

PROCUREMENT SUMMARY

RAIL STATION ELEVATORS HOME LANDING/OP135390000

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| 1. | Contract Number: OP135390000 | |
| 2. | Recommended Vendor: Mitsubishi Electric US, Inc. | |
| 3. | Type of Procurement (check one): <input type="checkbox"/> IFB <input checked="" type="checkbox"/> RFP <input type="checkbox"/> RFP-A&E <input checked="" type="checkbox"/> Non-Competitive <input type="checkbox"/> Modification <input type="checkbox"/> Task Order | |
| 4. | Procurement Dates: | |
| | A. Issued: 9/8/2025 | |
| | B. Advertised/Publicized: N/A | |
| | C. Pre-Proposal Conference: N/A | |
| | D. Proposals Due: 9/15/2025 | |
| | E. Pre-Qualification Completed: 11/10/2025 | |
| | F. Ethics Declaration Forms submitted to Ethics: 9/23/2025 | |
| | G. Protest Period End Date: 2/24/2026 | |
| 5. | Solicitations Downloaded: 1 | Bids/Proposals Received: 1 |
| 6. | Contract Administrator: Joshua Sierra | Telephone Number: (213)922-4539 |
| 7. | Project Manager: Rudy Loera | Telephone Number: (213) 617-6225 |

A. Procurement Background

This Board Action is to approve single-source Contract No. OP135390000 issued in support of performing upgrades to one hundred five (105) elevator systems throughout the Metro system. Board approval of contract awards is subject to the resolution of any properly submitted protest(s), if any.

Request for Proposals (RFP) No. OP135390 was issued in accordance with Metro’s Acquisition Policy and the contract type is a firm-fixed price, The Diversity & Economic Opportunity Department recommended a Small Business Enterprise (SBE) goal of 10% and a Disabled Veteran Business Enterprise (DVBE) goal of 3%.

No amendments were issued during the solicitation phase of this RFP.

A total of one proposal was received from Mitsubishi Electric US, Inc. on September 15, 2025.

B. Evaluation of Proposals

This procurement was conducted as a single-source, non competitive award as Mitsubishi Electric is currently under contract with Metro for maintenance and repair of elevators systemwide, inclusive of the elevators that will be upgraded as part of this effort. To maintain existing and future warranties and ensure compatibility with equipment standards, all improvements to Metro’s elevator units must be performed by Mitsubishi Electric. Any modifications to the elevator control systems by an unauthorized party would void both current and future maintenance warranties.

C. Cost/Price Analysis

The recommended price has been determined to be fair and reasonable based on cost analysis, fact-finding, and technical evaluation. The 44% variance between the Independent Cost Estimate (ICE) and the recommended price is primarily due to the uncertainty regarding the level of effort required for each individual elevator upgrade, with higher-than-anticipated labor hours.

While some elevators are expected to require relatively accessible and straightforward upgrades, others may involve significantly more complex installations due to factors such as existing switchgear, electrical board conditions, additional wiring requirements, and the need to establish new travelers. The extent of this work cannot be fully determined in advance, creating risk for the contractor given the uncertainty regarding how many elevators will fall into each level of complexity. As a result, the contractor’s price reflects a reasonable assumption regarding the proportion of elevators requiring straightforward, complex, and highly complex upgrades. Since this is a firm fixed-price contract, the contractor bears the full risk associated with this uncertainty.

| | Proposer Name | Proposal Amount | Metro ICE | Negotiated amount |
|----|------------------------------|------------------------|------------------|--------------------------|
| 1. | Mitsubishi Electric US, Inc. | \$9,860,758.41 | \$6,832,980.00 | \$9,860,758.41 |

D. Background on Recommended Contractor

The recommended firm, Mitsubishi Electric US, Inc., located in Cypress, CA, has been in business for 52 years and is a leader in the field of electrical and electronic equipment. The team members proposed by Mitsubishi have over a decade of experience. Mitsubishi has also worked for the University of California San Diego, 505 Master Association, Inc. in Nashville, TN, and Williams Square in Dallas TX.

Mitsubishi Electric US, Inc. has provided services for Metro and performance has been satisfactory.