



November 9, 2022

Mr. Erik Oden
Director of Maintenance & Operations
Santa Rosa City Schools District
211 Ridgway Avenue
Santa Rosa, CA 95401

RE: Cesar Chavez Language Academy Roof and HVAC Replacement Project

In our capacity as the District’s Construction Manager, we have completed a review of the Bid Proposals submitted by all prospective bidders of the **Cesar Chavez Language Academy Roof and HVAC Replacement Project** that was bid on Thursday, October 27, 2022, at 2:00 pm. In our review, we found that Arntz Builders submitted the lowest responsive and responsible bid for the subject project.

- 1) Arntz Builders has a valid California Contractor’s License (#856393) with a ‘B’- General Building Contractor License and a DIR Registration Number (1000003147). Their License and Registration are current and active.
- 2) Their proposed surety company, Great American Insurance Company, is licensed to do business in California and is rated A+ (Superior) by A.M. Best Rating Center.
- 3) Their recent and past experience indicates that they are financially capable and possess the resources to perform on a project of this magnitude.
- 4) Their bid documents appear to be in order with all required submissions.
- 5) After publishing this project in the Press Democrat twice and providing outreach to known contractors, three (3) bids were received:

CONTRACTOR	BASE BID	CONTINGENCY	ALLOWANCE	ALT 2	GRAND TOTAL BID
Arntz	\$10,164,140	\$1,016,414	\$557,500	\$315,000	\$12,053,054.00
CWS	\$12,085,646	\$1,208,564.60	\$557,500	\$450,000	\$14,301,710.60
Holly	\$12,700,000	\$1,270,000	\$557,500	\$400,000	\$14,927,500.00

- 6) Members of the project team from the District, Architect and Construction Manager conducted a post-bid interview with Arntz Builders on October 31st, 2022, to verify the completeness and accuracy of the bid proposal and to confirm that the contractual requirements can be met.
- 7) The construction budget for this project was \$12,822,500. The lowest responsive and responsible bid is within the construction budget.

In conclusion, based upon the above, it is our recommendation that the District award the **Cesar Chavez Language Academy Roof and HVAC Replacement Project** contract for the amount of Twelve Million Fifty-Three Thousand Fifty-Four Dollars (\$12,053,054.00) to Arntz Builders.

Please do not hesitate to contact Greystone West Company with any questions or concerns.

Sincerely,

John Dilena
Senior Project Manager
Greystone West Company

Attachments:

- Bid Tabulation
- CSLB License Check
- DIR PWCR
- CA DOI
- AM Best
- Post Bid Interview



Contractor's License Detail for License # 856393

DISCLAIMER: A license status check provides information taken from the CSLB license database. Before relying on this information, you should be aware of the following limitations.

- ▶ CSLB complaint disclosure is restricted by law (B&P 7124.6) If this entity is subject to public complaint disclosure click on link that will appear below for more information. Click [here](#) for a definition of disclosable actions.
- ▶ Only construction related civil judgments reported to CSLB are disclosed (B&P 7071.17).
- ▶ Arbitrations are not listed unless the contractor fails to comply with the terms.
- ▶ Due to workload, there may be relevant information that has not yet been entered into the board's license database.

Data current as of 11/1/2022 5:40:06 PM

Business Information

ARNTZ BUILDERS INC
431 PAYRAN ST
PETALUMA, CA 94952
Business Phone Number:(707) 835-2900

Entity Corporation
Issue Date 03/25/2005
Expire Date **03/31/2023**

License Status

This license is current and active.

All information below should be reviewed.

Classifications

- ▶ B - GENERAL BUILDING
- ▶ A - GENERAL ENGINEERING

Bonding Information

Contractor's Bond

This license filed a Contractor's Bond with [GREAT AMERICAN INSURANCE COMPANY](#).

Bond Number: 2505326

Bond Amount: \$15,000

Effective Date: 01/01/2016

[Contractor's Bond History](#)

Bond of Qualifying Individual

- ▶ The qualifying individual THOMAS EUGENE ARNTZ certified that he/she owns 10 percent or more of the voting stock/membership interest of this company; therefore, the Bond of Qualifying Individual is not required.

