



Agenda Information Sheet

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**File #:** 19-639

**Item #:** 16.

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**STRATEGIC PRIORITY:** Quality of Life

**AGENDA DATE:** May 22, 2019

**COUNCIL DISTRICT(S):** N/A

**DEPARTMENT:** Library

**EXECUTIVE:** Joey Zapata

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**SUBJECT**

Authorize the **(1)** acceptance of a grant from the Texas Book Festival for the 2019 Collections Enhancement Grant in the amount of \$2,500.00 to support collection enhancement at the Polk-Wisdom Branch Library; **(2)** receipt and deposit of funds from the Texas Book Festival in an amount not to exceed \$2,500.00 in the Texas Book Festival Grant-Library Collection Enhancement Fund; and **(3)** establishment of appropriations in an amount not to exceed \$2,500.00 in the Texas Book Festival Grant-Library Collection Enhancement Fund - Not to exceed \$2,500.00 - Financing: Texas Book Festival Grant Funds

**BACKGROUND**

The Texas Book Festival awards competitive grants to libraries and regional library systems across the state to grow and maintain library collections with new materials for public circulation. The City of Dallas, Dallas Public Library, has been awarded one of these annual grants.

The 2019 Collections Enhancement Grant, in the amount of \$2,500.00, will be used to enhance and upgrade the library's children's collection of African American fiction at the Polk-Wisdom Branch Library and the Dallas Public Library. This grant will support the acquisition of newer titles featuring African American main characters, including of easy readers and juvenile fiction books.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Information about this item will be provided to the Quality of Life, Arts & Culture Committee on May 13, 2019.

**FISCAL INFORMATION**

Texas Book Festival Grant Funds - \$2,500.00



Agenda Information Sheet

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**File #:** 19-636

**Item #:** 17.

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**STRATEGIC PRIORITY:** Quality of Life

**AGENDA DATE:** May 22, 2019

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Library

**EXECUTIVE:** Joey Zapata

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**SUBJECT**

An ordinance amending Chapter 24, "Library," of the Dallas City Code, by amending Article 1; **(1)** eliminating library fines; **(2)** eliminating the \$1.00 fee for failure to present library card; **(3)** eliminating the \$4.00 replacement fee for a new library card; and **(4)** authorizing the library director to administer two annual amnesty periods to forgive some or all fees accrued - Estimated Annual Revenue Foregone: \$150,000.00

**BACKGROUND**

The Dallas Public Library continues striving towards more equitable access. Its mission is to make information and materials free and accessible to all residents. Whether helping to close the digital divide by offering free wi-fi access, helping immigrants learn English, offering free citizenship classes, helping to close the reading gap by providing early literacy programs, or simply loaning books, libraries ensure that all residents can overcome barriers to learning, growing, and strengthening their communities.

Fines adversely affect lower-income populations and discourage potential users from taking advantage of the Library's free resources. With over 650,000 current card holders, almost half have blocked accounts due to having more than \$5.00 in fines. Adoption of this ordinance amendment would renew access for many residents who are currently unable to utilize library resources due to fines, and to others who could now find it easier to use library materials and services. This action also promotes equity in access to City resources and a service first approach to serving all residents equally.

Fees will remain and accrue on customer accounts if the item is lost or not returned within 30 days from check out. The Dallas Public Library will offer two amnesty, or grace, days annually providing card holders with an opportunity to have accrued fees forgiven. An annual report will be provided to the Quality of Life, Arts & Culture Committee.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

The Quality of Life, Arts & Culture Committee was briefed on April 8, 2019.

