



Notice of Intent to Award

Solicitation Number	387381	Award Date	3/25/2025 4:38 PM CDT
Solicitation Title	Mariposa Park Construction		
Buyer Name	Marissa Conklin	Buyer Email	Marissa.conklin@nashville.gov
BAO Rep	Trevor Hilton	BAO Email	Trevor.hilton@nashville.gov

Awarded Supplier(s)

In reference to the above solicitation and contingent upon successful contract negotiation, it is the intent of the Metropolitan Government of Nashville and Davidson County to award to the following supplier(s):

Company Name	Bulley & Andrews Rocky City, LLC	Company Contact	Kelly Pacelli
Street Address	830 Crescent Centre Dr. #140		
City	Franklin	State	TN
		Zipcode	37067

Company Name		Company Contact	
Street Address			
City		State	
		Zipcode	

Company Name		Company Contact	
Street Address			
City		State	
		Zipcode	

Certificate of Insurance

The awarded supplier(s) must submit a certificate of insurance (COI) indicating all applicable coverage required by the referenced solicitation. The COI should be emailed to the referenced buyer no more than 15 days after the referenced award date.

Equal Business Opportunity Program

Where applicable, the awarded supplier(s) must submit a signed copy of the letter of intent to perform for any and all minority-owned (MBE) or woman-owned (WBE) subcontractors included in the solicitation response. The letter(s) should be emailed to the referenced business assistance office (BAO) rep no more than two business days after the referenced award date.

☒ Yes, the EBO Program is applicable.

☐ No, the EBO Program is not applicable.

Monthly Reporting

Where applicable, the awarded supplier(s) will be required monthly to submit evidence of participation and payment to all small (SBE), minority-owned (MBE), women-owned (WBE), LGBT-owned (LGBTBE), and service disabled veteran owned (SDV) subcontractors. Sufficient evidence may include, but is not necessarily limited to copies of subcontracts, purchase orders, applications for payment, invoices, and cancelled checks.

Questions related to contract compliance may be directed to the referenced BAO rep.

☒ Yes, monthly reporting is applicable.

☐ No, monthly reporting is not applicable.

Public Information and Records Retention

Solicitation and award documentation are available upon request. Please email the referenced buyer to arrange.

A copy of this notice will be placed in the solicitation file and sent to all offerors.

Right to Protest

Per MCL 4.36.010 – any actual or prospective bidder, offeror, or contractor who is aggrieved in connection with the solicitation or award of a contract may protest to the purchasing agent. The protest shall be submitted in writing within ten (10) days after such aggrieved person knows or should have known of the facts giving rise thereto.

DR Assistant Purchasing Agent (Initial)

Dennis Rowland
Dennis Rowland
Purchasing Agent & Chief Procurement Officer

Solicitation Title & Number	SBE/SDV Requirement	RFP Cost Points
RFQ 387381; Mariposa Park Construction	11%	40
Offeror's Name	Total Bid Amount	RFP Cost Points
Solomon Builders, Inc	\$7,573,155.00	40.00
Orion Building Corporation	\$7,763,439.00	39.02
City Construction, LLC	\$7,768,646.00	38.99
Rock City Construction Co LLC	\$8,154,353.00	37.15
Carter Group, LLC	\$8,228,632.28	36.81
Reeves Young, LLC	\$8,545,000.00	35.45
R.C. Mathews Contractor, LLC	\$8,699,509.00	34.82
Walker Building Group LLC	\$11,110,820.00	27.26