Effective Date: 03/25/2005

- ▶ The qualifying individual DAVID ALLAN ARNTZ certified that he/she owns 10 percent or more of the voting stock/membership interest of this company; therefore, the Bond of Qualifying Individual is not required.

Effective Date: 08/26/2022

Workers' Compensation

This license has workers compensation insurance with the [TRAVELERS PROPERTY CASUALTY COMPANY OF AMERICA](#)

Policy Number: UB9R8703282226G

Effective Date: 10/01/2022

Expire Date: 10/01/2023

[Workers' Compensation History](#)

Other

Contractor Information

Registration History

Legal Entity Name
ARNTZ BUILDERS, INC.

Legal Entity Type
Corporation

Status
Expired

Registration Number
1000003147

Registration effective date
6/7/2018

Registration expiration date
6/30/2019

Mailing Address
431 PAYRAN STREET PETALUMA 94952 CA Unite...

Physical Address
431 PAYRAN STREET PETALUMA 94952 CA Unite...

Email Address

Trade Name/DBA
ARNTZ BUILDERS, INC.

License Number(s)
CSLB:856393

Effective Date	Expiration Date
6/7/2018	6/30/2019
5/15/2017	6/30/2018
6/13/2016	6/30/2017
6/2/2015	6/30/2016
11/25/2014	6/30/2015
7/1/2019	6/30/2022
7/1/2022	6/30/2023

Legal Entity Information

Corporation Number:
2626125

Federal Employment Identification Number:

President Name:
BRIAN PROTEAU

Vice President Name:
THOMAS E ARNTZ

Treasurer Name:
DAVID A ARNTZ

Secretary Name:
DAVID A ARNTZ

CEO Name:
DONALD M ARNTZ

Agent of Service Name:
DAVID A ARNTZ

Agent of Service Mailing Address:
19 PAMARON WAY NOVATO 94949 CA United States of America

Workers Compensation

Do you lease employees through Professional Employer Organization (PEO)?:

Please provide your current workers compensation insurance information below:

PEO Information	PEO Name	PEO Phone	PEO Email

Insured by Carrier

Policy Holder Name:ARNTZ BUILDERS, INC.**Insurance Carrier:**

TRAVELERS PROPERTY CASUALTY INSURANCE COMPANY**Policy Number:**

UB6J79456A1726G**Inception date:**10/1/2017**Expiration Date:**10/1/2018

Contractor Information

Legal Entity Name

ARNTZ BUILDERS, INC.

Legal Entity Type

Corporation

Status

Expired

Registration Number

1000003147

Registration effective date

5/15/2017

Registration expiration date

6/30/2018

Mailing Address

431 PAYRAN STREET PETALUMA 94952 CA Unite...

Physical Address

431 PAYRAN STREET PETALUMA 94952 CA Unite...

Email Address

Trade Name/DBA

ARNTZ BUILDERS, INC.

License Number(s)

CSLB:856393

Registration History

Effective Date	Expiration Date
6/7/2018	6/30/2019
5/15/2017	6/30/2018
6/13/2016	6/30/2017
6/2/2015	6/30/2016
11/25/2014	6/30/2015
7/1/2019	6/30/2022
7/1/2022	6/30/2023

AM Best Rating Services

Great American Insurance Company

BestLink  AMB #: 002213 NAIC #: 16691 FEIN #: 310501234

Domiciliary Address

301 E. Fourth Street
Cincinnati, Ohio 45202

[United States](#)

Web: www.greatamericaninsurancegroup.com

Phone: 513-369-5000

Fax: 513-369-5830

AM Best Rating Unit: [AMB #: 005990 - Great American Insurance Companies](#)

Assigned to insurance companies that have, in our opinion, a superior ability to meet their ongoing insurance obligations.



View additional [news, reports and products](#) for this company.