**FISCAL INFORMATION**

Estimated Annual Revenue Foregone: \$150,000.00



Agenda Information Sheet

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**File #:** 19-635

**Item #:** 22.

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**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** May 22, 2019  
**COUNCIL DISTRICT(S):** 14  
**DEPARTMENT:** Office of Cultural Affairs  
**EXECUTIVE:** Joey Zapata

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**SUBJECT**

Authorize a ninety-nine year lease agreement with the Dallas Symphony Association, Inc. for the Morton H. Meyerson Symphony Center located at 2301 Flora Street, subject to a reverter and other requirements pursuant to Section 253.011 of the Texas Local Government Code - Not to exceed \$11,500,000.00 - Financing: General Fund (subject to annual appropriations)

**BACKGROUND**

Opened in 1989, the Morton H. Meyerson Symphony Center (Meyerson) was built through a public/private partnership with the Dallas Symphony Association (DSA) raising over \$54 million in private support to match the City's bond contribution of \$49.3 million. The City and the DSA entered into a Use Agreement for the Meyerson on September 18, 1985, subsequently amended in 1995, 1999, 2004, and 2009. The Use Agreement sets the terms under which the DSA uses and occupies the Meyerson as the primary user and the City's responsibilities for the operation and management of the facility.

This action amends the use agreement to become a 99-year lease of the Meyerson land and improvements to the DSA. Following a six-year period of financial support, the City will have no ongoing operation and maintenance expenses, with estimated savings of approximately \$1.6 million annually. The agreement is subject, in-part, to the following terms and conditions:

- Total rent payable to the City by the DSA for its lease of the entire Meyerson premises during the term shall be \$1.00 per year payable on or before January 2 of each lease year
- DSA shall be responsible, at its sole cost and expense, for operation, management, maintenance of the Meyerson premise; subject to City's support commitment set forth in subparagraph C below and City's commitment to expend bond proceeds currently appropriated for the Meyerson to perform various deferred capital improvement and maintenance projects

- City will continue to provide financial support to the DSA for the operation and maintenance of the Meyerson for the initial six (6) year period of the term, subject to annual appropriations, as follows:
  - Year 1 \$3,000,000.00
  - Year 2 \$3,000,000.00
  - Year 3 \$2,500,000.00
  - Year 4 \$1,500,000.00
  - Year 5 \$ 750,000.00
  - Year 6 \$ 750,000.00
- All Public Art in the Meyerson premises will not be conveyed as part of the leasehold under the Agreement but will remain City owned property and will continue to be on display at the Meyerson under the oversight of the City's Office of Cultural Affairs
- Regarding use of the Annette Strauss Artists Square, the DSA and City will continue to honor and follow the terms of the Booking Rights Agreement between the DSA and the Dallas Center for the Performing Arts Foundation, which agreement shall be incorporated as part of the Agreement for all the purposes set forth therein
- DSA shall be responsible to raise cash or pledges in the amount of \$5 million during the period of DSA fiscal years 2020-2025, which will be earmarked for capital improvements to the Meyerson, and shall expend those funds for such purpose by 2029
- DSA and its musicians will perform no less than 150 concerts per year
- Existing City bookings for 2019 and 2020 will be honored by the DSA
- Events for Grandfathered Users, which shall be defined to mean the Greater Dallas Youth Orchestra, Children's Chorus of Greater Dallas, Dallas Winds, Dallas Bach Society, Fine Arts Chamber Players, Turtle Creek Chorale, The Black Academy of Arts and Letters (for its annual MLK Celebration), and Dallas-based public independent school districts (high school graduations), shall be at preferred rent rates through May 31, 2029, based on 2018 rent rates through 2029, plus no more than 2.5% annual increases after 2029. In addition, the Grandfathered User will be responsible for all direct costs, e.g., utilities, personnel, security, ticketing services, etc.
- DSA will comply with monthly and annual reporting consistent with the requirements of Cultural Organizations Program administered through the Office of Cultural Affairs
- DSA will provide up to six (6) City event dates annually, and for up to an additional ten (10) event dates annually for community-oriented events requested by the City
- DSA shall provide City of Dallas independent school districts' students with complimentary tickets based on availability for no less than 50 concerts selected by the DSA

- Bookings for mayoral and city council inaugurations take priority over all other uses of the Meyerson
- DSA shall provide City with a copy of a financial guaranty agreement between the DSA and a private foundation or donor, evidencing the foundation or donor’s guarantee of the DSA obligations for the benefit of the Meyerson, namely guaranteeing DSA’s commitment to raise the \$5 million in cash or pledges described in subparagraph F above. The foundation or donor’s guaranty shall be attached to the Agreement and shall be incorporated thereto for the purposes set forth therein
- If the DSA fails to use the Meyerson for the City’s public purpose, in violation of the requirements of Section 253.011 of the Texas Local Government Code, then the Agreement shall terminate and the leasehold estate granted in the Agreement shall automatically revert to the City

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Information about this item was provided to the Arts and Culture Advisory Commission on February 21, 2019.