RFQ 387381; Mariposa Park Construction

Evaluation Committee Scoring Sheet

	Carter Group, LLC	City Construction, LLC	Orion Building Corporation	R.C. Mathews Contractor, LLC	Reeves Young, LLC	Bulley & Andrews Rocky City, LLC	Solomon Builders, Inc	Walker Building Group LLC
Offeror								
Contract Acceptance (Yes/No)	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Cost (40)	36.81	38.99	39.02	34.82	35.45	37.15	40.00	27.26
Experience & Qualifications (30)	25.00	17.00	27.00	27.00	25.00	29.00	12.00	29.00
Methodology and Approach (30)	23.00	13.00	26.00	25.00	26.00	28.00	8.00	24.00
Total Evaluation Scores	84.81	68.99	92.02	86.82	86.45	94.15	60.00	80.26

Evaluation Comments

Carter Group, LLC	R.C. Mathews Contractor, LLC	Solomon Builders, Inc
Strengths Qualifications and Experience section, detailed experience, Cheekwood project, answered all bullet points. In Methodology and Approach section, responded to all bullet points, had management methodology plan.	Strengths Qualifications and Experience section, experience is great, 150 years total of employees years of service. A lot of greenspace and lawn projects, 8 current projects over \$10 million. In Methodology and Approach section, detailed Metro permits, National recognized safety plan, very detailed approach.	Strengths Qualifications and Experience section, listed projects, provided a good layout. Methodology and Approach section, providing information
Weaknesses Qualifications and Experience section, lacks experience in Park projects, in legal dispute (not their fault). In Methodology and Approach section, lacks detailed approach for this specific project, methodology does not pertain to this project, some items do not apply.	Weaknesses Qualifications and Experience section, lack large Park projects, legal issues listed pertaining to a sub. In Methodology and Approach section, lacks details in who would be doing what on the project.	Weaknesses Qualifications and Experience section, lacks details, only 2 resumes provided, lacks details for safety training, not specific to park projects. In Methodology and Approach section, did not answer all bullet points, lack of information and details, only 1 page provided for this section.

City Construction, LLC	Reeves Young, LLC	Walker Building Group LLC
Strengths Qualifications and Experience section, worked on state capitol jobs, a bonus being an SBE, a lot of experience listed. In Methodology and Approach section, answered all bullet points.	Strengths Qualifications and Experience section, a lot of experience with Park Projects, no safety issues, responded to all bullet points. In Methodology and Approach section, very detailed with approach, a lot of volume of projects over the years, good logistics plan.	Strengths Qualifications and Experience section, no safety issues, stormwater jobs listed, over 3,000 projects since 2015 for Metro, great experience and very qualified. In Methodology and Approach section, good approach listed and detailed.
Weaknesses In Qualifications and Experience section, some bullet points not answered, a lot of construction work but not Parks projects, experience lacks for this specific project, projects listed, hotels, townhouses, etc. In Methodology and Approach section, lacks details, very light, using Excel for tracking, not detailed in how managing this project would go, not specific on details for this Parks project.	Weaknesses In Qualifications and Experience section, headquarters not located in TN, no mention of OSHA certified or training. In Methodology and Approach section, key activities and challenges question responded everything that goes into a construction project and was not specific and did not directly address how they could minimize change orders.	Weaknesses In Qualifications and Experience section, a lot of projects going on, how would Metro fit into schedule, split role for superintendent, may not have enough staff for project. In Methodology and Approach section, no all risks listed out, using Excel for tracking and monitoring, using google maps for the approach for trees.

Orion Building Corporation	Bulley & Andrews Rocky City, LLC
Strengths Qualifications and Experience section, lots of experience listed, very detailed, no safety issues, answered all bullet points. In Methodology and Approach section, detailed each member and their roles, answered all bullet points, specific to Metro and their approach to the project.	Strengths Qualifications and Experience section, has experience in Park projects, no lawsuits/safety issues, very detailed, great time plan committed to Metro. In Methodology and Approach section, very technology software for monitoring and tracking listed, concrete and paving plan good, maps included, very detailed.
Weaknesses In Qualifications and Experience section, not entire Park project listed but a lot of parks experience, exceeded page; submitted 63 and the limit was 12 not including resumes. Did not provide statement about OSHA training. In Methodology and Approach section, did not provide information related to phasing, scheduling or value engineering. Did not directly address the question or provide explanation as to how they would prioritize the project.	Weaknesses In Qualifications and Experience section, did not list a dedicated supervisor. In Methodology and Approach section, major milestones listed lacks, a few misspelled words.