Based on AM Best's analysis, [058317 - American Financial Group, Inc.](#) is the **AMB Ultimate Parent** and identifies the topmost entity of the corporate structure. View a list of [operating insurance entities](#) in this structure.

Best's Credit Ratings

Financial Strength [View Definition](#)

Rating (Rating Category): A+ (Superior)
Outlook (or Implication): Stable
Action: Affirmed
Effective Date: December 03, 2021
Initial Rating Date: September 30, 1908

Best's Credit Rating Analyst

Rating Office: A.M. Best Rating Services, Inc.
Associate Director : Raymond Thomson, CPCU, ARe, ARM
Director: Erik Miller
Note: See the Disclosure information Form or Press Release below for the office and analyst at the time of the rating event.

Long-Term Issuer Credit [View Definition](#)

Rating (Rating Category): aa- (Superior)
Outlook (or Implication): Stable
Action: Affirmed
Effective Date: December 03, 2021
Initial Rating Date: June 17, 2005

Disclosure Information

Disclosure Information Form

View AM Best's [Rating Disclosure Form](#)

Press Release

[AM Best Affirms Credit Ratings of American Financial Group, Inc. and Its Key Operating Subsidiaries](#)
December 03, 2021

View AM Best's [Rating Review Form](#)

Financial Size Category [View Definition](#)

Financial Size Category: XV (\$2 Billion or greater)

u Denotes [Under Review Best's Rating](#)

Rating History

AM Best has provided ratings & analysis on this company since 1908.

Financial Strength Rating

Effective Date	Rating
----------------	--------

Long-Term Issuer Credit Rating

Effective Date	Rating
----------------	--------

December 03, 2021	A+
October 28, 2020	A+
September 11, 2019	A+
August 17, 2018	A+
August 11, 2017	A+

December 03, 2021	aa-
October 28, 2020	aa-
September 11, 2019	aa-
August 17, 2018	aa-
August 11, 2017	aa-

Related Financial and Analytical Data

The following links provide access to related data records that AM Best utilizes to provide financial and analytical data on a consolidated or branch basis.

AMB #	Company Name	Company Description
005990	Great American Insurance Companies (SG) Rating Unit	Represents the AM Best Consolidated financials for the Property/Casualty business of this legal entity.
087045	Great American Insurance Company CAB	Represents the Property/Casualty financials for the Canada Branch of this legal entity.
094364	Great American Insurance Company (SGB)	Represents the Property/Casualty financials for the Singapore Branch of this legal entity.

Best's Credit & Financial Reports



[Best's Credit Report](#) - financial data included in Best's Credit Report reflects the data used in determining the current credit rating(s) for AM Best Rating Unit: AMB #: [005990 - Great American Insurance Companies](#).



[Best's Credit Report - Archive](#) - reports which were released prior to the current Best's Credit Report.



[Best's Financial Report](#) - financial data included in Best's Financial Report reflects the most current data available to AM Best, including updated financial exhibits and additional company information, and is available to subscribers of Best's Insurance Reports.

View additional [news, reports and products](#) for this company.

Press Releases

Date ▼	Title
Dec 03, 2021	AM Best Affirms Credit Ratings of American Financial Group, Inc. and Its Key Operating Subsidiaries
Dec 01, 2021	AM Best Revises Outlooks to Positive for El Águila, Compañía de Seguros, S.A. de C.V.
Jan 28, 2021	AM Best Places Credit Ratings of American Financial Group's L/A Subs Under Review After Announced Sale; Comments on P/C Subs
Nov 19, 2020	AM Best Affirms Credit Ratings of El Águila, Compañía de Seguros, S.A. de C.V.
Oct 28, 2020	AM Best Affirms Credit Ratings of American Financial Group, Inc.; Upgrades Ratings of Key Life and Workers' Comp Entities
Nov 14, 2019	AM Best Affirms Credit Ratings of El Águila, Compañía de Seguros, S.A. de C.V.
Sep 11, 2019	AM Best Affirms Credit Ratings of American Financial Group, Inc. and Its Insurance Subsidiaries

