



## Ocean County Board of Commissioners

OFFICE OF THE  
OCEAN COUNTY COMMISSIONERS

Director John P. Kelly  
Deputy Director Frank Sadeghi  
Commissioner Robert S. Arace  
Commissioner Jennifer Bacchione  
Commissioner Virginia E. Haines

101 Hooper Avenue  
Toms River, New Jersey  
08754-2191  
(732)929-2005  
(732)505-1918

### Board Meeting Agenda

Date: December 17, 2025 - 4:00 PM  
Location: Administration Building  
Room 119  
101 Hooper Avenue  
Toms River, NJ 08754

Agenda: Awarding a Contract for the furnishing and delivery of INTERIOR RENOVATION TO THE JUVENILE DETENTION CENTER PHASE 1 NO. II to J&M Quality Contracting LLC, for a Total Base Bid Award in the amount of \$634,000.00 (which includes an Allowance in the amount of \$30,000.00) plus ALT1 in the amount of \$82,000.00, ALT2 in the amount of \$146,530.00, ALT3 in the amount of \$76,400.00, ALT4 in the amount of \$98,320.00, and Unit Price 1 in the amount of \$15.00 per square foot. (B2025-177A)

<b>Official Resolution#</b>	<b>2025001778</b>
Meeting Date	12/17/2025
Introduced Date	12/17/2025
Adopted Date	12/17/2025
Agenda Item	i-2
CAF #	
Purchase Req. #	B2025-177A
Result	Adopted

COUNTY COMMISSIONER	PRES.	ABS.	MOVE	SEC	AYE	NAY	ABST.
Kelly	✓				✓		
Sadeghi	✓				✓		
Arace	✓		✓		✓		
Bacchione	✓			✓	✓		
Haines	✓				✓		

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE, COMPLETE AND ACCURATE COPY OF THIS RESOLUTION, ADOPTED BY OCEAN COUNTY BOARD OF COMMISSIONERS, NJ AT THE MEETING REFERENCED THEREON

*Michelle I. Gunther*

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Clerk Of The Board

RESOLUTION

December 17, 2025

WHEREAS, on October 28, 2025 pursuant to legal advertisements therefor, sealed bids were received for the furnishing and delivery of INTERIOR RENOVATION TO THE JUVENILE DETENTION CENTER PHASE 1 NO. II for the County of Ocean; and

WHEREAS, at the advertised time, responses were received from the following bidders:

<u>Name and Address of Bidder</u>	<u>Name and Address of Bidder</u>
J&M Quality Contracting LLC 708 NJ-35, 2 <sup>nd</sup> Floor Neptune, NJ 07753 (732) 614-8565	Jersey Ocean Construction 521 Amboy Avenue Woodbridge, NJ 07095 (646) 801-1316
Newport Construction Management Corporation 5032 Marlton Pike Pennsauken, NJ 08109 (856) 662-9500	Pharos Enterprises LLC 284 Cliffwood Avenue Cliffwood, NJ 07721 (732) 525-0302
Scozzari Builders, Inc. 1891 North Olden Avenue Trenton, NJ 08638 (609) 989-1221	Westcraft Builders, Inc. 63 Beaverbrook Road Suite 204 Lincoln Park, NJ 07035 (973) 646-8507

; and

WHEREAS, after the receipt and examination of same, the County Architect has now recommended to this Board that the lowest qualified bid, according to specifications, namely that of, J&M QUALITY CONTRACTING LLC be accepted, for a Total Bid Base Award in the amount of \$634,000.00 (which includes an allowance in the amount of \$30,000.00) plus ALT1 in the amount of \$82,000.00, ALT2 in the amount of \$146,530.00, ALT3 in the amount of \$76,400.00, ALT4 in the amount \$98,320.00 and Unit Price 1 in the amount of \$15.00/sq.ft.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS of the COUNTY OF OCEAN, STATE OF NEW JERSEY, as follows:

1. The Director and Clerk of this Board are hereby authorized and directed to enter into a contract for the Interior Renovation to the Juvenile Detention Center Phase 1 No. II project, in accordance with plans and specifications prepared by Yezzi Associates LLC. Project shall be completed within 210 calendar days of Notice to Proceed. Project to have a Liquidating Damage Clause of \$500.00 per day after date of contract completion.

2. The Department of Finance has certified that funds are available in Account No. 2025-016-010-6040-62BG in the amount of \$135,800.00 and Account No. 9999-301-070-X421-6800 in the amount of \$901,450.00, to cover this contract and the amount of the contract shall be encumbered against the said Appropriations.

3. Payments for the materials and services to be acquired by these contracts shall be made upon the approval of vouchers submitted by the successful bidders in accordance with the requirements of the Board of Commissioners and subject to the Board of Commissioners customary procedures. Delivery shall be made upon receipt of a Purchase Order issued by the Ocean County Department of Purchase, upon which delivery locations and needed quantities shall be indicated.

4. The contract number must be placed on all papers, documents, invoices and vouchers pertaining to said contract, the number being B2025-177A.

BE IT FURTHER RESOLVED that certified copies of this Resolution shall be made available to each of the following:

- a. County Auditor;
- b. Purchasing Department
- c. Finance Department
- d. Buildings & Grounds Department
- e. Juvenile Services; and
- f. Yezzi Associates LLC who shall promptly notify the successful bidder that they are the successful bidder and the amount of and items covered by their bid; said Architects shall also attend to having said successful bidder enter into a good and binding contract for the faithful compliance with their bid, see that the successful bidder enters into a good and sufficient surety bond to the County of Ocean for the faithful performance of their contract, and have the original copies of the contract and bonds filed with the Clerk of this Board.