00

OPTIONAL BID 3: Provide all maintenance activities based on unit price established and as listed under **Table 4.1** of Exhibit A - Pricing Schedule. City will reimburse costs for all materials along with approved Contractor’s markup. Any work which does not fall under the unit price listed on Table 4 of EXHIBIT A- Pricing Schedule will be compensated as time and material based on actual hours worked as per **Table 4.2** of Exhibit A - Pricing Schedule. Any time & material work to be

Contract discussion continues on the next page

PUBLIC WORKS-cont.

6005395-A1 100% Major Street Funding – AMEND 1 – To Provide an Increase of Funds for Traffic Signal Maintenance and Repairs Citywide. – Contractor: J Ranck Electric Inc. – Location: 1993 Gover Parkway, Mt Pleasant, MI 48858 – Previous Contract Period: July 1, 2023, through July 1, 2026 – Contract Increase Amount: \$2,500,000.00 – Total Contract Amount: \$7,500,000.00

Fees-remains the same-cont.

Equipment parts prices range from Cable, P.J., 600V, 1, 3/C#14 Ft \$ 3.00 to Mast Arm, 50 foot, Cat I Ea. \$ 2,925.00

Table 4.2: All maintenance on basis of Time and Materials – OPTIONAL BID 3 **

Item No.	Brief Description of Item	*Estimated Qty	Unit	Unit Rate	Cost per Month	Cost per Year
1	Material cost for Maintenance of Traffic Signal System. (NOTE: Provide Percentage (%) Markup)		5% Markup (Max5%)			
2	Handling charges for materials obtained from DPW or any other City identified facility, if required. (NOTE: One-time fee during life of Contract)		\$200,000.00 Lumpsum			
2a	Monthly Storage fee for storage of salvaged/material brought to contractor facility from other facilities		Lumpsum Per month		\$ 17,000.00	\$ 204,000.00
3	Total cost per man-hour during normal working hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	350	Billable Rate per Hour	\$ 170.00	\$ 59,500.00	\$ 714,000.00
4	Total cost per man-hour during overtime hours, including all required equipment, mileage, etc. for Time and Material work per month basis.	75	Billable Rate per Hour	\$ 250.00	\$ 18,750.00	\$ 225,000.00

Table 5: First Responder Contingency Services as per Article 3.4B

Brief Description of Item	Cost per Month	Cost per Year
First Responder Contingency Services	\$ 8,000.00	\$ 96,000.00

Additional Information:

6005395 was initially approved at Formal session July 11, 2023, to provide Traffic Signal Maintenance and Repairs Citywide for \$5,000,000 through July 1, 2026.

BSEED – Waiver Requested

6007047 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: Custom Built Construction, LLC – Location: 17344 W 12 Mile, Suite 201, Southfield, MI 48076 – Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

Funding

Account String: **Awaiting Update from OCP**
Fund Account Name:
Appropriation Name:
Encumbered Funds:

Tax Clearances Expiration Date: **5-30-25**

Political Contributions and Expenditures Statement:

Signed: **2-18-25** Contributions: **None**

Consolidated Affidavits

Date signed: **2-18-25**

- Covenant of Equal Opportunity
- Hiring Policy Compliance;
Online Employment App complies
- Slavery Era Records Disclosure
- Prison Industry Records Disclosure
- Immigrant Detention System Record Disclosure

Background:

The selected vendors will perform inspection services and provide compliance support. The intent is to ensure rental properties meet new safety, maintenance, and habitability standards, contributing to healthier and safer housing for tenants. For context, the City of Detroit estimates that there are roughly 80,000 rental properties in the City, of which approximately 70,000 are thought to lack a rental inspection and certificate of compliance.

The project will:

- **Promote Housing Safety:** Enhance the quality of Detroit's rental housing stock by focusing on critical safety and maintenance issues, including lead safety.
- **Standardize Inspections:** Ensure that all inspections are conducted using the same 15- point checklist, applying uniform standards across all properties, regardless of the inspector or company.
- **Provide Transparency for Property Owners:** Establish clear and specific guidelines to help property owners understand the requirements and confidently prepare their properties for inspections.
- **Improve Efficiency:** Simplify the inspection process to provide faster, more reliable outcomes for property owners and tenants.
- **Engage the Community:** Strengthen communication and collaboration with landlords, tenants, and stakeholders through outreach and education on the updated rental ordinance.
- **Increase Certificates of Compliance:** Streamline processes and enhance support for property owners to achieve compliance, resulting in a higher number of issued Certificates of Compliance and improved rental housing quality across Detroit.

Bid Information:

RFQ opened December 13, 2024 & closed January 29, 2025. 1,064 Invited Suppliers; 13 Bids Received.

Bids were evaluated based on price quote.

ALL Bids:

Catina Willis Realty LLC	[Did not meet minimum qualifications]
Metro Lead Inspectors, LLC	[Did not meet minimum qualifications]
Old World Construction	Ddid not meet minimum qualifications]
The Inspection Group	\$886.45
Custom Built Construction, LLC	\$1,208
SAFEbuilt Michigan, LLC	\$1,310
ProSpections, LLC	\$1,855.51
Harris and Company	\$2,371.50 [Equalized bid for D-BB, D-BMBC, WBE, & MBE]

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007047 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: Custom Built Construction, LLC – Location: 17344 W 12 Mile, Suite 201, Southfield, MI 48076 – Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

ALL Bids – continued:

Incandescent, LLC	\$2,610
Midwest Supply & Maintenance	\$4,070
Harvard Homes Group	\$3,620
Dynamic Solutions Property Management	\$3,839
SGS Contracting and Environmental	3,992.85

*****4 of the 13 bids were award contracts, including:**

- 1. The Inspection Group – Lowest Bid**
- 2. Custom Built Construction, LLC – Second Lowest Bid**
- 3. SAFEbuilt Michigan LLC – Third Lowest Bid**
- 4. ProSpections, LLC – Fourth Lowest Bid**

Contract Details:

Vendor: Custom Built Construction, LLC
Amount: \$2,119,275

Bid: Multiple Awards
End Date: 3 years from Approval

Products:

Provide Rental Property Inspections and compliance support of one- and two- family rental properties to assist BSEED in the implementation and enforcement of Detroit's updated rental ordinance.

