

Intent to Award Sole Source Contract

Title	Curtis Property Management Corporation
Notice Date	January 9, 2015
Response Due Date	January 19, 2015
Contract Number	RQ882723
Contract Description	Property Management Services Description: Property Management Service.
Vendor Name	Curtis Property Management Corporation
Procuring Agency	Office of the Chief Financial Officer, Office of Contracts
Point of Contact	Sharon Guilford sharon.guilford@dc.gov 202-442-8070

**OFFICE OF THE CHIEF FINANCIAL OFFICER
DETERMINATIONS AND FINDINGS
FOR
SMALL PURCHASE SOLE SOURCE PROCUREMENT**

Agency: D.C. Lottery and Charitable Games Board, DCLB

Requisition Number: 882723

Contractor: Curtis Property Management Corporation

Caption: Property Management Services

FINDINGS:

1. AUTHORITY:

Title 27 DCMR Chapters 1702.1 and Section 109 of the DC Appropriations Act, P.L. 109-115 of November 30, 2005; D.C. Official Code §2-303.05(a) (1).

2. MINIMUM NEED:

Curtis property Management Corporation shall provide Repair and Maintenance Services to D.C. Lottery and Charitable Games Board, located at 2235 Shannon Place, SE, Washington, DC 20020 per the items, conditions and costs as outlined herein.

General Maintenance Services, Monday thru Friday from 8:00 am to 4:00 pm @ \$65.00 per hour per man, plus the cost of all parts, equipment and materials used for the repair. General and Emergency Services after 4:00 pm, Monday thru Friday are billed at \$97.50 per hour per man, plus the cost of all parts, equipment, and materials used for repair. General and Emergency Services on Weekends and all Holidays are billed at \$130.00 per hour per man, plus cost for all parts, equipment and materials used for repair.

3. ESTIMATED REASONABLE COST:

The estimated reasonable cost is approximately **\$100,000.00**

4. JUSTIFICATION FOR SOLE SOURCE PROCUREMENT:

Curtis Property will do such things as mount pictures, minor Construction, fitting blinds, upgrades not covered under the lease agreement.

5. **CERTIFICATION BY AGENCY DIRECTOR:**

I certify that the above findings are true, correct and complete to the best of my knowledge, information and belief.

Buddy Roogow
Director

Date

6. **CERTIFICATION BY PURCHASING AGENT:**

I have reviewed the above findings and certify that they are accurate and sufficient to justify award of the sole source procurement to Curtis Property Management Corporation for the stipulated services. I recommend that the Contracting Officer of the Office of Contracts approve the award of the sole source procurement.

Name
Purchasing Agent

Date

DETERMINATION

In accordance with Title 27 DCMR, Chapter 1702.1, and based on the findings set forth and certified above, I hereby determine that; 1) it is neither feasible nor practical to invoke the competitive bidding process; 2) the anticipated costs to the District will be fair and reasonable; and 3) the award of a sole source procurement to Curtis Property Management Corporation in the sum of approximately \$100,000.00 is justified and in the best interest of the District.






Joseph Giddis
Contracting Officer

Date



Navigation

Procurement Statutes
Regulations Guidance
Master Contract Clauses
OC Staff Directory
OCFO Agency Forms
OCFO Agency Training Materials
Contractor Requirements
FY12 Sole Source Procurements
FY13 Sole Source Procurements
FY14 Sole Source Procurements
FY15 Sole Source Procurements
FY16 Sole Source Procurements
FY17 Sole Source Procurements
FY18 Sole Source Procurements
FY19 Sole Source Procurements
FY20 Sole Source Procurements
FY21 Sole Source Procurements
FY22 Sole Source Procurements
FY14 Solicitations
FY15 Solicitations
FY16 Solicitations
FY17 Solicitations
FY18 Solicitations
Sitemap

