[Golden Gate Family Residence]

EXEMPTING THE 260 GOLDEN GATE FAMILY RESIDENCE FROM THE

COMPETITIVE BIDDING REQUIREMENTS OF THE SAN FRANCISCO ADMINISTRATIVE

CODE.

Note: This entire section is new.

Be it ordained by the People of the City and County of San Francisco:

Section 1. Findings. The Board of Supervisors of the City and County of San Francisco hereby finds and declares as follows:

(a) There is a serious shortage of affordable housing in the City and County of San Francisco as evidenced by a 1% per cent vacancy rate and rapidly rising costs in the rental housing market. This situation contributes to the inability of low income families to maintain their existing housing or to find new homes. Currently, the emergency shelter system has 273 beds for one night to 6 months stays. These beds are always full. Connecting Point, the centralized intake agency for families seeking emergency shelter, has an average of 100 families on their waiting list.

(b) In November 1998, the Board of Supervisors adopted Resolution No. 918-98 recognizing the increasing number of homeless families in San Francisco and stating that no family seeking shelter should be “turned away,” rather homeless families are to be given emergency accommodations.

(c) During the Spring of 1999, the Mayor’s Office and the Department of Human Services, in conjunction with interested community members, developed a plan to use vacant city property at 260 Golden Gate, the former administrative offices of the San Francisco Fire Department, as a temporary family residence. The facility will have 100 beds and an array of services to assist homeless families and pregnant women stabilize their lives and secure permanent housing. The program will be operated through a contract with Hamilton Family
Center, an organization with extensive experience serving homeless families. On September 29, 1999, the Board of Supervisors authorized the release of $1,300,000 for the implementation of this project.

(d) Because the structure at 260 Golden Gate was formerly used as offices, the building requires renovation to create appropriate, accessible living and program space. Since October 1999, The Department of Public Works, the Department of Human Services, Hamilton Family Center and interested members of the community have been working together to design the program. Currently, structural analysis, and architectural drawings are being developed through an existing DPW contract.

(e) The San Francisco Administrative Code sets forth the competitive bidding procedures for construction contracts. The necessary renovation work at 260 Golden Gate is subject to those requirements. Because the estimated cost of the project exceeds $100,000, S.F. Administrative Code sections 6.20 and 6.21 require that the construction contracts be awarded through a formal competitive bid process.

(f) In order to alleviate the pressure on the family emergency shelter system, move homeless families off of the waiting list, and comply with the Board’s no “turn away” policy, it is essential that the building at 260 Golden Gate be renovated as quickly and as cost-effectively as possible. Ideally, the Golden Gate Family Residence should be operational by winter. The formal competitive bid process required by S.F. Administrative Code sections 6.21.A and 6.21.B would delay the start of the renovation work and prevent completion of the project in time to avoid the severe weather.

Section 2. (a) In order to expedite the renovation of the Golden Gate Family Residence so that more homeless families can be served in a way that will assist them in securing permanent housing, the requirements of San Francisco Administrative Code Sections 6.21.A and 6.21.B regarding Advertisements for Bids, of 6.21.C regarding the Form of the Bid, and of
Administrative Code section 6.20.A regarding the award of contracts based on "bids" (as opposed to "quotes") shall not apply to the construction work necessary to renovate 260 Golden Gate into appropriate and accessible living and program space.

(b) The Department of Public Works is authorized to award contracts for the construction work necessary to renovate 260 Golden Gate into appropriate and accessible living and program space for the Golden Gate Family Residence utilizing the following procedures:

(1) the Department shall obtain no fewer than three quotes for each contract, and shall award each contract to the responsible bidder offering the lowest quotation;

(2) the Department shall maintain records as to whom the request for quotations was directed, and from whom the quotations were received;

(3) the Department shall collaborate with Human Rights Commission staff to identify HRC certified MBE/WBE contractors qualified to perform the work, and the Department shall make every effort to provide qualified MBE/WBE firms the opportunity to submit quotes.

(c) The Department of Public Works shall comply with all applicable requirements of S.F. Administrative Code Chapter 6 not specifically waived herein.

APPROVED AS TO FORM:

LOUISE H. RENNE, City Attorney

By: Virginia Dario Elizondo
Deputy City Attorney

DEPARTMENT OF HUMAN SERVICES
BOARD OF SUPERVISORS
Ordinance exempting the 260 Golden Gate Family Residence from the competitive bidding requirements of the San Francisco Administrative Code.

May 8, 2000  Board of Supervisors — PASSED ON FIRST READING
Ayes: 11 - Ammiano, Becerril, Bierman, Brown, Katz, Kaufman, Leno, Newsom, Teng, Yaki, Yee

May 15, 2000  Board of Supervisors — FINALLY PASSED
Ayes: 11 - Ammiano, Becerril, Bierman, Brown, Katz, Kaufman, Leno, Newsom, Teng, Yaki, Yee
I hereby certify that the foregoing Ordinance was FINALLY PASSED on May 15, 2000 by the Board of Supervisors of the City and County of San Francisco.

Gloria L. Young
Clerk of the Board

Mayor Willie L. Brown Jr.

MAY 15 2000
Date Approved