The vendor inspector will ensure all inspections are conducted using the City's standardize 15-point checklist across all properties. This is intended to establish a unified standard with clear and specific guidelines to help property owners understand the requirements, prepare their properties for inspections, and simplify the inspection process. The City can makes changes to this checklist at anytime with advanced notice to and training for inspectors.

Vendor will also:

- **Attend trainings**
- **Review the checklist and provide pass/fail photos**
- **Conduct inspections within one home visit**
- **Issue correction orders for non-compliant properties, including photos and location of violations**
- **Submit and provide copies of Inspections results to customer and BSEED**
- **Return for re-inspection at the request of the property owner (at the charge of the property)**
- **Participate in occasional outreach and/or community education events with landlords, tenants, and stakeholders to educate the community on the updated rental ordinance and increase Certificates of Compliance.**

The checklist items will fall into 2 categories:

- 1. Homes constructed after 1978; Homes with no lead (per lead inspection); Home with lead removed by permanent abatement.**
- 2. Homes built before 1978**

The vendor will have a 24-hour response time for inspection scheduling and must conduct inspections within 3 days of the request. Vendor must upload results into Accela system within 1 business day of inspection completion.

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007047 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: Custom Built Construction, LLC – Location: 17344 W 12 Mile, Suite 201, Southfield, MI 48076 – Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

Services – continued:

Vendor will be assigned inspection on a geographic basis from specific Zip codes. This vendor is assigned the following:

District	Zip Codes	Non-Home-stead (No Rental Registration)	Rental Registrations (No Certificate of Compliance)	Total Rental Inspections	3-Year Distribution (Annual Average)	Assigned Contractor(s)
5	48202	3,051	1,401	4,452	1,484	Custom Built Construction, LLC
	48206					
	48207					
	48211					
	48214					
6	48201	5,683	2,220	7,903	2,634	Custom Built Construction, LLC
	48204					
	48208					
7	48228	4,120	4,771	8,891	2,964	Custom Built Construction, LLC
	48238					
	48239					

BSEED will monitor performance. Inspections are expected to begin May 1, 2025.

Contract includes 2 optional one-year renewals.

Fees:

- Vendors will be reimbursed at a flat rate of \$195 for each single-family rental property inspected.
- Vendors will be reimbursed at a flat rate of \$225 for each two-family rental property inspected.

The above fees will include the initial rental property inspection and 1 rental property re-inspection (for the correction of any violations identified during the initial inspection) where needed.

- Vendors will directly charge the customer a flat rate for rental property re-inspections beyond the first rental property re-inspection at flat rate of \$167.00 for each rental property inspection.
- **Projected Inspection Volume (Based on 1-2 Family Rental Property Inspections):**
 - Total Inspections: $7,082 / 2 = 3,541$ inspections per year (10,623 over 3 years)
- **Total Projected Cost Over 3 Years:**
 - Projected Single Family Inspections: $9,030 \times \$195 = \$1,760,850$
 - Projected Two Family Inspections: $1,593 \times \$225 = \$358,425$

TOTAL: \$2,119,275

The City will monitor inspection volume and compliance rates to assess budget needs. Any necessary fee adjustments will be reviewed and approved through the appropriate city processes.

BSEED – Waiver Requested

6007048 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: SAFEbuilt Michigan, LLC – Location: 107 S. Capital Avenue, Athens MI 49011-5102 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$4,235,625.00.

Funding

Account String: **Awaiting Update from OCP**
Fund Account Name:
Appropriation Name:
Encumbered Funds:

Consolidated Affidavits

Date signed: **1-27-25**
 Covenant of Equal Opportunity
 Hiring Policy Compliance;
Employment App complies
 Slavery Era Records Disclosure
 Prison Industry Records Disclosure
 Immigrant Detention System Record
Disclosure

Tax Clearances Expiration Date: **2-26-26**

Political Contributions and Expenditures Statement:

Signed: **1-27-25** Contributions: **None**

Background:

The selected vendors will perform inspection services and provide compliance support. The intent is to ensure rental properties meet new safety, maintenance, and habitability standards, contributing to healthier and safer housing for tenants. For context, the City of Detroit estimates that there are roughly 80,000 rental properties in the City, of which approximately 70,000 are thought to lack a rental inspection and certificate of compliance.

The project will:

- **Promote Housing Safety:** Enhance the quality of Detroit's rental housing stock by focusing on critical safety and maintenance issues, including lead safety.
- **Standardize Inspections:** Ensure that all inspections are conducted using the same 15- point checklist, applying uniform standards across all properties, regardless of the inspector or company.
- **Provide Transparency for Property Owners:** Establish clear and specific guidelines to help property owners understand the requirements and confidently prepare their properties for inspections.
- **Improve Efficiency:** Simplify the inspection process to provide faster, more reliable outcomes for property owners and tenants.
- **Engage the Community:** Strengthen communication and collaboration with landlords, tenants, and stakeholders through outreach and education on the updated rental ordinance.
- **Increase Certificates of Compliance:** Streamline processes and enhance support for property owners to achieve compliance, resulting in a higher number of issued Certificates of Compliance and improved rental housing quality across Detroit.

Bid Information:

RFQ opened December 13, 2024 & closed January 29, 2025. 1,064 Invited Suppliers; 13 Bids Received.