FY15 Sole Source Procurements

<input type="checkbox"/>	 CFOPD-05-C-019 - 401(a) ING - Notice of Sole Source - DF2.pdf View Download	Title: Intent to Award Sole Source Contract Determination and Findings for 401(a) Defined Contribution Plan Services Document #: CFOPD-05-C-019 Due Date: February 27, 2015 POC: Anthony Stover (email – anthony.stover@dc.gov or telephone 202-442-7122)	265k	v. 1	Feb 18, 2015, 4:22 PM	Dorothy Whisler (OCFO)
<input type="checkbox"/>	 CFOPD-08-C-031A - Medicaid Audit Services - Williams, Adley & Company, LLP - Notice of Sole Source DF.docx.pdf View Download	Title: Intent to Award Sole Source Contract Extension - Determination and Findings for Medical Audit Services - Document #: CFOPD-08-C-031A - Due Date: April 19, 2015 - POC: Peter Lloyd (email – peter.lloyd@dc.gov telephone 202-442-6431)	3761k	v. 1	Apr 9, 2015, 4:11 PM	Dorothy Whisler (OCFO)
<input type="checkbox"/>	 CFOPD-08-C-031A - Medicaid Audit Services - Williams, Adley & Company, LLP - Notice of Sole Source DF.pdf View Download	Title: Intent to Award Sole Source Contract Extension - Determination and Findings for Medical Audit Services - Document #: CFOPD-08-C-031A - Due Date: April 19, 2015 - POC: Peter Lloyd (email – peter.lloyd@dc.gov telephone 202-442-6431)	3596k	v. 1	May 11, 2015, 9:41 AM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-08-C-031B - Medicaid Audit Services - Bert Smith & Co - Notice of Sole Source DF.pdf View Download	Title: Intent to Award Sole Source Contract Extension - Determination and Findings for Medical Audit Services - Document #: CFOPD-08-C-031B - Due Date: April 19, 2015 - POC: Peter Lloyd (email – peter.lloyd@dc.gov telephone 202-442-6431)	3771k	v. 1	May 11, 2015, 10:00 AM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-08-C-031B - Medicaid Audit Services - Bert Smith & Co - Notice of Sole Source - D&F.pdf View Download	Title: Intent to Award Sole Source Contract Extension - Determination and Findings for Medical Audit Services - Document #: CFOPD-08-C-031B - Due Date: April 19, 2015	3484k	v. 1	May 11, 2015, 10:00 AM	Doretha Johnson (OCFO)






- POC: Peter Lloyd (email – peter.lloyd@dc.gov telephone 202-442-6431)

<input type="checkbox"/>	 CFOPD-08-C-048 - ITS Maintenance Services - Revenue Solutions Inc - Notice of Sole Source Extension and DF.pdf View Download	Title: Intent to Award Sole Source Contract Extension Determination and Findings for ITS Maintenance Services Document #: CFOPD-08-C-048 Due Date: October 13, 2014 POC: Anthony A. Stover (email – anthony.stover@dc.gov or telephone 202-442-7122)	264k	v. 1	Oct 3, 2014, 1:52 PM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-09-C-004 - Printing and Publication Services - Notice of Sole Source Extension - DF.pdf View Download	Title: Intent to Award Sole Source Contract Extension -- Determination and Findings for Printing and Publication Services -- Document #: CFOPD-09-C-004 -- Due Date: June 23, 2014 -- POC: Peter Lloyd (email – peter.lloyd@dc.gov or telephone 202-442-6431)	1012k	v. 1	Oct 7, 2014, 4:20 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-09-C-004 -Printing Services-Notice of Sole Source Extension.pdf View Download	Title: Intent to Award Sole Source Contract Determination and Findings for Printing Services -- Document #: CFOPD-09-C-004 -- Due Date: March 20, 2015 -- POC: Norman Townsel (email – norman.townsel3@dc.gov or telephone 202-442-6347)	2036k	v. 1	Mar 10, 2015, 5:46 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-09-C-014A - 401a, 457b and OPEB Trust Fund Consulting Services - Segal Advisors - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source D&F – 401(a) & 457(b) Retirement Plans & Post Retirement Health Benefits Fund Consulting Services - Document #: CFOPD-09-C-014A - Due Date: October 9, 2014 @ 2:00 pm EST - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone (202-442-6431)	1060k	v. 1	Sep 30, 2014, 5:02 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-09-C-014A - 401(a), 457(b) and OPEB Trust Fund Consulting Services - Segal Advisors - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source Extension D&F – Preparation and Compilation of Financial Statements for 401(a) and 457(b) Retirement Plans 529 College Savings Plan - Document #: CFOPD-11-C-013 -	3425k	v. 2	Sep 23, 2015, 2:43 PM	Doretha Johnson (OCFO)






Due Date: October 3, 2015 @
2:00 pm EDT - POC: Peter Lloyd
(email: peter.lloyd@dc.gov or
telephone (202-442-6431)

