

Rincon Band of Luiseño Indians



REQUEST FOR PROPOSALS:

Transfer Station Engineering and Construction

1 INTRODUCTION

The Rincon Band of Luiseno Indians (“Rincon Tribe”) is a federally recognized Indian tribe that occupies a 5,240-acre (8.19 square mile) reservation located approximately 12 miles northeast of Escondido and 42 miles north of the City of San Diego, California. Approximately one-third of the Rincon Reservation is located within a valley running roughly north-south through the middle of the Reservation.

1.1 Rincon Transfer Station

The Rincon Tribe operates an approximately 2-acre transfer station that was created in 2009. The transfer station is located south of the San Luis Rey River and west of Valley Center Road, near the intersection of Valley Center Road and Omish Lane (latitude 33.257176, longitude -116.952052). It is open on Thursdays and Saturdays for Tribal members and Lineal heads-of-household (presenting ID) to bring their own waste to the site for disposal for free. A tipping ramp was built at the Transfer Station in 2019 to allow trucks to be able to empty their loads directly into the 40-yard collection bins located immediately below. A backhoe is used to help spread and compress accumulated household trash, scrap metals, large appliances, and green waste. There are additional areas within the transfer station area for the collection of tires, household hazardous waste, and electronic waste.

Currently the majority of the site is dirt or gravel, except for a concrete driveway from the front gate to the tipping ramp, concrete on top of and surrounding the tipping ramp, and three small concrete areas where hazardous waste cabinets are set. There is a small office building near the front gate for the Transfer Station attendants. There is a 20-foot shipping container used to store used tires, but the rest of the Transfer Station is uncovered. The site is flat, except for the ramp. Paradise Creek runs near the east side of the Transfer Station across the gravel road and contains endangered species habitat. Developing the Transfer Station will contain and treat stormwater from the site to ensure the safety of the endangered species. An Environmental Assessment (EA) has already been completed by EPA and it has been determined that developing the already disturbed Transfer Station will not significantly affect the environment.

A Waste Assessment and Master Transfer Station Development Plan was written in 2022. The Waste Assessment established a baseline for disposed solid waste for residential, commercial, and government sectors on the Reservation. The Waste Assessment data were then used to develop a Master Transfer Station Development Plan to design a site layout, conceptual grading plan, and improvements. Both the Waste Assessment and Master Transfer Station Development Plan documents will be provided to the selected contractor. The proposed site layout has been slightly modified since the development of the plan and is summarized in the following figure.

Rincon Transfer Station – Proposed Site Layout (not to scale)



1.2 SWIFR Grant

In 2024 Rincon was awarded a grant through the Environmental Protection Agency (EPA) Solid Waste Infrastructure for Recycling (SWIFR) Grant Program, which will be funding this engineering and construction project. The applicable Rincon SWIFR grant project objectives include:

- 1) Installing a filtered drainage system to treat runoff from the site and infiltrating runoff into the soil.

- 2) Paving the Rincon Transfer Station to reduce dust and prevent the infiltration of pollutants into the soil and groundwater.
- 3) Building roofing and secondary containment over two waste storage areas. The roofing and containment will protect temporary hazardous waste and e-waste collection storage from the elements.

This grant project is subject to the Davis-Bacon Act wage requirements. More information about Davis-Bacon wage requirements can be found here: <https://www.epa.gov/grants/davis-bacon-and-related-acts-dbra>. This grant project is exempt from the Build America Buy America (BABA) manufacturing requirements due to an approved waiver for tribal projects under \$2.5 million (<https://www.epa.gov/baba/build-america-buy-america-baba-approved-waivers>).

2 PROJECT SCOPE

The Rincon Transfer Station Engineering and Construction project requires a contractor or prime contractor and subcontractors to perform the following tasks:

- 1) **Construction and Project Management.** The prime consultant will provide project and construction management for the entire project to ensure smooth and timely coordination.
- 2) **Grading and Engineering Plan.** The consultant(s) will develop a grading and engineering plan with designs for site grading and drainage of stormwater flow to an underground modular wetland for treatment, and calculations for a sizing of the modular wetland Best Management Practice (BMP). The plan will include designs for cover and secondary containment for hazardous waste and e-waste storage, through either a prefabricated structure or design of a custom building.
- 3) **Site Grading, Stormwater BMP installation, and Asphalt Paving.** The consultant(s) will grade the site and excavate a hole for the underground modular wetland BMP installation. The consultant(s) purchase and install the modular wetland BMP. The consultant(s) will pave dirt areas of the Transfer Station with asphalt.
- 4) **Waste Storage Area Shade Structure Installation.** The consultant(s) will install either a prefabricated or custom shade structure/building with secondary containment berms.

More detailed project scope tasks are described in the following sections.