Bids were evaluated based on price quote.

ALL Bids:

Catina Willis Realty LLC	[Did not meet minimum qualifications]
Metro Lead Inspectors, LLC	[Did not meet minimum qualifications]
Old World Construction	Ddid not meet minimum qualifications]
The Inspection Group	\$886.45
Custom Built Construction, LLC	\$1,208
SAFEbuilt Michigan, LLC	\$1,310
ProSpection, LLC	\$1,855.51
Harris and Company	\$2,371.50 [Equalized bid for D-BB, D-BMBC, WBE, & MBE]

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007048 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: SAFEbuilt Michigan, LLC – Location: 107 S. Capital Avenue, Athens MI 49011-5102 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$4,235,625.00.

ALL Bids – continued:

Incandescent, LLC	\$2,610
Midwest Supply & Maintenance	\$4,070
Harvard Homes Group	\$3,620
Dynamic Solutions Property Management	\$3,839
SGS Contracting and Environmental	3,992.85

*****4 of the 13 bids were award contracts, including:**

- 1. The Inspection Group – Lowest Bid**
- 2. Custom Built Construction, LLC – Second Lowest Bid**
- 3. SAFEbuilt Michigan LLC – Third Lowest Bid**
- 4. ProSpections, LLC – Fourth Lowest Bid**

Contract Details:

Vendor: **SAFEbuilt Michigan, LLC**
Amount: **\$4,235,625**

Bid: **Multiple Awards**
End Date: **3 years from Approval**

Products:

Provide Rental Property Inspections and compliance support of one- and two- family rental properties to assist BSEED in the implementation and enforcement of Detroit's updated rental ordinance.

The vendor inspector will ensure all inspections are conducted using the City’s standardize 15-point checklist across all properties. This is intended to establish a unified standard with clear and specific guidelines to help property owners understand the requirements, prepare their properties for inspections, and simplify the inspection process. The City can makes changes to this checklist at anytime with advanced notice to and training for inspectors.

Vendor will also:

- Attend trainings**
- Review the checklist and provide pass/fail photos**
- Conduct inspections within one home visit**
- Issue correction orders for non-compliant properties, including photos and location of violations**
- Submit and provide copies of Inspections results to customer and BSEED**
- Return for re-inspection at the request of the property owner (at the charge of the property)**
- Participate in occasional outreach and/or community education events with landlords, tenants, and stakeholders to educate the community on the updated rental ordinance and increase Certificates of Compliance.**

The checklist items will fall into 2 categories:

- 1. Homes constructed after 1978; Homes with no lead (per lead inspection); Home with lead removed by permanent abatement.**
- 2. Homes built before 1978**

The vendor will have a 24-hour response time for inspection scheduling and must conduct inspections within 3 days of the request. Vendor must upload results into Accela system within 1 business day of inspection completion.

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007048 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: SAFEbuilt Michigan, LLC – Location: 107 S. Capital Avenue, Athens MI 49011-5102 – Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$4,235,625.00.

Services – continued:

Vendor will be assigned inspection on a geographic basis from specific Zip codes. This vendor is assigned the following:

District	Zip Codes	Non-Homestead (No Rental Registration)	Rental Registrations (No Certificate of Compliance)	Projected Total Rental Inspections	3-Year Distribution (Annual Average)	Assigned Contractor(s)
1	48219 48223 48227	5,904	5,983	11,887	3,962	Safebuilt Michigan, LLC
3	48205 48212 48234	5,375	3,970	9,345	3,115	Safebuilt Michigan, LLC

BSEED will monitor performance. Inspections are expected to begin May 1, 2025.

Contract includes 2 optional one-year renewals.

Fees:

- **Single-Family Rental Property Home Inspection: \$195 per inspection (includes initial re-inspection)**
- **Two-Family Rental Property Home Inspection: \$225 per inspection (Includes initial re-inspection)**
- **Re-Inspection Flat Fee: \$167 per re-inspection after initial for both Single Family and Two properties (charged to property owner)**
- **Projected Inspection Volume (Based on 1-2 Family Rental Properties):**
 - **Total Rental Property Inspections: 7,077 inspections per year (21,231 over 3 years)**
- **Total Projected Cost Over 3 Years:**
 - **Projected Single Family Rental Property Inspections: 18,045 x \$195 = \$3,518,775**
 - **Projected Two Family Rental Property Inspections: 3,186 x \$225 = \$716,850**

TOTAL: \$4,235,625

BSEED – Waiver Requested

6007051 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: ProSpection, LLC – Location: 16739 Plainview Avenue, Detroit, Michigan 48219 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

Funding

Account String: **Awaiting Update from OCP**
Fund Account Name:
Appropriation Name:
Encumbered Funds:

Consolidated Affidavits

Date signed: **1-23-25**
 Covenant of Equal Opportunity
 Hiring Policy Compliance;
Employment App complies
 Slavery Era Records Disclosure
 Prison Industry Records Disclosure
 Immigrant Detention System Record
Disclosure

Tax Clearances Expiration Date: **3-4-26**
Political Contributions and Expenditures Statement:
Signed: **1-23-25** Contributions: **None**

Background:

The selected vendors will perform inspection services and provide compliance support. The intent is to ensure rental properties meet new safety, maintenance, and habitability standards, contributing to healthier and safer housing for tenants. For context, the City of Detroit estimates that there are roughly 80,000 rental properties in the City, of which approximately 70,000 are thought to lack a rental inspection and certificate of compliance.