Page size:
35 items in 4 pages



Company Profile

- Company Search
- Company Search Results

→ Company Information

- Old Company Names
- Agent for Service Reference Information
- NAIC Group List
- Lines of Business

- Workers' Compensation Complaint and Request for Action/Appeals Contact Information

Financial Statements PDF's

- Annual Statements
- Quarterly Statements

Company Complaint

- Company Performance & Comparison Data
- Company Enforcement Action
- Composite Complaints Studies

Additional Info

- Find A Company Representative In Your Area
- View Financial Disclaimer

COMPANY PROFILE

Company Information

GREAT AMERICAN INSURANCE COMPANY

**301 E. FOURTH STREET
CINCINNATI, OH 45202-4201
800-545-4269**

Old Company Names

Effective Date

AMERICAN CONTINENTAL INSURANCE COMPANY	12/06/1976
MANUFACTURERS & MERCHANTS INDEMNITY CO.	09/05/1956
SELECTIVE INSURANCE COMPANY	06/15/1972

Agent For Service

SARAH CLEMENS
4640 Admiralty Way, 5th Floor
Marina Del Rey CA 90292

Reference Information

NAIC #:	16691
California Company ID #:	1301-1
Date Authorized in California:	10/17/1945
License Status:	UNLIMITED-NORMAL
Company Type:	Property & Casualty
State of Domicile:	OHIO

[back to top](#)

NAIC Group List

NAIC Group #: **0084** American Financial Grp

Lines Of Business

The company is authorized to transact business within these lines of insurance. For an explanation of any of these terms, please refer to the [glossary](#).

- AIRCRAFT
- AUTOMOBILE
- BOILER AND MACHINERY
- BURGLARY
- COMMON CARRIER LIABILITY
- CREDIT
- DISABILITY
- FIRE
- LIABILITY
- MARINE



CCLA Roof and HVAC Replacement

Santa Rosa City Schools

Date: Monday, October 31, 2022
Time: 4:00PM

PBK PROJECT NO.: 20238
Location: Zoom Conference Call

Post-Bid Interview

AGENDA

BIDDER: Arntz Builders

ATTENDEES:

David Arntz (Arntz Builders)	Erik Oden (SRCS)
Shawn LeCrone, (Beam)	John Dilena (Greystone)

1. PURPOSE OF INTERVIEW IS TO ASSURE:

- A. The Contractor acknowledgment of a complete and accurate bid. (YES) NO
- B. The Contractor submission of a fair and equitable bid. (YES) NO
- C. Fair comparisons of bid (YES) NO

2. CONTRACTUAL REQUIREMENTS:

- A. Do you understand you are a prime contractor? (YES) NO
- B. Can you meet all specified insurance requirements? (YES) NO
- C. You are required to obtain a Performance, and a Labor and Material Bond for 100% of the Contract price:
 - a. Is this acceptable? (YES) NO
 - b. Will you provide bonds as stipulated? (YES) NO
 - c. Cost for bond: 1 % (YES) NO
 - d. Is the cost of the bond in your base bid? (YES) NO
 - e. Is your insurance company California licensed? (YES) NO
- D. Acknowledged Receipt of Addendums: 1, and 2 (YES) NO
- E. Are costs for Addenda items included in your proposal? (YES) NO

3. SCOPE OF WORK:

- A. You have a complete understanding of your Scope of Work under the proposed Agreement. (YES) NO

B. You have re-reviewed the documents and understand the Scope of the Work. Are there any items that need to be identified or require clarification?

a. If yes, please identify item:

1. NOT AT THIS TIME
2. _____
3. _____
4. _____
5. _____

Is (are) the cost(s) for items 3.B.a (as applicable) included in your bid proposal?

