

CONTROLLED UNCLASSIFIED INFORMATION

Sole Source (Including Brand Name) Justification - Simplified Procedures for Certain Commercial Items

NOTE: If a Justification was approved for the preceding acquisition, a copy of the approved Justification for the predecessor action must be included in the staff package for approval of the instant Justification. This applies to Justification staff packages that are submitted for review and approval at a level above the contracting officer. The predecessor Justification will be used as a reference document by the approving official.

Is this a new or amended J&A Document? ☒ New ☐ Amended (Prior to Award Only!)

Is this a Bridge Action as defined in the [AF Bridge Action Reduction Plan](#)? ☐ Yes ☒ No

Funding level for this acquisition: ☐ >SAT and ≤ \$750K ☒ > \$750K and ≤ \$15M

Contracting Activity: 55th Contracting Squadron, Offutt Air Force Base, Nebraska

Purchase Request / Local ID Number: TBD

Program / Project (and PE, if applicable): USSTRATCOM Building 1000 Furniture Support

Program Type (PEO or Other Contracting): Other Contracting

Authority: ☒ AFFARS 5313.501 - 10 U.S.C. 2302b, Implementation of Simplified Acquisition Procedures (41 U.S.C. 1901)

☐ AFFARS 5313.501 - 10 U.S.C. 2304a, Special Emergency Procurement Authority (41 U.S.C. 1903)

Estimated Contract Cost (including options): \$7,499,999.00

Justification Type: ☐ Class ☒ Individual

COORDINATION ([AFFARS 5306.304\(a\)](#))

[Sign and Save Procedure](#)

** The text in the signature blocks below is editable, including the title.

** To remove a row, click the "X" next to the signature block. **CAUTION:** Once removed, it can only be restored by downloading the [BLANK FORM](#) again.

Date 25 Apr 2022	Project Manager Todd J. Danielson USSTRATCOM/J43/DSN: 912-4295	Signature DANIELSON.TODD.JAY 1139299546 <small>Digitally signed by DANIELSON.TODD.JAY.1139299546 Date: 2022.04.25 18:59:49 -05'00'</small>	X
Date 26 Apr 2022	Contracting Officer Paula R. Owen 55CONS/PKT/DSN: 272-8661	Signature OWEN.PAULA.R.118584 2440 <small>Digitally signed by OWEN.PAULA.R.1185842440 Date: 2022.04.26 08:35:23 -05'00'</small>	X
Date 02 May 2022	Local Legal Reviewer Matthew J. Ruane AFLOA/JACQ/DSN: 272-5275	Signature RUANE.MATTHEW.J.102 7758211 <small>Digitally signed by RUANE.MATTHEW.J.1027758211 Date: 2022.05.02 16:57:32 -05'00'</small>	X
Date 16 May 2022	Chief of the Contracting Office (COCO) Nicole L. Stevens, Lt Col, USAF 55CONS/CC/DSN: 272-6356	Signature STEVENS.NICOLE.LEIGH .1042065931 <small>Digitally signed by STEVENS.NICOLE.LEIGH.1042065931 Date: 2022.05.16 10:58:52 -05'00'</small>	X

[APPROVAL \(AFFARS 5306.304\(a\)\)](#)

Date 25 May 2022	Competition Advocate Steven Nerenberg, AFICC/KC(OL-ACC)/DSN: 574-5372	Signature NERENBERG.STEVEN.LEE E.1021947381 <small>Digitally signed by NERENBERG.STEVEN.LEE.1021947381 Date: 2022.05.25 11:48:50 -04'00'</small>
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I. Contracting Activity.

55th Contracting Office, Offutt AFB, Nebraska in support of USSTRATCOM/J43, Engineering and Facilities Management Division requirement for USSTRATCOM Building 1000 Furniture Support. This document supports a Brand Name Justification for full and open competition

II. Nature and/or description of the action being processed.

USSTRATCOM has recently completed the initial furnishings fit out of their new Command and Control Facility (C2F) which is a combination mission operations center, staff headquarters, and conferencing center via contract FA4600-16-D-0013 which ended on 28 February 2022. USSTRATCOM requires the same brand of furniture initially installed in the C2F (Allsteel & Do It Right This Time (DIRTT)). The requirement will support USSTRATCOM by delivering efficient and reliable operations and maintenance (O&M) services for approximately 40,000 existing furniture items, delivering design, installation, configuration/re-configuration, furniture upgrades/modernization, life-cycle replacement, and logistics/inventory management services associated with all USSTRATCOM furniture requirements - both current and future.