The project will:

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- **Standardize Inspections:** Ensure that all inspections are conducted using the same 15- point checklist, applying uniform standards across all properties, regardless of the inspector or company.
- **Provide Transparency for Property Owners:** Establish clear and specific guidelines to help property owners understand the requirements and confidently prepare their properties for inspections.
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- **Engage the Community:** Strengthen communication and collaboration with landlords, tenants, and stakeholders through outreach and education on the updated rental ordinance.
- **Increase Certificates of Compliance:** Streamline processes and enhance support for property owners to achieve compliance, resulting in a higher number of issued Certificates of Compliance and improved rental housing quality across Detroit.

Bid Information:

RFQ opened December 13, 2024 & closed January 29, 2025. 1,064 Invited Suppliers; 13 Bids Received.

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ALL Bids:

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SAFEbuilt Michigan, LLC	\$1,310
ProSpection, LLC	\$1,855.51
Harris and Company	\$2,371.50 [Equalized bid for D-BB, D-BMBC, WBE, & MBE]

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007051 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: ProSpections, LLC – Location: 16739 Plainview Avenue, Detroit, Michigan 48219 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

ALL Bids – continued:

Incandescent, LLC	\$2,610
Midwest Supply & Maintenance	\$4,070
Harvard Homes Group	\$3,620
Dynamic Solutions Property Management	\$3,839
SGS Contracting and Environmental	3,992.85

*****4 of the 13 bids were award contracts, including:**

- 1. The Inspection Group – Lowest Bid**
- 2. Custom Built Construction, LLC – Second Lowest Bid**
- 3. SAFEbuilt Michigan LLC – Third Lowest Bid**
- 4. ProSpections, LLC – Fourth Lowest Bid**

Contract Details:

Vendor: **ProSpections, LLC**
Amount: **\$2,119,275**

Bid: **Multiple Awards**
End Date: **3 years from Approval**

Products:

Provide Rental Property Inspections and compliance support of one- and two- family rental properties to assist BSEED in the implementation and enforcement of Detroit's updated rental ordinance.

The vendor inspector will ensure all inspections are conducted using the City’s standardize 15-point checklist across all properties. This is intended to establish a unified standard with clear and specific guidelines to help property owners understand the requirements, prepare their properties for inspections, and simplify the inspection process. The City can makes changes to this checklist at anytime with advanced notice to and training for inspectors.

Vendor will also:

- Attend trainings**
- Review the checklist and provide pass/fail photos**
- Conduct inspections within one home visit**
- Issue correction orders for non-compliant properties, including photos and location of violations**
- Submit and provide copies of Inspections results to customer and BSEED**
- Return for re-inspection at the request of the property owner (at the charge of the property)**
- Participate in occasional outreach and/or community education events with landlords, tenants, and stakeholders to educate the community on the updated rental ordinance and increase Certificates of Compliance.**

The checklist items will fall into 2 categories:

- 1. Homes constructed after 1978; Homes with no lead (per lead inspection); Home with lead removed by permanent abatement.**
- 2. Homes built before 1978**

The vendor will have a 24-hour response time for inspection scheduling and must conduct inspections within 3 days of the request. Vendor must upload results into Accela system within 1 business day of inspection completion.

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007051 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: ProSpections, LLC – Location: 16739 Plainview Avenue, Detroit, Michigan 48219 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$2,119,275.00.

Services – continued:

Vendor will be assigned inspection on a geographic basis from specific Zip codes. This vendor is assigned the following:

District	Zip Codes	Non-Home-stead (No Rental Registration)	Rental Registrations (No Certificate of Compliance)	Total Rental Inspections	3-Year Distribution (Annual Average)	Assigned Contractor(s)
5	48202	3,051	1,401	4,452	1,484	ProSpections, LLC
	48206					
	48207					
	48211					
	48214					
6	48201	5,683	2,220	7,903	2,634	ProSpections, LLC
	48204					
	48208					
7	48228	4,120	4,771	8,891	2,964	ProSpections, LLC
	48238					
	48239					

BSEED will monitor performance. Inspections are expected to begin May 1, 2025.

Contract includes 2 optional one-year renewals.

Fees:

- Vendors will be reimbursed at a flat rate of \$195 for each single-family rental property inspected.
- Contractors will be reimbursed at a flat rate of \$225 for each two-family rental property inspected.

These fees will include the initial rental property inspection and 1 rental property re-inspection (for the correction of any violations identified during the initial inspection) where needed.

- Vendors will directly charge the customer a flat rate for rental property re-inspections beyond the first rental property re-inspection at flat rate of \$167.00 for each rental property inspection.
- **Projected Inspection Volume (Based on 1-2 Family Rental Property Inspections):**
 - Total Inspections: $7,082 / 2 = 3,541$ inspections per year (10,623 over 3 years)
- **Total Projected Cost Over 3 Years:**
 - Projected Single Family Inspections: $9,030 \times \$195 = \$1,760,850$
 - Projected Two Family Inspections: $1,593 \times \$225 = \$358,425$

TOTAL: \$2,119,275

The City will monitor inspection volume and compliance rates to assess budget needs. Any necessary fee adjustments will be reviewed and approved through the appropriate city processes.

BSEED – Waiver Requested

6007052 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: The Inspection Group dba Detroit Inspection Group – Location: 124 County Line Road W, Suite B, Westerville, OH 43082 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$3,656,205.00.

Funding

Account String: **Awaiting Update from OCP**
Fund Account Name:
Appropriation Name:
Encumbered Funds:

Consolidated Affidavits

Date signed: **1-22-25**
 Covenant of Equal Opportunity
 Hiring Policy Compliance;
Employment App complies
 Slavery Era Records Disclosure
 Prison Industry Records Disclosure
 Immigrant Detention System Record
Disclosure

Tax Clearances Expiration Date: **2-21-26**

Political Contributions and Expenditures Statement:

Signed: **1-22-25** Contributions: **None**

Background:

The selected vendors will perform inspection services and provide compliance support. The intent is to ensure rental properties meet new safety, maintenance, and habitability standards, contributing to healthier and safer housing for tenants. For context, the City of Detroit estimates that there are roughly 80,000 rental properties in the City, of which approximately 70,000 are thought to lack a rental inspection and certificate of compliance.