YES NO

C. Does your bid include any alternatives to the specified scope of work? YES NO

4. VALUE ENGINEERING: (describe)

BID Amount: \$12,230,602

- | | |
|-----------|--------------|
| 1. _____ | ADD / DEDUCT |
| 2. _____ | ADD / DEDUCT |
| 3. _____ | ADD / DEDUCT |
| 4. _____ | ADD / DEDUCT |
| 5. _____ | ADD / DEDUCT |
| 6. _____ | ADD / DEDUCT |
| 7. _____ | ADD / DEDUCT |
| 8. _____ | ADD / DEDUCT |
| 9. _____ | ADD / DEDUCT |
| 10. _____ | ADD / DEDUCT |

5. PROJECT SCHEDULE:

The following schedule summarizes the major activity dates:

Activity	Dates
Board Award of Contract	11/9/22
Anticipated NTP – Submittals	11/10/22
Onsite Start Date:	06/05/23
Substantial Completion Date:	8/4/23
Final Completion:	11/24/23

A. Do you acknowledge and agree to complete the project no later than as **Specified in the Agreement**, and as outlined in Section 00 10 10?

YES NO

B. As a team we have identified the following Trades materials, deliveries and dependencies as critical to obtain the completion of the project on time:

- a. Roofing Materials
- b. Mechanical Equipment
- c. Solar
- d. Electrical
- e. Controls (**Bay Cities has acknowledged the requirement in the addendum.**
 1. How is Arntz Builders proposing to ensure these trades are going to accomplish each phase of the project in the proper amount of time? **Dave noted as soon as he receives NTP he will start on submittals and will request expedited review of the HVAC equipment. Roofing materials are not anticipated to be an issue (substrate board and fastening may still be a lead**

time issue per Shawn. Storage of Units need to be considered if received early. Dave noted he has a large yard – may not be able to store all equipment but that there hopefully is an opportunity to store certain items onsite), but HVAC still needs to be pushed as critical. Electrical survey will be performed by Arntz and their sub to ensure that existing obsolete runs are eliminated and that new runs are efficient with regard to cost and overall work. Coordination walks with trades to locate all conduit runs, pipe runs are efficient. Blocks will be pre cut and ready. Dave noted lessons learned from the previous projects performed with SRCS.

2. What type of contingency plan does Arntz Builders have included in their bid if any delays from subs or suppliers? Arntz will look into substitutions if necessary but reiterated their desire to get submittals in as soon as possible to hope to avoid these issues.

C. Identify other critical materials, deliveries, and dependencies, including any Owner Furnished items that could affect the completion of your work.

1. _____ Solar _____
2. _____
3. _____

D. Identify other critical materials, deliveries, and dependencies, including any Owner Furnished items that could affect the completion of your work. See item 5B.

E. You have reviewed Section 00 10 10 – SUMMARY OF WORK, and you understand your work must be completed in accordance with the **Master Schedule**. You further understand the District **MAY** assess Non completion penalty if you fail to meet the Master Schedule requirements. You further understand delays by you may cause other contractors to be delayed, and that you **WILL** accelerate your work upon written direction by the District's Project Manager and/or the Architect with no additional cost to District.

YES NO

6. CONTRACTOR COMMENTS / SUGGESTIONS:

1. ___ Arntz acknowledges they are secure with their bid even though they are lower than the next contractors bid(s) ___
2. _____
3. _____

7. PLA

PLA is on this project. A PLA Kick Off meeting will be held after NOA and before Contractor proceeds with onsite work. Subs will be required to attend. All contractors performing work will need to sign their own Letter of Ascent (provided in project documents). Arntz acknowledged they are aware of this requirement and that they are signatory to the Carpenters and Laborers. Subs must sign this PLA as well.

8. CONTRACTOR

NOTE: You agree the information contained herein is part of your contractual obligations. Your signature acknowledges your agreement to perform all work discussed herein, and that costs for all work are included in your proposal.

The foregoing information is true and accurate, and I am authorized to sign as an office of the company I am representing.

Company Name

Arntz Builders, Inc.

Signature: 

Title: V.P.

Date: 11/1/22

9. DISTRICT PROJECT MANAGER

Signature: _____

Title: _____

Date: _____

10. WITNESS

Signature: _____

Title: _____

Date: _____