This requirement will result in a follow-on contract which will be an Indefinite Delivery Indefinite Quantity (IDIQ) contract with Firm-Fixed-Price (FFP) CLINs. The ordering period is estimated to be from 1 December 2022 to 30 November 2027 (one 5-year ordering period) with a Government estimated cost of \$7,499,000.00

III. Description of supplies/services required to meet agency needs.

USSTRATCOM has standardized the DIRTT and Allsteel brands throughout all C2F facilities. The DIRTT furniture wall systems make up 100% of all installed furniture wall systems and Allsteel furniture currently makes up 70% of all installed furniture items. This contract will include two Brand names, DIRTT for the demountable furniture walls and partitions and Allsteel Terrace modular furniture systems and components. This effort will provide services on a project-by-project basis to scope, field measure, design, purchase (if necessary), coordinate logistics (delivery of new material, moving material to/from warehouse, moving between/within buildings, etc.), providing power to workstations and to install furniture to meet the goals of each project and USSTRATCOM mission requirement.

Approval for this Brand name Justification is needed for more than one fiscal year due to the significant investment and familiarity in standardizing the entire C2F complex. Due to changes during initial construction, inventories of both DIRTT and Allsteel products have been preserved and warehoused at Offutt AFB. These components will be used to offset costs associated with new and/or reconfigured furniture requirements saving the Government in purchasing new items. The estimated 5-year cost of the combined brand name purchases is [REDACTED]. The FY breakout is as follows:

[REDACTED]

[REDACTED]

The approval is requested for a 5-year Period of Performance from 1 December 2022 to 30 May 2028 (Base Period plus 4 option periods with one 6-month FAR 52.217-8-Option to Extend Period). Funding for the effort will be Operations & Maintenance- 3400 funds at the Task Order level. The maximum dollar value of the IDIQ including all options and 6-month extension is \$7,499,999.00. The FY breakout is as follows:

[REDACTED]

Total - \$7,499,999.00

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IV. Statutory authority permitting other than full and open competition.

AFFARS 5313.501 - 10 U.S.C. 2302b, Implementation of Simplified Acquisition Procedures (41 U.S.C. 1901)

V. Demonstration that the contractor's unique qualifications or nature of the acquisition requires the use of the authority cited above (applicability of authority).

USSTRATCOM's mission remains highly dynamic and changes often due to ever-evolving nuclear and security threats around the world. Brand name approval of DIRTТ mountable walls and Allsteel system furniture products/ components is required to ensure compatibility with existing DIRTТ and Allsteel configurations and compliment internal security measures within the boundaries of a secure area. Systems furniture and demountable walls are installed and continually reconfigured to establish internal secure areas alternative compensatory control measures (ACCMs). These measures limit direct access to classified activities within the area. When furniture cubicles and demountable walls are re-oriented or reconfigured, any remaining furniture items/components are placed back into inventory to be used to offset the costs of the next ACCM furniture task.

The previous initial fit-out of the USSTRATCOM C2F utilized Allsteel Terrace brand systems furniture for over 27K items or 69% of all current furniture items. Modular/systems furniture components purchased under this contract must integrate seamlessly into existing Allsteel Terrace® brand modular furniture systems. Market Research determined that Allsteel is not compatible with other brands of system furniture. This justification will allow usage of Allsteel integrated products of the same finish and form factor with the existing Allsteel components. Allsteel provides a Limited Lifetime Warranty which does not warrant modifications or attachments to the product not approved by Allsteel and the warranty is void if integrated components or features are substituted with non-Allsteel or unauthorized components without previous authorization. Utilizing another brand of systems furniture and attaching to current Allsteel items would void the warranty and cause added expenses in repair.

DIRTТ partitions are composed of pre-manufactured and assembled units. Walls have 7' 6" segmented panel heights and can accommodate an additional 2' 6" increase to meet an overall height of 10' 0". Market Research determined that DIRTТ is not compatible with other brands of mountable wall systems. The walls mount on an aluminum base track with concealed leveling devices. This justification will allow usage of DIRTТ integrated products of the same finish and form factor with the existing DIRTТ components. DIRTТ components consist of (but are not limited to) solid wall frame parts (e.g. vertical, horizontal and low profile brackets), integrated leveler assemblies, electrical cut-out and support brackets and solid core wood doors (including aluminum door frame extrusions). DIRTТ brand demountable furniture walls represent baseline demountable wall systems currently installed throughout the C2F. The previous initial fit-out provided for 977 linear feet of DIRTТ demountable wall configurations in 37 office spaces.