The project will:

- **Promote Housing Safety:** Enhance the quality of Detroit's rental housing stock by focusing on critical safety and maintenance issues, including lead safety.
- **Standardize Inspections:** Ensure that all inspections are conducted using the same 15- point checklist, applying uniform standards across all properties, regardless of the inspector or company.
- **Provide Transparency for Property Owners:** Establish clear and specific guidelines to help property owners understand the requirements and confidently prepare their properties for inspections.
- **Improve Efficiency:** Simplify the inspection process to provide faster, more reliable outcomes for property owners and tenants.
- **Engage the Community:** Strengthen communication and collaboration with landlords, tenants, and stakeholders through outreach and education on the updated rental ordinance.
- **Increase Certificates of Compliance:** Streamline processes and enhance support for property owners to achieve compliance, resulting in a higher number of issued Certificates of Compliance and improved rental housing quality across Detroit.

Bid Information:

RFQ opened December 13, 2024 & closed January 29, 2025. 1,064 Invited Suppliers; 13 Bids Received.

Bids were evaluated based on price quote.

ALL Bids:

Catina Willis Realty LLC	[Did not meet minimum qualifications]
Metro Lead Inspectors, LLC	[Did not meet minimum qualifications]
Old World Construction	Ddid not meet minimum qualifications]
The Inspection Group	\$886.45
Custom Built Construction, LLC	\$1,208
SAFEbuilt Michigan, LLC	\$1,310
ProSpections, LLC	\$1,855.51
Harris and Company	\$2,371.50 [Equalized bid for D-BB, D-BMBC, WBE, & MBE]

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007052 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: The Inspection Group dba Detroit Inspection Group – Location: 124 County Line Road W, Suite B, Westerville, OH 43082 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$3,656,205.00.

ALL Bids – continued:

Incandescent, LLC	\$2,610
Midwest Supply & Maintenance	\$4,070
Harvard Homes Group	\$3,620
Dynamic Solutions Property Management	\$3,839
SGS Contracting and Environmental	3,992.85

*****4 of the 13 bids were award contracts, including:**

- 1. The Inspection Group – Lowest Bid**
- 2. Custom Built Construction, LLC – Second Lowest Bid**
- 3. SAFEbuilt Michigan LLC – Third Lowest Bid**
- 4. ProSpections, LLC – Fourth Lowest Bid**

Contract Details:

Vendor: **The Inspection Group dba Detroit Inspection Group**
Amount: **\$3,656,205**

Bid: **Multiple Awards**
End Date: **3 years from Approval**

Products:

Provide Rental Property Inspections and compliance support of one- and two- family rental properties to assist BSEED in the implementation and enforcement of Detroit's updated rental ordinance.

The vendor inspector will ensure all inspections are conducted using the City’s standardize 15-point checklist across all properties. This is intended to establish a unified standard with clear and specific guidelines to help property owners understand the requirements, prepare their properties for inspections, and simplify the inspection process. The City can makes changes to this checklist at anytime with advanced notice to and training for inspectors.

Vendor will also:

- Attend trainings**
- Review the checklist and provide pass/fail photos**
- Conduct inspections within one home visit**
- Issue correction orders for non-compliant properties, including photos and location of violations**
- Submit and provide copies of Inspections results to customer and BSEED**
- Return for re-inspection at the request of the property owner (at the charge of the property)**
- Participate in occasional outreach and/or community education events with landlords, tenants, and stakeholders to educate the community on the updated rental ordinance and increase Certificates of Compliance.**

The checklist items will fall into 2 categories:

- 1. Homes constructed after 1978; Homes with no lead (per lead inspection); Home with lead removed by permanent abatement.**
- 2. Homes built before 1978**

The vendor will have a 24-hour response time for inspection scheduling and must conduct inspections within 3 days of the request. Vendor must upload results into Accela system within 1 business day of inspection completion.

Contract discussion continues onto the next page.

BSEED – Waiver Requested – continued

6007052 100% City Funding – To Provide Third Party Rental Inspections for Single Family and Two Family Homes. – Contractor: The Inspection Group dba Detroit Inspection Group – Location: 124 County Line Road W, Suite B, Westerville, OH 43082 – Contract Period: Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$3,656,205.00.

Services – continued:

Vendor will be assigned inspection on a geographic basis from specific Zip codes. This vendor is assigned the following:

District	Zip Codes	Non-Home-stead (No Rental Registration)	Rental Registrations (No Certificate of Compliance)	Total Inspections	3-Year Distribution (Annual Average)	Assigned Vendor(s)
2	48203	4,633	5,066	9,699	3,233	The Inspection Group
	48221					
	48235					
4	48213	4,402	4,227	8,629	2,876	The Inspection Group
	48215					
	48224					
	48236					

BSEED will monitor performance. Inspections are expected to begin May 1, 2025.

Contract includes 2 optional one-year renewals.

Fees:

- **Single-Family Home Inspection: \$195 per inspection (includes initial re-inspection)**
- **Two-Family Home Inspection: \$225 per inspection (Includes initial re-inspection)**
- **Re-Inspection Fee: \$167 per re-inspection for single family inspection or two family inspection after initial in-spection and re-inspection (charged to property owner)**
- **Projected Inspection Volume (Based on 1-2 Unit Properties):**
 - **Total Inspections: 6,109 inspections per year (18,327 over 3 years)**
- **Total Projected Cost Over 3 Years:**
 - **Projected Single Family Inspections: 15,579 x \$195 = \$3,037,905**
 - **Projected Two Family Inspections: 2,748 x \$225 = \$618,300**

TOTAL: \$3,656,205

GENERAL SERVICES - Waiver Requested

6007087 100% Major Street Funding – To Provide Construction Equipment Maintenance and Repair Services including Sweepers. – Contractor: Macqueen Equipment, LLC – Location: 78 Northpointe Drive, Lake Orion, MI 48359 – Contract Period: Upon City Council Approval for a Term of Three (3) Years – Total Contract Amount: \$600,000.00.