<input type="checkbox"/>	 CFOPD-09-C-014B - 529 College Savings Plan Consultant Services - Winston Lowe LLC - Notice of Sole Source Extension DF.pdf View Download	Title: Intent to Award Sole Source Contract Extension -- Determination and Findings for 529 College Savings Plan Financial Advisory and Investment Consulting Services -- Document #: CFOPD-09-C-014B -- Due Date: August 20, 2015 -- POC: Peter Lloyd (email – peter.lloyd@dc.gov or telephone 202-442-6431)	3418k	v. 1	Aug 10, 2015, 3:57 PM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-09-C-023 - Master Trust Custodian Services - State Street Bank Trust - Notice of Sole Source Extension DF.pdf View Download	Title: Intent to Award a Sole Source Extension – Determination and Findings for Master Trust Custodian Services – Document # CFOPD-09-C-023 – Due Date: August 23, 2015 – POC: Peter Lloyd (email – Peter.Lloyd@DC.Gov – telephone 202-442-6431)	3563k	v. 1	Aug 13, 2015, 9:34 AM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-09-C-034 - Audit Services - FS Taylor - Notice of Sole Source Extension and DF-.pdf View Download	Title: Intent to Award Sole Source Contract Determination and Findings for Lottery Audit Services -- Document #: CFOPD-09-C-034 -- Due Date: November 14, 2014 -- POC: Anthony Stover (email – anthony.stover@dc.gov or telephone 202-442-7122)	265k	v. 1	Nov 5, 2014, 4:43 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-10-C-017 - Alias Matching Services - Financial Management Services Investment Corp - Notice of Sole Source Extension DF.pdf View Download	Title: Intent to Award Sole Source Contract Determination and Findings for Alias Matching Services -- Document #: CFOPD-10-C-017 -- Due Date: November 16, 2014 -- POC: Norman Townsel (email – Norman.townsel3@dc.gov or telephone 202-442-6347)	76k	v. 1	Nov 6, 2014, 1:03 PM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-10-C-039A - Unclaimed Property Examination and Auditing Services - Verus Financial LLC - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source D&F – Unclaimed Property Examination and Auditing Services - Document #: CFOPD-10-C-039A - Due Date: May 29, 2015 @ 5:00 pm EDT -	3288k	v. 2	May 19, 2015, 5:04 PM	Doretha Johnson (OCFO)




POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone (202-442-6431))

<input type="checkbox"/>	 CFOPD-10-C-040 - Unclaimed Property Management System - Wagers & Associates, Inc. - Intent to Award Sole Source Extension.pdf View Download	Title: Intent to Award a Sole Source Extension – Determination and Findings for Unclaimed Property Management System – Document # CFOPD-10-C-040 - - Due Date: September 12, 2015 -- POC: Peter Lloyd (email – Peter.Lloyd@DC.Gov – telephone 202-442-6431)	3262k	v. 1	Sep 2, 2015, 8:11 AM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-10-C-042 IBM Parts and Products - Intent to Award a Sole Source Extension.pdf View Download	Title: Intent to Award Sole Source Contract Extension - Determination and Findings for IBM Parts and Products - Document #: CFOPD-10-C-042 - Due Date: May 4, 2015 - POC: Crystal Farmer-Linder (email – crystal.farmer-Linder2@dc.gov telephone 202 442-6424)	324k	v. 1	Apr 24, 2015, 4:18 PM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-10-C-045 - SOAR Hosting and Maintenance - Oracle America Inc - Intent of Award Sole Source Extension DF.pdf View Download	Title: Intent to Award a Sole Source Extension – Determination and Findings for SOAR Hosting and Maintenance – Document # CFOPD-10-C-045 – Due Date: August 17, 2015 – POC: Peter Lloyd (email – Peter.Lloyd@DC.Gov – telephone 202-442-6431)	3423k	v. 1	Aug 7, 2015, 4:45 PM	Drakus Wiggins
<input type="checkbox"/>	 CFOPD-11-C-013 - Preparation and Compilation of Financial Statements for 401(a), 457(b) and 529 Plans - Bert Smith & Co - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source Extension D&F – Preparation and Compilation of Financial Statements for 401(a) and 457(b) Retirement Plans 529 College Savings Plan - Document #: CFOPD-11-C-013 - Due Date: October 9, 2015 @ 2:00 pm EDT - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone (202-442-6431))	3582k	v. 1	Sep 29, 2015, 5:12 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 CFOPD-11-C-015 - Audit of 529 Plan and Prep of OPEB Financial Statements - Regis & Associates - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source Extension D&F – Preparation and Compilation of Financial Statements for OPEB (Other Post Employment Benefits) Trust and Audit of the	3592k	v. 1	Sep 29, 2015, 5:14 PM	Doretha Johnson (OCFO)

Financial Statements for the 529 College Savings Plan - Document #: CFOPD-11-C-015 - Due Date: October 9, 2015 @ 2:00 pm EDT - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone (202-442-6431))