On March 6, 2019, a public meeting was held at the Morton H. Meyerson Symphony Center to engage the public and receive feedback about this item.

On March 21, 2019, the Arts and Culture Advisory Commission approved a recommendation in support of this item.

Information about this item was provided to the Quality of Life, Arts and Culture Committee on March 25, 2019.

**FISCAL INFORMATION**

General Fund - \$11,500,000.00 (subject to annual appropriations)

<u>Year</u>	<u>Amount</u>
1	\$ 3,000,000.00
2	\$ 3,000,000.00
3	\$ 2,500,000.00
4	\$ 1,500,000.00
5	\$ 750,000.00
6	\$ <u>750,000.00</u>
Total	\$11,500,000.00



Agenda Information Sheet

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**File #:** 19-606

**Item #:** 39.

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**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** May 22, 2019  
**COUNCIL DISTRICT(S):** 1, 4, 5, 7, 8, 9  
**DEPARTMENT:** Park & Recreation Department  
**EXECUTIVE:** Willis C. Winters

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**SUBJECT**

Authorize an agreement between Big Thought and the City of Dallas Park and Recreation Department to provide after-school services as Phase II of The Wallace Foundation Partnership for Social and Emotional Learning Initiative in partnership with Dallas Independent School District - Financing: No cost consideration to the City (see Fiscal Information)

**BACKGROUND**

In 2017, Big Thought and Dallas Independent School District (DISD) offered Dallas Park and Recreation Department (DPARD) with the opportunity to participate in The Wallace Foundation Partnership for Social and Emotional Learning Initiative (PSELI) through DPARD's after school programs at DISD elementary sites. PSELI is a national effort to help children in six communities gain greater opportunities for social and emotional learning and to understand how schools and out-of-school-time providers can work together to align and improve those opportunities. Through this initiative, DISD and Big Thought will focus on helping elementary children in Dallas develop positive social and emotional skills, such as self-control, persistence, team and goal-setting, which are linked to success in school, career and life.

Big Thought is requesting approval for DPARD after-school sites to participate in PSELI and has agreed to provide additional funding to enhance the after-school program at the selected campuses. Through the establishment of an agreement, Big Thought will supplement DPARD up to \$572,814.00 for staffing, field trips, transportation, program supplies and enrichment vendors.

The agreement is subject to the following terms:

Big Thought Responsibilities:

- Establish an agreement between DPARD and Big Thought in partnership with DISD for implementation of The Wallace Foundation's PSELI from agreement execution date through June 30, 2021.

- Schools to participate in the initiative, but are not limited to the following locations:  
  
PSEL Lead Sites - Bayles Elementary, Edwin J. Kiest Elementary, Leila P. Cowart Elementary, Martin Weiss Elementary, Ascher Silberstein Elementary  
  
PSEL Comparison Sites - Harrell Budd Elementary, Clinton P. Russell Elementary, B.H. Macon Elementary and John Quincy Adams Elementary
- Big Thought will serve as the primary Out-of-School Time Intermediary (OSTI) liaison and provide services and in-kind resources to DPARD PSEL Lead Sites, including:
  - Assign a PSEL Site Coordinator for each site
  - Conduct instructional observations and share data with DPARD for continual improvement purposes
  - Coordinate and/or facilitate PSEL and program quality professional development
  - Set-up Learning Partners Fund in the amount of \$9,000.00 for each PSEL site to provide supplemental enrichment vendors
  - Share results of formative and summative evaluation reports published for PSEL by The Wallace Foundation
  - Provide transportation support for Bayles Elementary, in partnership with DISD
  - Conduct a Needs Assessment for PSEL Lead Sites to increase program enrollment and utilization
  - Provide student attendance incentives valued at up to \$1,250.00 per PSEL Lead Site
  - Arrange and pay for field trip admissions and transportation for summer 2019 camp programming in the amount of up to \$14,200.00 per PSEL Lead Sites.
- Big Thought will reimburse/supplement DPARD in an amount not to exceed \$105,000.00 for year two and an amount not to exceed \$233,907.00 annually for year three and year four.