Funding

Account String: **3301-29470-470110-622100**
Fund Account Name: **Major Street**
Appropriation Name: **GSD Shared Services**
Funds Available: **\$5,598,850 as of March 21, 2025**

Tax Clearances Expiration Date: **9-3-25**
Political Contributions and Expenditures Statement:
Signed: **8-28-25** Contributions: **None**

Consolidated Affidavits

Date signed: **8-28-24**
 Covenant of Equal Opportunity
 Hiring Policy Compliance;
Online Employment App complies
 Slavery Era Records Disclosure
 Prison Industry Records Disclosure
 Immigrant Detention System Record Disclosure

Bid Information:

RFQ opened January 23, 2025 & closed February 7, 2025. 198 Invited Suppliers; 3 Bids Received.
Bids evaluated based on the hourly maintenance costs.

ALL Bids:

Alta Equipment Company LLC \$200/hr.
Macqueen Equipment, LLC \$195/hr.
Michigan CAT, division of MacAllister Machinery Co, Inc \$204/hr.

*****All 3 Vendors were awarded contracts because each vendor is able to service various construction equipment operated by the City, needing maintenance and repairs.**

Contract Details:

Vendor: **Macqueen Equipment, LLC** Bid: **Multiple Awards**
Amount: **\$600,000** End Date: **3 years from Approval**

Products:

Provide Repair services for construction/agricultural vehicles, equipment, and generators for ELGIN Sweepers.

All repairs and deliveries are required to be completed within 3 to 5 business days after the Vendor has received the “O.K.” to perform repairs.

Warranty repair work for a period of 12 months or 12,000 miles, whichever comes first, upon completion of repairs and delivery of equipment to Fleet Management Division.

Vendor will utilize manufacturer’s warranty, emission control, or other warranties before billing to the City of Detroit for repairs.

Fees:

Labor Rates:

Monday – Friday anytime, & Towing \$190.25/hr.
Road Service \$300/hr.

Elgin/Sweeper:

Sprocket \$22.91 each
Broom \$139.21 each
Bearing Cover \$10.91 each
Chain \$74.88 each
TOTAL Not to Exceed \$600,000 [\$200,000 per year]

TRANSPORTATION-*waiver requested*

6006965 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: SW Transport Co. LLC dba Checker Transportation – Location: 6420 E. Lafayette Street, Detroit, MI 48207 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$1,820,000.00.

Funding

Account String: **5303-20760-201111-617900**

Fund Account Name: **Transportation Grant Fund**

Appropriation Name: **FY 2019 Section 5310 ADA Paratransit Grant -MI-2019-040**

Funds Available: **\$5,787,563 as of March 21, 2025**

Tax Clearances Expiration Date: **3-7-26**

Political Contributions and Expenditures Statement:

Signed: **2-24-25** Contributions: **1 to CM in 2018; 1 to CM in 2019
1 to CM in 2021;**

Consolidated Affidavits

Date signed: **2-24-25**

Covenant of Equal Opportunity

Hiring Policy Compliance;
Employment Application Complies

Slavery Era Records Disclosure

Prison Industry Records Disclosure

Immigrant Detention System Record
Disclosure

Bid Information:

RFP opened August 12, 2024 and closed November 6, 2024. 12 invited Suppliers. 4 Bids Received.

Bids were evaluated based on Project Management [40 points]; Project Team [25 points]; Demonstrated Past Performance [20 points]; Cost [15 points]. Total Maximum points is 100 points.

All Bids:

Moe Transportation [80 points]

SW Transport. Co [70 points]

- **RFP 184938 was advertised in the Detroit Legal News and Transit Talent; posted on the City of Detroit’s website; and issued through Oracle, the bidding module for the City of Detroit. Proposals were received from Lakeside Divisions, Inc. (Oak Park, MI); Moe Transportation, LLC (Southfield, MI); SW Transport Co., LLC dba Checker Transportation (Detroit, MI); and Uzurv Holdings, Inc. (Richmond, VA).**
- **A committee consisting of DDOT and OCP staff evaluated the proposals. The proposals from Lakeside Divisions and Uzurv Holdings were removed from award consideration because they did not meet the requirements of DDOT’s Disadvantaged Business Enterprise (DBE) Program, even after they submitted additional information in response to OCP’s requests to provide their good faith efforts. The committee agreed to award contracts to Moe Transportation (Moe) and SW Transport Co., LLC dba Checker Transportation (Checker) as both firms currently provide ADA paratransit services. Moe proposed providing, and the committee agreed to allocate 30% of the total trips. Seventy percent (70%) of the total trips are allocated to Checker.**

Contract Details:

Vendor: **SW Transport Co. dba Checker Transportation**

Bid: **70 points [2nd highest ranked]**

Amount: **\$1,820,000**

End Date: **2 years from approval**

Services:

- **The Vendor will provide Same Day Paratransit Services for the Detroit Department of Transportation (DDOT NOW), a service for individuals with disabilities in DDOT’s ADA service area, as required by the Federal Transit Administration and in accordance with the Americans with Disabilities Act (ADA) of 1990.**
- **The Vendor will be responsible for the customer’s end-to-end trip experience by providing origin to destination ADA paratransit services.**
- **DDOT NOW provides service Monday through Saturday between the hours of 6:00 AM (EST) and 7:00 PM (EST). Service on Sundays and Holidays is not available.**

Contract discussion continues on the next page

TRANSPORTATION-*waiver requested-continued.*

6006965 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: SW Transport Co. LLC dba Checker Transportation – Location: 6420 E. Lafayette Street, Detroit, MI 48207 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$1,820,000.00.