2.1 Task 1 – Construction and Project Management

The prime consultant will provide an overall project timeline and a plan for the project communication/meeting schedule. The prime consultant will coordinate with the Rincon Environmental Department on construction schedules and all planned activities. The prime consultant will coordinate with all subcontractors and construction companies so that work progresses smoothly. All contractors must check in at the Rincon Government Office to receive vehicle passes. The Transfer Station is a secure facility, and contractors must coordinate closely with Rincon government staff to gain entry and ensure the Transfer Station remains secure. Rincon prefers that all subcontractors be listed in this proposal, otherwise Rincon reserves the right to approve subcontractors.

The Rincon Environmental Department will oversee this project, but the Rincon Utilities Department will be closely involved because they oversee operations at the Transfer Station. The Transfer Station operations will continue, with modifications, throughout construction. The Environmental Department, Utilities Department, and the contractor will meet before construction commences to figure out a plan on how construction and Transfer Station operations can both continue uninterrupted. This might mean relocating dumpsters to a temporary location or performing significant construction activities on days other than Thursday or Saturday.

Deliverables:

- Project timeline and communication/meeting schedule
- Regular email and/or virtual meeting updates summarizing work progress
- Plan on how Transfer Station operations will be modified during construction

2.2 Task 2 – Transfer Station Grading and Engineering Plan

An engineering firm will develop a Grading, Engineering, and Construction Plan. The Plan will include details for site grading, drainage, paving, traffic flow, and structures. The Plan will also include calculations necessary to determine the proper sizing and configuration of the stormwater treatment BMP. A draft plan will be provided to Rincon with two weeks' time to review and make comments, and then the contractor will incorporate any comments and develop the final plan.

Deliverables:

- Draft and Final Grading, Engineering, and Construction Plan
- Stormwater treatment BMP selection and rationale

2.3 Task 3 – Site Grading, Stormwater BMP installation, and Asphalt Paving

The consultant(s) will grade the site and excavate a hole for the underground modular wetland BMP installation. The consultant(s) will purchase and install the modular wetland BMP. The consultant(s) will pave dirt areas of the Transfer Station with asphalt.

Contractors will grade the Rincon Transfer Station per the Grading Plan. The site will be graded to smoothly drain stormwater into the stormwater treatment BMP without pooling water.

Rincon will purchase the stormwater treatment BMP (assumed to be a Contech modular wetland model MWS-L-8-12-V or similar). The contractor will coordinate delivery with the BMP manufacturer, prepare the site as needed, and install the BMP prior to paving. The consultant will develop a BMP maintenance check form that Rincon staff will use to check whether the BMP requires maintenance.

Contractors will pave the Rincon Transfer Station per the Engineering Construction Plan. The SWIFR grant goal is to pave at least 55,000 square feet of pavement, but no more than 72,000 square feet of pavement. Rincon would like all of the Transfer Station paved if possible. Contractors will paint directional arrows and install flexible traffic delineators/posts on the asphalt for traffic flow direction.

Deliverables:

- Mid-grading and post-grading inspections with prime contractor and Rincon staff
- Survey description verifying proper grading

- Post-paving inspection

2.4 Task 4 – Waste Storage Area Shade Structure Installation

The consultant(s) will install either a prefabricated or custom shade structure/building with secondary containment berms, such as asphalt curbs. Roofing will be installed over the residential waste area (tire storage, recycling station, composting, household hazardous waste, and e-waste collection areas), as well as the Government waste area (hazardous waste temporary storage area). During the summer, roofing would provide shade from the direct sun and protection from high heat for the materials stored there. During the winter, roofing would protect stored materials from precipitation to prevent pollutants from washing off stored materials such as used tires, scrap metal, and waste containers, and prevent pooling of rainwater that could attract insect vectors. Roofing would also prevent rain from collecting inside collection bins and increasing material weight and therefore disposal costs. The SWIFR grant goal is to construct at least 6,000 square feet of cover over the waste containment areas.

The contractor will install a VersaTube Classic Carport (12' wide by 20' long by 7' high) with concrete footings (already purchased by Rincon). The carport installation costs should be included in the proposal but not include costs for the unit itself.

Deliverables:

- Shade structure built per engineering plans
- Post construction site inspection with prime contractor and Rincon staff

3 PROJECT DEADLINES

The final version of the Transfer Station Grading, Engineering, and Construction Plan is to be completed and submitted to Rincon no later than October 30, 2025 (assuming the contract is signed by June 2, 2025). All construction is to be completed no later than September 30, 2026.

4 FORMAT OF PROPOSAL

Succinct proposals that are easy to follow with clear, concise information are highly desired. The total page count should not exceed 25 pages. Any subcontracted work must be specified in the proposal and the company name of the subcontractor(s) listed. The total cost of the project must not exceed \$990,000.

Proposals shall contain all the required content listed in the following sections (Sections 4.1 to 4.6). Organize the proposal in this format and sequence with clearly identified section breaks for each content area. The section breaks shall not count in the total number of pages of your proposal.

4.1 Cover Page

Proposals must include a contact person's name, email address, and telephone number, EIN, and sam.gov UEI number on the cover page. The cover page must be a single page. The cover page does not count towards the 25 maximum page limit.