Based on the above rationale these brand name items are required to support rapid configuration of space, to ensure integration, and to maintain the integrity of existing warranties. Procuring other brands would necessitate the refit of entire spaces vs the ability to strategically integrate the needed items into what currently exists.

VI. Description of efforts made to ensure that offers are solicited from as many potential sources as practicable.

Three Small Business companies responded to the Sources Sought (SS) request. [REDACTED]

The Allsteel brand name furniture requested in this justification is available from the following dealers:

- [REDACTED]
- [REDACTED]
- [REDACTED]

The DIRTТ brand name furniture requested in this justification is available from the following dealers:

- [REDACTED]
- [REDACTED]
- [REDACTED]

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• [REDACTED]

This acquisition will be a single award IDIQ with authorization for the contractor to purchases from Mandatory Source programs. It is unknown at this time if the Allsteel and DIRT brands will be available in any upcoming mandatory source programs.

VII. Determination by the Contracting Officer that the anticipated cost to the Government will be fair and reasonable.

The items being purchased are commercial. Certified cost and price data is not required for this commercial item acquisition in accordance with FAR 15.403-1(b)(3). The Contracting Officer will utilize Price Analysis to determine the cost fair and reasonable. The Government believes more than one offeror will respond to the solicitation and therefore adequate price competition can be utilized. In the event only one offer is received, the Government will compare the prices to historical prices from the previous contract (FA460016D0013), published prices lists from GSA contracts, published market prices and the IGCE. The contractor will also be authorized to purchase from government issued multi-award mandatory sources if Allsteel and DIRT are available. A determination will be made that the contract represents the best value to the government and results in the lowest overall cost alternative.

VIII. Description of the market research conducted and the results, or a statement of the reasons market research was not conducted.

1. Sources Sought was posted to beta.SAM on 11 February 2022 for 32 days. The Sources Sought included a requirement to respond to eight questions and provide a statement as to the capabilities of their company. Three Small Business companies responded to the Sources Sought (SS) request. [REDACTED]

2. A Dynamic Small Business search was conducted on 19 April 2022. A search utilizing the NIACS code (337214) searching for any minority owned, self-certified Small Disadvantaged Business (SDB), Service-Disabled Veteran Owned (SDVOB), Veteran Owned, Women Owned, Women Owned Small Business (WOSB), Economically Disadvantaged WOSB, WOSB joint venture and/or EDWOSB Joint Venture and HUBZone with active status. The search provided 17 Small Business matches. Additional Small Businesses that have been discovered are from the Sources Sought identified in Section E-Vendor Survey.

3. Market Intelligence Reports from Procurement IQ report-44402828-Office Furniture Systems dated 19 April 2022, IBIS World.com Industry Report 33721-Office Furniture Manufacturing in the US dated December 2021, AFBIT Federal Spend report from 1 October 2019 through 30 September 2021 for all federal agencies, DoD and Air Force.

4. The Contracting Officer has made the determination to recommend a 100% Small Business Set-aside for the USSTRATCOM Bldg 1000 Furniture Support awarding an Indefinite Delivery/Indefinite Quantity (IDIQ) Firm Fixed Price contract.

IX. Any other facts supporting the use of Other Than Full and Open Competition.

There are no other facts supporting the use of Other Than Full and Open Competition

X. List of any sources that expressed, in writing, an interest in the acquisition.

Sources Sought Respondents

[REDACTED]

[REDACTED]

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[REDACTED]

[REDACTED]

XI. A statement of the actions, if any, the agency may take to remove or overcome any barriers to competition before making subsequent acquisitions for the supplies or services required.

The government will initiate a comprehensive life cycle replacement project to refit the entire facility when existing Allsteel Terrance brand furniture and DIRT brand demountable walls have reached the end of their useful life (12+ years). This will enable offerors to propose different brands and different solutions ensuring best value for the government while maximizing competition.

XII. Certification by the Contracting Officer.

As evidenced by my signature above, I have determined this document to be both accurate and complete to the best of my knowledge and belief.

XIII. Certification by the technical/requirements personnel.

As evidenced by my signature above, I certify that any supporting data contained herein, which is my (our) responsibility, is both accurate and complete.

☒ Remove the Guidance pages below.