Services-continued

- **Legal Holiday - Holidays that fall on Saturday will be observed on the preceding Friday; holidays that fall on Sunday will be observed on the following Monday. These recognized holidays are subject to change upon legislative action. The following holidays are recognized by the City: New Years Eve Day, Martin Luther King Jr Day, Good Friday, Memorial Day, Juneteenth, Independence Day, Labor Day, Veterans Day, Thanksgiving Day, Day After Thanksgiving, Christmas Eve, Christmas Day, New Year's Eve Day.**
- **DDOT will enter trips in the Ecolane system. A "driver" application will be enabled to be utilized only by the Vendor's dispatch team to receive trips. The Vendor will enter trips into its cloud-based dispatch system for automatic optimal distribution to its fleet of on-demand vehicles using Vendor's existing tablet applications. Trip updates will be provided by DDOT.**
- **The Vendor will train all personnel-employees and subcontractors-utilized in the DDOT NOW service. The Vendor will furnish all supplies, vehicles, and services needed to successfully comply with the Contract requirements.**
- **Prior to qualifying for DDOT NOW service delivery, drivers are subject to criminal background checks. The background checks will include all types of felony and misdemeanor arrests and convictions, not just vehicular ones, and must meet the standards of the City of Detroit and the state of Michigan.**
- **To continue operating in revenue service for DDOT NOW, each driver must, on an on-going basis, furnish the Vendor with a renewed, up-to-date criminal background check, as prescribed above. Background checks must be performed at a minimum of once every two years.**

Any driver operating in the DDOT NOW service must be "certified" in the following areas.

- **Disability Awareness**
- **Sensitivity Training**
- **Passenger Assistance Techniques (PAT)**
- **Act 345 requirement**
- **Training will be provided by DDOT Paratransit trainers, or by an entity under contract to DDOT.**
- **Any vehicles used to provide DDOT NOW service will be individually identified per the requirements of its applicable licensing authority (local taxi regulations). It is the sole responsibility of the Vendor to procure, register, license any and all vehicles.**
- **The Vendor will provide all vehicle operations for trips dispatched by the DDOT Dispatch Department for service originating and terminating in the DDOT NOW service area on the designated days and times.**
- **All maintenance and repairs of vehicles will be completed in accordance with DDOT specified standards, whether performed by the Vendor or authorized subcontractors.**
- **From time-to-time DDOT will inspect DDOT NOW certified vehicles. Vehicles found to be in an unsafe or unacceptable condition will be "red tagged" and removed from service.**
- **The On Time Performance (OTP) standard for this service is 95% (cumulative). On Time Performance will be measured using two (2) timepoints: the time of the request and the time of the pick-up.**

Contract discussion continues on the next page

TRANSPORTATION-waiver requested-continued.

6006965 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: SW Transport Co. LLC dba Checker Transportation – Location: 6420 E. Lafayette Street, Detroit, MI 48207 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$1,820,000.00.

Services-continued

- **Compliance with the On Time Performance Standard will be measured in three (3) ways:**
 - **0-30 minutes at 95%**
 - **0-45 minutes at 97%**
 - **0-60 minutes at 100%**

Fees:

ITEM	DESCRIPTION	EST QTY	YEAR 1	YEAR 2	OPTION YEAR 3	OPTION YEAR 4	OPTION YEAR 5
1.	Ambulatory (quote cost per trip)	9,100 trips per year	\$40.00	\$40.00	\$40.80	\$41.62	\$42.45
2.	Non-Ambulatory / Wheelchair (quote cost per trip)	13,650 trips per year	\$40.00	\$40.00	\$40.80	\$41.62	\$42.45
PROJECTED ANNUAL TOTALS:			\$910,000	\$910,000	\$928,200	\$946,855	\$965,737.50

CONTRACT TOTAL (Years 1 & 2) \$1,820,000

TRANSPORTATION-waiver requested

6006966 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: Moe Transportation, LLC – Location: 17515 W. Nine Mile Road, #510, Southfield, MI 48075 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$780,000.00.

Funding

Account String: **5303-20760-201111-617900**

Fund Account Name: **Transportation Grant Fund**

Appropriation Name: **FY 2019 Section 5310 ADA Paratransit Grant -MI-2019-040**

Funds Available: **\$5,787,563 as of March 21, 2025**

Tax Clearances Expiration Date: **1-17-26**

Political Contributions and Expenditures Statement:

Signed: **3-4-25** Contributions: **none**

Consolidated Affidavits

Date signed: **3-4-25**

Covenant of Equal Opportunity

Hiring Policy Compliance;
Employment Application Complies

Slavery Era Records Disclosure

Prison Industry Records Disclosure

Immigrant Detention System Record
Disclosure

Bid Information:

RFP opened August 12, 2024 and closed November 6, 2024. 12 invited Suppliers. 4 Bids Received.

Bids were evaluated based on Project Management [40 points]; Project Team [25 points]; Demonstrated Past Performance [20 points]; Cost [15 points]. Total Maximum points is 100 points.