Statement of M/WBE Utilization

Proposer's/Firm's Name: Bulley & Andrews Rock City LLC	Proposer's Phone #: 615-794-6691
Solicitation Title: Mariposa Park Construction	Proposer's Email Address: kpacelli@bulley.com
Solicitation #: 387381.3	Amount Self-performed : \$0.00
Proposer's/Firm's Ownership: Non-M/WBE	Total Bid Amount: \$8,154,353
Proposed EBO Goal (%): 11.3 MBE% 18.7 WBE%	EBO Goal Met? (Y/N) YES

The following MWBE* subcontractor(s)/supplier(s) will be utilized for the performance of this project:

			Certificate						
			Type	* MBE/WBE	Code #	Description of Work	MBE/WBE	Percent	
			(MBE or WBE)	Group Type *	UNSPS/NAICS		Dollars (\$)	of Total Contract	
MBE/WBE Firm Name	MBE/WBE Firm Address	Phone/E-Mail							
1 Beard Property Maintenance, Inc.	2808 Foster Ave, Nashville, TN 37210	615-331-6289beardpm33@comcast.net	MBE	2	561730	Landscaping	\$899,829	11.03%	
2 Great Southern Recreation LLC	2441Q Old Fort Pkwy #462, Murfreesboro, TN 37128	800-390-8438chris@greatsouthernrecreation.com	WBE	2	49240000	Recreational Design and project construction	\$728,100	8.93%	
3 IN2 Electric LLC	5902 Robertson Ave., Nashville, TN 37209	615-587-6474scott@in2electric.com	WBE	1	72102200	Electrical Contractor	\$807,437	9.90%	
4 Three Brothers Mechanical	4535 Harding Pike #208 Nashville, TN 37205	(615) 824-6878	MBE	2	082520	Plumbing	\$26,145	.32%	
5			Select	Select					
6			Select	Select					
7			Select	Select					

I am the duly authorized representative and certify the facts and representations contained in this form and supporting documents are true and correct.

Authorized Representative (Printed Name/Title) *Please ensure to save the document as a PDF and refrain from printing and signing it.*	Date
John N. Lee / Managing Principal	02/27/2025

*Note: MWBE is defined as business enterprise maintaining a significant business presence in the Program Area & performing a commercial useful function that is owned by one or more of the following: (1) African Americans (2) Native Americans, (3) Hispanic Americans, (4) Asian Americans, and (5) Women.

Has Prime Complied with EBO Goal?	YES	For Internal Office Use ONLY	If No, Good Faith Efforts Met?	BAO Only
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BAO Representative: Trevor Hilton	Metro Buyer: Marissa Conklin	Project Manager: Ty Hairr	Date: 03/21/25
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Total MBE Subcontracting	11.3	%	\$ 925,974
Total WBE Subcontracting	18.7	%	\$ 1,535,537
Total MBE/WBE Participation:	30	%	\$ 2,461,511

BAO Notes:

BAO Small Business Assessment Sheet

BAO Specialist: Trevor Hilton

Contract Specialist: Marissa Conklin

Date: 3/21/2025

Department Name: Parks

RFP/ITB Number: 387381

Project Name: Mariposa Park Construction

Primary Contractor*	Prime Bid Amount	Total Proposed SBE/SDV (\$)	Acknowledged SBE/SDV Requirement	SBE/SDV Requirement (%)	Comments
Bulley & Andrews Rock City	\$ 8,154,353	\$ 1,627,929	Yes	11%	The prime is not a metro Approved SBE. Acknowledged 11% SBE/SDV requirement over life of the project. and consequences of misrepresentation.