

# **CUPCAA**

(California Uniform Public Construction Cost Accounting Act)

## **OVERVIEW AND GUIDELINES**



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## What is CUPCCAA?

A program created in 1983 which allows local agencies to perform public project work up to \$45,000 with its own work force if the agency elects to follow the cost accounting procedures set forth in the *Cost Accounting Policies and Procedures Manual* of the California Uniform Construction Cost Accounting Commission (Commission). The Uniform Public Construction Cost Accounting Act (Act) is enacted under Public Contracts Code Section 22000 through 22045 (hereafter abbreviated as PCC 22000-22045).

In addition, the Act provides for alternative bidding procedures when an agency performs public project work by contract.

- a. Projects of \$45,000 or less may be performed by force account, negotiated contract, or purchase order
- b. Projects of \$175,000 or less may be let to contract by “informal bidding procedures” as established in the Act.
- c. Projects of more than \$175,000 remain subject to standard formal bidding procedures.

If electing to become subject to the Act, Agencies must implement and adhere to detailed notice and accounting systems stated in the *Cost Accounting Policies and Procedures Manual* published by the California Uniform Public Construction Cost Accounting Commission. The County of Yuba adopted the Act at its regularly scheduled meeting on December 31, 1990.

## What is the difference between qualifying contractors under CUPCCAA and prequalification of contractors under PCC 20101?

Qualification of contractors is a process that allows contractors to register with the agency for notification of public works opportunities. The prequalification process under PCC 20101 is a more complex process that requires a standardized questionnaire and evaluation of contractors using standard scoring criteria.

### References:

CA Uniform Construction Cost Accounting Commission:

[http://www.sco.ca.gov/ard\\_cuccac.html](http://www.sco.ca.gov/ard_cuccac.html)

Cost Accounting Policies and Procedures Manual of the CUPPCCA Commission:

[http://www.sco.ca.gov/Files-ARD-Local/CUCCAC\\_Manual.pdf](http://www.sco.ca.gov/Files-ARD-Local/CUCCAC_Manual.pdf)

Participating Agencies by Type:

[http://www.sco.ca.gov/Files-ARD-Local/Participating\\_Agencies\\_General.pdf](http://www.sco.ca.gov/Files-ARD-Local/Participating_Agencies_General.pdf)

## How is CUPCCAA Different from What We Have Been Doing?

Process comparison matrix between PCC 2150 *et seq.* (Traditional Bidding) and PCC 22030 *et seq.* (CUPCCAA)

	<b>TRADITIONAL</b>	<b>CUPCCAA</b>
<b>Pre-qualification</b>	No	Yes
<b>Bid limit</b>	\$4,000	Up to \$175,000, per above three-tiered process
<b>Advertising</b>	With every bid	Minimum once a year to establish CUPCCAA qualified/registered bidders list.
<b>Projects &lt; =\$45,000</b>	Projects under \$10,000 may be by negotiated contract or purchase order.	Request quotes from contractors. May be constructed by negotiated contract or purchase order up to \$45,000. (Note: that payment bond is required for contracts in excess of \$25,000 and performance bond is recommended at the discretion of Purchasing.)
<b>Projects &gt;\$45,000 ≤\$175,000</b>	Projects > \$10,000 are formally bid.	<p>Must be informally bid to applicable trade contractors and/or <i>pre-qualification list</i>. All mailing of notices to contractors or construction trade journals shall be completed <u>not less than 10 calendar days before bids are due.</u></p> <p>Projects may be formally bid at the discretion of Purchasing should it be determined to be in the best interest of the County. Note: advertising is optional.</p>
<b>Projects \$175,000 or greater</b>	Projects > \$10,000 are formally bid.	<p>Formal bid. The notice shall be published <u>at least 14 calendar days before the date of opening the bids</u> in a newspaper of general circulation. The notice inviting formal bids shall also be mailed to all construction trade journals specified in Section 22036. The notice shall be sent <u>at least 15 calendar days before the date of opening the bids.</u></p>
<b>Payment Bond</b>	Projects \$25,000 or greater	Projects \$25,000 or greater; no change
<b>Performance Bond</b>	No statutory requirement, but follow best business practices	No statutory requirement, but incorporate best business practices and is recommended at the discretion of Purchasing (currently projects \$25,000 or greater)