#### City Responsibilities:

DPARD will actively collaborate with Big Thought to ensure the implementation of deliverables outlined for PSEL, including:

- Participate in Dallas After School's Program Quality Initiative and Student Outcomes Project
- Participate in Big Thought's Six Dimensions of Quality Teaching & Learning observations and coaching
- Ensure all site staff attend PSEL professional development sessions
- Increase program enrollment at PSEL Lead sites to approximately 100 students
- Secure consistent staffing throughout term to promote the maximum benefit of PSEL professional development
- Administer a Performance Incentive Project for staff members at PSEL Lead Sites
- Implement student attendance incentive program at PSEL Lead Sites
- Increase scheduled hours of one front-line staff member per PSEL Lead Site by an additional 13 hours per week for 37 weeks
- Hire, onboard and pay additional front-line staff necessary to serve additional student enrollment.

- Consider and implement adjustments to PSELI Lead Site operations based on Needs Assessment data.

The agreement may be terminated by either party with thirty days written notice.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On February 15, 2018, the Park and Recreation Board authorized a Letter of Understanding between Big Thought and the City of Dallas Park and Recreation Department.

On March 21, 2019, the Park and Recreation Board authorized an agreement with Big Thought.

Information about this item will be provided to the Quality of Life, Arts and Culture Committee on May 13, 2019.

**FISCAL INFORMATION**

No cost consideration to the City. The Dallas Park and Recreation Department will expense up to \$572,814.00 from the PKR Program Fund. Through the establishment of an agreement, Big Thought will supplement DPARD up to \$572,814.00 from during the term of the agreement. Big Thought will provide an amount not to exceed \$105,000.00 for year two and an amount not to exceed \$233,907.00 annually for year three and year four for five sites.



Agenda Information Sheet

**File #:** 19-627

**Item #:** 40.

**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** May 22, 2019  
**COUNCIL DISTRICT(S):** 6  
**DEPARTMENT:** Park & Recreation Department  
**EXECUTIVE:** Willis C. Winters

**SUBJECT**

Authorize a professional services contract with Dal-Tech Engineering, Inc. for topographic survey, schematic design, geotechnical investigation, design development, flood plain permitting, construction documents, construction procurement, and construction observation phases for the Brownwood Park Erosion Control and Soccer Field Improvements Project located at 3400 Walnut Hill Lane - Not to exceed \$72,322.00 - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

**BACKGROUND**

On May 9, 2018, a Request for Qualifications (RFQ) was issued for Engineering and Landscape Architecture Consulting Services for Park Site Development Projects in the 2017 Bond Program. The projects included in this RFQ were considered "Simple Projects" which utilize the RFQ only selection process.

This action will authorize a professional services contract with Dal-Tech Engineering, Inc. for topographic survey, schematic design, geotechnical investigation, design development, flood plain permitting, construction documents, construction procurement, and construction observation phases for the Brownwood Park Erosion Control and Soccer Field Improvements Project. The scope of work includes erosion control, fencing, irrigation, soccer field grading and turf improvements at Brownwood Park located at 3400 Walnut Hill Lane.

**ESTIMATED SCHEDULE OF PROJECT**

Begin Design	September 2019
Complete Design	June 2020
Begin Construction	September 2020
Complete Construction	December 2020

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On May 2, 2019, the Park and Recreation Board authorized a professional services contract with Dal-Tech Engineering, Inc.

Information about this item will be provided to the Quality of Life, Arts and Culture Committee on May 13, 2019.

**FISCAL INFORMATION**

Park and Recreation Facilities (B) Fund (2017 Bond Funds) - \$72,322.00

**M/WBE INFORMATION**

In accordance with the City’s Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

<b>Contract Amount</b>	<b>Category</b>	<b>M/WBE Goal</b>	<b>M/WBE%</b>	<b>M/WBE \$</b>
\$72,322.00	Architectural & Engineering	25.66%	100.00%	\$72,322.00
• This contract exceeds the M/WBE goal.				

