

## SOLE SOURCE PROCUREMENT CHECKLIST

Department: Pennsylvania Human Relations Commission

Contractor: Twelfth Street Hotel Associates LLC. Twelfth Street Hotel Associates LP dba Loews Philadelphia Hotel  
Loews Philadelphia Hotel  
1200 Market Street, Philadelphia, Pennsylvania, 19107

Agency Purchase Requisition No. \_\_\_\_\_

A) Reason(s) for Sole Source Procurement:

- Only a single contractor is capable of providing the service.
- Only known source; similar services/commodities are not available from another contractor.
  - Service must be compatible with existing equipment.
- A federal or state statute or federal regulation exempts the service from the competitive procedure and there is appropriate justification to do so.
- It is clearly not feasible to award the contract for services on a competitive basis.
- The services are to be provided by attorneys or litigation consultants selected by the Department.
- The services are to be provided by expert witnesses.
- The services involve the repair, modification or calibration of equipment, and they are to be performed by the manufacturer of the equipment or by the manufacturer's authorized dealer, provided the contracting officer determines that bidding is not appropriate under the circumstances.
- The contract is for financial or investment experts to be used and selected by the Department.
- The contract for services is in the best interest of the Commonwealth.

B) Briefly describe the supply or service item you are requesting and its function.

Loews Hotel Philadelphia will provide the appropriate venue location to host a C.R.O.W.N. Act Conference. The location provides the only centralized location for distinguished guest, accommodate the number of guests, and provide the appropriate amenities for the Conference to take place.

C) Describe the unique features/compatibility of the supply, service or construction item that precludes competitive procurement.

Due to the unique nature of the Conference regarding the promulgation of Legislation, a specific venue is required to host this Conference. The site provides the necessary location and accommodation to accommodate the Conference in regard to pending Legislation.

D) What research has been done to verify the contractor as the only known source?

The determination is based upon Executive Director's coordination with distinguished guests. A particular venue is needed for this Conference. No other contractor provides a similar quality, location, and timeliness in the addressing these issues needed for the Conference.

E) Does the contractor have any distributors, dealers, resellers, etc., that sell the supply, service, or construction item?

N/A

F) Must this supply, service or construction item be compatible with present inventory/equipment or in compliance with a manufacturer's warranty or existing service agreement? If yes, please explain.

N/A

G) If this is an initial procurement, what are the future consequences of the procurement? That is, once this procurement is approved and processed, what additional upgrades/additions/supplies/services/construction, etc., are anticipated/projected over the useful life of this item?

N/A

H) If this is an upgrade/addition/alteration, etc., to an existing service? How was the original service procured (sole source or competitive)? What additional, related, sole source procurements have occurred since the initial procurement? Please identify the previous purchase order or contract number(s).

Sole Source in 2019 - PO # 4300623987

I) How has this service been procured in the past? (Competitive sealed bidding, competitive sealed proposals, sole source, other). Please provide document numbers.

Sole Source.

Sole Source in 2019 - PO # 4300623987

J) What are the consequences of not procuring this specific supply or service item?

Loews Hotel will provide the appropriate venue location to host the Conference. The location provides a central location in the state of Pennsylvania with the most appropriate forum to host a Conference. Due to the unique nature of the promulgation of Legislation, a specific venue is required to host the Conference. The site provides the necessary location and accommodation to accommodate the Conference in response pending Legislation. The Conference would be delayed and potentially delay discussions in the Legislation process.

J) How long has the agency known that the supply or service was needed, and why wasn't the contract process started earlier?

The services are a result of pending Legislation.

L) If timing is a factor, who established the time frame and why?  
N/A

M) What are the consequences of not procuring this specific service within the established time frame?  
N/A

N) List any other information relevant to the acquisition of this service.  
N/A

Name of person completing the justification (Requesting Bureau/Office)

/s/ Chad Dion Lassiter MSW

Chad Dion Lassiter, MSW

Title: Executive Director,

PHRC Date: 9.20.22

Phone No. 215-965-7713

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