<input type="checkbox"/>	 DCKV-2007-C-0001 - Lockbox and Collection Services - Notice of Sole Source DF .pdf View Download	Title: Intent to Award Sole Source Contract Extension – Determination and Findings for Lock Box and Collection Services Document No.: DCKV-07-C-0001 Due Date: August 21, 2015 POC: Carla Roane email: Carla.Roane@dc.gov Telephone: 202-442-6452	2196k	v. 1	Aug 11, 2015, 4:20 PM	Drakus Wiggins
<input type="checkbox"/>	 Intent to Award Sole Source - RQ882723.pdf View Download	Determination and Findings for Property Management Services – Document # RQ882723 –Due Date January 19, 2015 – POC: Sharon Guilford (email – Sharon.guilford@dc.gov or telephone 202-442-8070).	47k	v. 1	Jan 14, 2015, 12:50 PM	Dorothy Whisler (OCFO)
<input type="checkbox"/>	 PO-GF-2010-C-1089-DJ - UDC Universal Collection Services Secondary - Williams & Fudge Inc - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source D&F – University of the District of Columbia Collection Services (Secondary) - Document #: PO-GF-2010-C-0189-DJ - Due Date: July 17, 2015 @ 5:00 pm EDT - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone 202-442-6431)	3437k	v. 1	Jul 7, 2015, 3:18 PM	Drakus Wiggins
<input type="checkbox"/>	 PO-GF-2010-C-1090-DJ - UDC Universal Collection Services Primary - ConServe - Notice of Sole Source DF.pdf View Download	Title: Intent to Award Sole Source D&F – University of the District of Columbia Collection Services - Document #: PO-GF-2010-C-0190-DJ - Due Date: June 13, 2015 @ 5:00 pm EDT - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone (202-442-6431))	3430k	v. 1	Jun 3, 2015, 3:50 PM	Drakus Wiggins
<input type="checkbox"/>	 PO-GF-2010-C-1090-DJ - UDC Universal Collection Services Primary - ConServe - Notice of Sole Source D&F.pdf View Download	Title: Intent to Award Sole Source D&F – University of the District of Columbia Collection Services - Document #: PO-GF-2010-C-0190-DJ - Due Date: September 18, 2015 @ 5:00 pm	3336k	v. 1	Sep 8, 2015, 12:56 PM	Doretha Johnson (OCFO)

EDT - POC: Peter Lloyd (email: peter.lloyd@dc.gov or telephone 202-442-6431)

<input type="checkbox"/>	 RQ878535 - Professional Services - Intent to Award Sole Source.pdf View Download	Title: Intent to Award Sole Source Procurement – Determination and Findings for Professional Services – Document #: RQ878535 – Due Date: December 13, 2014 – POC: Sharon Guilford (email – Sharon.guilford@dc.gov or telephone 202-442-8070).	51k	v. 1	Dec 3, 2014, 4:54 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 RQ883802 - Lease & Maintenance-Xerox - Intent to Award Sole Source.pdf View Download	Title: Intent to Award Sole Source Contract -- Determination and Findings for Lease and Maintenance on Xerox copiers -- Document # RQ883802 -- Due Date February 20, 2015 -- POC: Sharon Guilford (email – Sharon.guilford@dc.gov or telephone 202-442-8070)	1344k	v. 1	Feb 11, 2015, 12:01 PM	Doretha Johnson (OCFO)
<input type="checkbox"/>	 RQ901154 - Intent to Award Sole Source.pdf View Download	Intent to Award Sole Source Procurement – Determination and Findings for network and telephone services – Document # RQ901154 – Due Date August 24, 2015 – POC Sharon.Guilford@dc.gov or telephone 202-442-8070).	57k	v. 1	Aug 14, 2015, 3:08 PM	Dorothy Whisler (OCFO)
<input type="checkbox"/>	 RQ901157 - Intent to Award Sole Source.pdf View Download	Intent to Award Sole Source Procurement – Determination and Findings for Catering Services – Document RQ901157 – Due date August 24, 2015 – POC Sharon Guilford (email – Sharon.Guilford@dc.gov or telephone 202-442-8070).	57k	v. 1	Aug 14, 2015, 3:07 PM	Dorothy Whisler (OCFO)
<input type="checkbox"/>	 RQ901160 - Intent to Award Sole Source.pdf View Download	Intent to Award Sole Source Procurement – Determination and Findings for Audio and Video Services – Document # RQ901160 – Due Date August 24, 2015 – POC: Sharon Guilford (email – Sharon.guilford@dc.gov or telephone 202-442-8070).	57k	v. 1	Aug 14, 2015, 3:09 PM	Dorothy Whisler (OCFO)

Comments

You do not have permission to add comments.