**PROCUREMENT INFORMATION**

In accordance with the City of Dallas Administrative Directive 4-5 procurement guidelines, Dal-Tech Engineering, Inc. was selected as the most qualified consultant for this project.

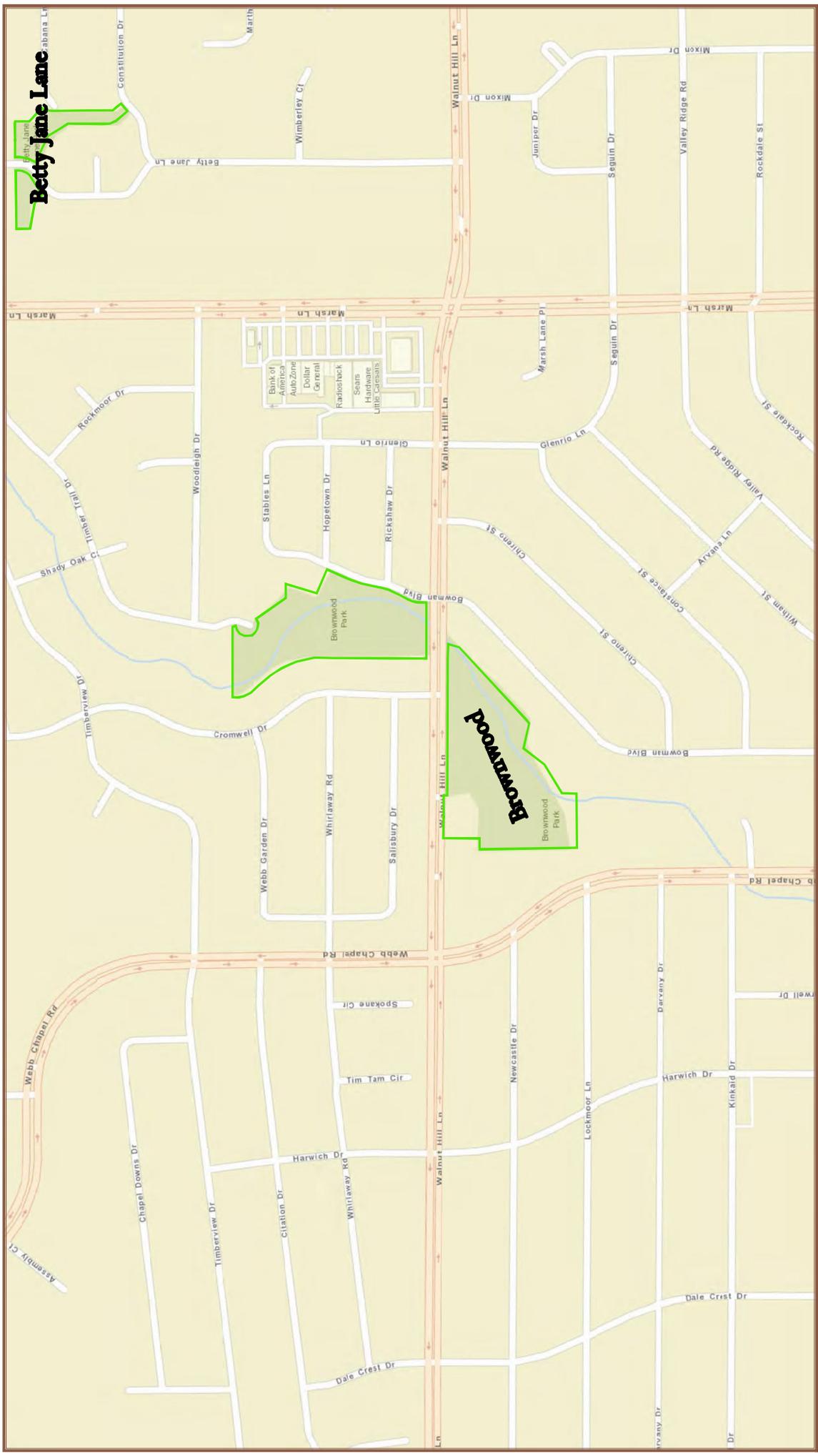
**OWNER**

**Dal-Tech Engineering, Inc.**

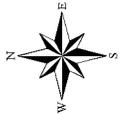
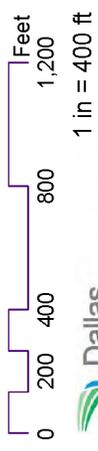
Sedi A. Toumani, President