4.2 Introduction

Open the proposal with the vision for this project that includes your capacity to complete the scope within the project schedule. The opening vision and introduction should be limited to one (1) page. This introduction should include descriptions about:

- Visions for the final deliverables
- Understanding of requirements
- Consultant staff or partner capacity to support this level of work
- Experience completing similar documents
- Elements that set your team apart to successfully accomplish the project goals and deliverables

4.3 Project Work Plan and Deliverables

Describe how the company plans to achieve the tasks and provide quality deliverables described in the Scope of Services in Section 2.

4.4 Timeline & Assurances to Meet Stated Deadlines

Provide a timeline to perform the project deliverables. Provide a statement confirming the consultant's capacity and ability to complete the Grading and Engineering Plan by an October 30, 2025 deadline, and the capacity and ability to complete all construction by the September, 2026 deadline, assuming the contract is finalized by June 2, 2025.

4.5 Itemized Budget

An itemized budget with cost breakdowns for Tasks 1 through 4 outlined in the Scope of Services (Section 2). The budget should include a "Not-To-Exceed" total cost to complete Tasks 1 through 4. The cost information requested in this section is required to support the reasonableness of the proposal and is for internal use. Specifically, the cost proposal should include the job titles of positions that will complete the work, including hours and hourly rates. Proposals containing hourly rates without a not-to-exceed total cost for the project will not be considered. Proposals should include all costs related to travel to and from the Reservation.

The Tribe is not responsible for any costs incurred by proposers, including proposal preparation and expense associated with proposal interviews/presentations prior to execution of a contract.

4.6 Company Statement of Qualifications

Describe the consultant's and subcontractor's qualifications and experience in doing this type of project. Please also include the following (*the following documents do not count towards the proposal page limit*):

- Three (3) References and a list of comparable projects the consulting firm has completed.
- Resumes of the primary staff who will be assigned to work on the project that is the subject of this RFP. Please indicate which current staff members that worked on these past projects indicated above will be holding key positions on the project that is the subject of this RFP.
- W-9 and Certificate of Insurance.
- Proof of American Indian Business Ownership, as described in Section 5.2, if applicable.

5 PROPOSAL SUBMITTAL

Interested consultants must email their proposals in digital form to environmentaldept@rincon-nsn.gov no later than 4:00 PM PST, Friday, May 9, 2025 for consideration. Extensions of time will not be granted. Incomplete submissions will not be considered. Proposals that do not include costs for all tasks outlined in the Project Scope (Section 2) will not be considered. Selection of a consultant will be based on a combination of cost and consultant qualifications. The proposal with the lowest cost will not necessarily be chosen. Preference will be given to tribally owned businesses if qualifications with competing businesses are comparable. All proposals become the property of the Rincon Band of Luiseño Indians and will not be returned. The Rincon Tribe has the right to use all information presented in any proposal.

5.1 *Estimated Proposal Schedule:*

Deadline to submit questions:	<u>May 2, 2025</u>
Due Date and Time:	<u>4:00 PM PST May 9, 2025</u>
Evaluations of RFP Begins:	<u>May 12, 2025</u>
Consultant Selected and Notified:	<u>May 16, 2025</u>
Estimated Completion of Contract:	<u>June 2, 2025</u>

The listed dates in the above schedule are tentative. The Rincon Band reserves the right to change or extend any and all dates including the due date for proposal for any reason at any time including after the due date for proposals.

5.2 *Selection Process:*

The Rincon Tribe has a fiduciary responsibility to consider cost when deciding on a consultant; however, the lowest bidder may not always be considered the most qualified winner. The contract shall be awarded to the consultant whose proposal offers the Rincon Tribe the greatest overall value for the project. Reputation, capability, compliance, physical location, appropriate experience, quality control, and past performance are some additional criteria that may also be taken into consideration in addition to cost. The Rincon Tribe reserves the right to reject any or all proposals, or parts thereof. The Rincon Tribe may, under certain conditions, negotiate with the proposer to address specific weaknesses in a submitted proposal.

Indian preference: All Rincon Request for Bids are subject to Section 7(b) of the Indian Self Determination & Education Act (25 USC 450e(b)) which provides to the greatest extent feasible, preference and opportunities be given to American Indians and American Indian owned business enterprises. A total of 10% of the evaluation points shall be granted to bidders who demonstrate entitlement to Indian Preference. These points shall not be available to non-Indian bidders when using the below indicated method of scoring. For Indian Preference to be applied to applicants that are American Indian owned and controlled businesses, proof of American Indian business ownership with more than 50% control must be submitted with the proposal.

5.3 *Selection Criteria:*

1. Demonstrated understanding of the project, Tribal expectations, and clarity of the proposal 35%
2. Project work plan, approach, and schedule 35%
3. Experience in relevant projects 20%

4. Cost consideration 10%

5.4 Project Contact:

Rincon Environmental Department

1 Government Center Ln.

Valley Center, CA 92082

(760) 749-1051 environmentaldept@rincon-nsn.gov