



City of Apache Junction

Home of the Superstition Mountains

DATE: JUNE 18, 2025
 TO: HONORABLE MAYOR AND CITY COUNCIL MEMBERS
 THROUGH: BRYANT POWELL, CITY MANAGER
 FROM: LIZ LANGENBACH, DIRECTOR PARKS & RECREATION
 SUBJECT: AWARD OF CONTRACTS FOR RFQ 25TS-001 – JOC TRADE SERVICES

To explore more diversified, streamlined methods of procuring contractor services, the city issued Request for Qualification (RFQ) 25TS-001 Job Order Contracting (JOC) for Trade Services.

Statement of Qualifications were due on May 7th, 2025 and the city received Statement of Qualifications (SOQs) from 8 firms across 13 categories. These were ranked by a panel that included city staff, a state registered technician and a state licensed contractor (the last two required by state law).

The city ranked and selected a max of 3 firms for each category. Those results are listed in the following tabulation. The city chose not to award any categories that received only 1 respondent.

RFQ 25TS-001 Summary of Submissions By Category	1- General Construction	2- Framing & Drywall	3 - Painting, Wall Covering & Repair	4 - Flooring	5 - Doors, Door Hardware & Access Control	6- HVAC	7- Plumbing	8- Electrical	9- Concrete, Asphalt & Repairs	10- Landscape & Hardscape	11- Fire Alarm, Control Panel	12- Pests & Bird Control	13- Mass Grading, Haul Off, Dump Services, Tractor Work
AR Mays	☐	☒	☒	☒	☒	NOT AWARDED	NOT AWARDED						
Brycon	☐												
Builders Guild	☐		☒										
GCON Inc	☒												
PLG, LLC								☒					
Scholz Contracting	☒								☒	☒			☒
Sharp Construction	☐												
Willmeng	☒	☒	☒	☒	☒	☐	☐	☒	☒	☒	☐	☐	☒
Key: ☒ Submitted & Highest Ranked Firm ☐ Submitted													

The Job Order Contract (JOC) method of delivery is allowed within state law and within our procurement code. It allows for a quicker turnaround time for receiving proposals and starting construction projects. The city often piggy-backs on other municipal/county/state JOCs, but this is the first attempt to have our own.

If awarded, each firm will enter into a Master Agreement for each category they were awarded, for a term of one year, with the city's option to renew for a maximum of two more years. Each project (Work Order) under these agreements may range from \$2500 to \$500,000 per contractor; however, the total of all Work Orders may not exceed \$1,000,000 per contractor, within the 1-year term.

Recommendation

Staff respectfully recommend award of contract within the following categories:

General Construction

CGON Inc.
Scholz Contracting
Willmeng

Framing & Drywall

AR Mays
Willmeng

Painting, Wall Covering, & Repair

AR Mays
Builders Guild
Willmeng

Flooring

AR Mays
Willmeng

Doors, Door Hardware & Access Control

AR Mays
Willmeng

Electrical

PLG, LLC
Willmeng

Concrete, Asphalt & Repairs

Scholz Contracting
Willmeng

Landscape & Hardscape

Scholz Contracting
Willmeng

Mass Grading, Haul Off, Dump Services, Tractor Work

Scholz Contracting
Willmeng

This item will be discussed at council's next work session and brought back two weeks later for final consideration.