**MAP**

Attached



**Betty Jane Lane**



**Brownwood Park**  
(3400 Walnut Hill Ln)





Agenda Information Sheet

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**File #:** 19-630

**Item #:** 41.

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**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** May 22, 2019  
**COUNCIL DISTRICT(S):** 6  
**DEPARTMENT:** Park & Recreation Department  
**EXECUTIVE:** Willis C. Winters

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**SUBJECT**

Authorize Supplemental Agreement No. 2 to the professional services contract with Kimley-Horn and Associates, Inc. for additional design and floodplain permitting for the Aquatics Phase 2 Projects for Bachman Regional Aquatic Center at Bachman Park located at 2750 Bachman Drive - Not exceed \$133,875.00, from \$2,628,800.00 to \$2,762,675.00 - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

**BACKGROUND**

On June 27, 2018, City Council authorized a professional services contract with Kimley-Horn and Associates, Inc. for architectural and engineering services for the schematic design, design development, construction documents, bidding and negotiation, and construction administration for the Aquatics Phase 2 projects to be constructed at Bachman Park located at 2750 Bachman Drive, Bahama Beach Waterpark located at 1895 Campfire Circle, Exline Park located at 2525 Pine Street, and Harry Stone Park located at 2403 Millmar Drive, in an amount not to exceed \$2,600,000.00, by Resolution No. 18-0940.

On March 8, 2019, Administrative Action No. 19-5668, authorized Supplemental Agreement No. 1 to the professional services contract with Kimley-Horn and Associates, Inc. for architectural and engineering services for the schematic design, design development, construction documents, bidding and negotiation, and construction administration for the Aquatics Phase 2 Projects for additional design and consulting services for the Bachman Regional Aquatic Center. The scope of work included the investigation of the viability and constraints for three alternative sites for floodplain restrictions, utilities, costs and scheduling impacts, and prepare alternative conceptual plans, in an amount not to exceed \$28,800.00, increasing the contract amount from \$2,600,000.00 to \$2,628,800.00.

This action will authorize Supplemental Agreement No. 2 to the professional services contract with Kimley-Horn and Associates, Inc. for additional design and floodplain permitting for the Bachman Regional Aquatic Center based on the final selected site concept connecting the bathhouse to the existing recreation center, building at existing grade, expanding the layout and budget, and preparing a City of Dallas Floodplain Alteration Permit, in an amount not to exceed \$133,875.00, increasing the contract amount from \$2,628,800.00 to \$2,762,675.00.

**ESTIMATED SCHEDULE OF PROJECT**

Began Design	July 2018
Complete Design	December 2019
Begin Construction	May 2020
Complete Construction	May 2021

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSION)**

On June 7, 2018, the Park and Recreation Board authorized a professional services contract with Kimley-Horn and Associates, Inc. for architectural and engineering services.

Information about this item was provided to the Quality of Life, Arts and Culture Committee on June 25, 2018.

On June 27, 2018, City Council authorized a professional services contract with Kimley-Horn and Associates, Inc. for architectural and engineering services for the schematic design, design development, construction documents, bidding and negotiation, and construction administration for the Aquatics Phase 2 Projects to be constructed at Bachman Park located at 2750 Bachman Drive, Bahama Beach Waterpark located at 1895 Campfire Circle, Exline Park located at 2525 Pine Street, and Harry Stone Park located at 2403 Millmar Drive by Resolution No. 18-0940.

On May 2, 2019, the Park and Recreation Board authorized Supplemental Agreement No. 2 to the professional services contract with Kimley-Horn and Associates, Inc.

Information about this item will be provided to the Quality of Life, Arts and Culture Committee on May 13, 2019.