All Bids:

Moe Transportation [80 points]

SW Transport. Co [70 points]

- **RFP 184938 was advertised in the Detroit Legal News and Transit Talent; posted on the City of Detroit’s website; and issued through Oracle, the bidding module for the City of Detroit. Proposals were received from Lakeside Divisions, Inc. (Oak Park, MI); Moe Transportation, LLC (Southfield, MI); SW Transport Co., LLC dba Checker Transportation (Detroit, MI); and Uzurv Holdings, Inc. (Richmond, VA).**
- **A committee consisting of DDOT and OCP staff evaluated the proposals. The proposals from Lakeside Divisions and Uzurv Holdings were removed from award consideration because they did not meet the requirements of DDOT’s Disadvantaged Business Enterprise (DBE) Program, even after they submitted additional information in response to OCP’s requests to provide their good faith efforts. The committee agreed to award contracts to Moe Transportation (Moe) and SW Transport Co., LLC dba Checker Transportation (Checker) as both firms currently provide ADA paratransit services. Moe proposed providing, and the committee agreed to allocate 30% of the total trips. Seventy percent (70%) of the total trips are allocated to Checker.**

Contract Details:

Vendor: **Moe Transportation, LLC**

Bid: **80 points [highest ranked]**

Amount: **\$780,000**

End Date: **2 years from approval**

Services:

- **The Vendor will provide Same Day Paratransit Services for the Detroit Department of Transportation (DDOT NOW), a service for individuals with disabilities in DDOT’s ADA service area, as required by the Federal Transit Administration and in accordance with the Americans with Disabilities Act (ADA) of 1990.**
- **The Vendor will be responsible for the customer’s end-to-end trip experience by providing origin to destination ADA paratransit services.**
- **DDOT NOW provides service Monday through Saturday between the hours of 6:00 AM (EST) and 7:00 PM (EST). Service on Sundays and Holidays is not available.**

Contract discussion continues on the next page

TRANSPORTATION-*waiver requested-continued.*

6006966 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: Moe Transportation, LLC – Location: 17515 W. Nine Mile Road, #510, Southfield, MI 48075 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$780,000.00.

Services-continued

- **Legal Holiday - Holidays that fall on Saturday will be observed on the preceding Friday; holidays that fall on Sunday will be observed on the following Monday. These recognized holidays are subject to change upon legislative action. The following holidays are recognized by the City: New Years Eve Day, Martin Luther King Jr Day, Good Friday, Memorial Day, Juneteenth, Independence Day, Labor Day, Veterans Day, Thanksgiving Day, Day After Thanksgiving, Christmas Eve, Christmas Day, New Year's Eve Day.**
- **DDOT will enter trips in the Ecolane system. A "driver" application will be enabled to be utilized only by the Vendor's dispatch team to receive trips. The Vendor will enter trips into its cloud-based dispatch system for automatic optimal distribution to its fleet of on-demand vehicles using Vendor's existing tablet applications. Trip updates will be provided by DDOT.**
- **The Vendor will train all personnel-employees and subcontractors-utilized in the DDOT NOW service. The Vendor will furnish all supplies, vehicles, and services needed to successfully comply with the Contract requirements.**
- **Prior to qualifying for DDOT NOW service delivery, drivers are subject to criminal background checks. The background checks will include all types of felony and misdemeanor arrests and convictions, not just vehicular ones, and must meet the standards of the City of Detroit and the state of Michigan.**
- **To continue operating in revenue service for DDOT NOW, each driver must, on an on-going basis, furnish the Vendor with a renewed, up-to-date criminal background check, as prescribed above. Background checks must be performed at a minimum of once every two years.**

Any driver operating in the DDOT NOW service must be "certified" in the following areas.

- **Disability Awareness**
- **Sensitivity Training**
- **Passenger Assistance Techniques (PAT)**
- **Act 345 requirement**
- **Training will be provided by DDOT Paratransit trainers, or by an entity under contract to DDOT.**
- **Any vehicles used to provide DDOT NOW service will be individually identified per the requirements of its applicable licensing authority (local taxi regulations). It is the sole responsibility of the Vendor to procure, register, license any and all vehicles.**
- **The Vendor will provide all vehicle operations for trips dispatched by the DDOT Dispatch Department for service originating and terminating in the DDOT NOW service area on the designated days and times.**
- **All maintenance and repairs of vehicles will be completed in accordance with DDOT specified standards, whether performed by the Vendor or authorized subcontractors.**
- **From time-to-time DDOT will inspect DDOT NOW certified vehicles. Vehicles found to be in an unsafe or unacceptable condition will be "red tagged" and removed from service.**
- **The On Time Performance (OTP) standard for this service is 95% (cumulative). On Time Performance will be measured using two (2) timepoints: the time of the request and the time of the pick-up.**

Contract discussion continues on the next page

TRANSPORTATION-*waiver requested-continued.*

6006966 100% Grant Funding – To Provide Same Day Paratransit Services (DDOT NOW). – Contractor: Moe Transportation, LLC – Location: 17515 W. Nine Mile Road, #510, Southfield, MI 48075 – Contract Period: Upon City Council Approval for a Term of Two (2) Years – Total Contract Amount: \$780,000.00.

Services-continued

- **Compliance with the On Time Performance Standard will be measured in three (3) ways:**
 - **0-30 minutes at 95%**
 - **0-45 minutes at 97%**
 - **0-60 minutes at 100%**

Fees:

ITEM	DESCRIPTION	EST QTY	YEAR 1	YEAR 2	OPTION YEAR 3	OPTION YEAR 4	OPTION YEAR 5
1.	Ambulatory (quote cost per trip)	3,900 trips per year	\$40.00	\$40.00	\$40.80	\$41.62	\$42.45
2.	Non-Ambulatory / Wheelchair (quote cost per trip)	5,850 trips per year	\$40.00	\$40.00	\$40.80	\$41.62	\$42.45
PROJECTED ANNUAL TOTALS:			\$390,000	\$390,000	\$397,800	\$405,795	\$413,888

CONTRACT TOTAL (Years 1 & 2) \$780,000.00