**FISCAL INFORMATION**

Park and Recreation Facilities (B) Fund (2017 Bond Funds) - \$133,875.00

Original Professional Services Contract	\$2,600,000.00
Supplemental Agreement No. 1	\$ 28,800.00
Supplemental Agreement No. 2 (this action)	<u>\$ 133,875.00</u>
 Total amount not to exceed	 \$2,762,675.00

**M/WBE INFORMATION**

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

<b>Contract Amount</b>	<b>Category</b>	<b>M/WBE Goal</b>	<b>M/WBE %</b>	<b>M/WBE \$</b>
133,875.00	Professional Services	36.30%	20.45%	\$27,375.00
• This contract does not meet the M/WBE goal, but complies with good faith efforts.				
• Supplemental Agreement No. 2 - 25.47% Overall M/WBE participation				

**OWNER**

**Kimley-Horn and Associates, Inc.**

John C. Atz, P.E., Chief Executive Officer

**MAP**

Attached



Mapsco  
33 B,C

District  
6

**Bachman Park Aquatic Center**  
**(2750 Bachman Dr)**

**Elm Fork Greenbelt - Fishing Hole Lake**

0 200 400 800 1,200 Feet

1 in = 400 ft

Dallas Park & Recreation



Agenda Information Sheet

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**File #:** 19-629

**Item #:** 42.

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**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** May 22, 2019  
**COUNCIL DISTRICT(S):** 7  
**DEPARTMENT:** Park & Recreation Department  
**EXECUTIVE:** Willis C. Winters

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**SUBJECT**

Authorize Supplemental Agreement No. 3 to the design-build services contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering services and an increase in the construction services package for the renovations of the Music Hall located at 909 1st Avenue and the African American Museum located at 3536 Grand Avenue - Not to exceed \$3,134,650.00, from \$2,704,320.00 to \$5,838,970.00 - Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

**BACKGROUND**

On June 27, 2018, City Council authorized a design-build services contract with Harrison, Walker & Harper, LP. for pre-design and pre-construction services, an early construction package, and architectural and engineering services for the design and construction of Fair Park Facility Improvements for Music Hall located at 909 1st Avenue, African American Museum located at 3536 Grand Avenue and Aquarium Annex located at 1458 1st Avenue, in an amount not to exceed \$903,303.00, by Resolution No. 18-0997. The original contract award included pre-design and pre-construction services and architectural and engineering services for the design and construction of the facility improvements at the Music Hall at Fair Park, African American Museum and Aquarium Annex. The original contract award also included an early construction package for the Music Hall in the amount of \$600,000.00 to address the needs for Americans with Disabilities Act (ADA) items and an ADA accessible elevator.

On November 28, 2018, City Council authorized Supplemental Agreement No. 1 to the design-build contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering design services and an increase in the early construction package for an elevator and ADA improvements at the Music Hall in the amount of \$723,556.00 and an increase in the early construction package to add exterior lighting at the Music Hall in the amount of \$610,000.00, for a total amount not to exceed \$1,333,556.00, increasing the contract amount from \$930,303.00 to \$2,236,859.00, by Resolution No. 18-1714.

On March 27, 2019, City Council authorized Supplemental Agreement No. 2 to the design-build services contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering services and an increase in the construction package for the renovation of the Aquarium Annex, in an amount not to exceed \$440,461.00, increasing the contract amount from \$2,263,859.00 to \$2,704,320.00, by Resolution No. 19-0443. The renovation included repairs to the exterior wall, door and window framing; glass pane replacement; improvements to the front door approach and rest room to comply with the ADA; structural repairs; ceiling replacement; plumbing fixtures replacement; lighting system replacements; heating, ventilation and air conditioning replacement; fire alarm replacement; and security system replacement.

This action will authorize Supplemental Agreement No. 3 to the design-build contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering services and an increase in the construction services package for the renovations of the Music Hall located at 909 1st Avenue and the African American Museum located at 3536 Grand Avenue, in an amount not to exceed \$3,134,650.00, increasing the contract amount from \$2,704,320.00 to \$5,838,970.00. Renovations to the Music Hall include improved ADA access, repairs where leaks occurred, floor finishes, auditorium aisle lighting and plumbing repairs. Renovations to the African American Museum include exterior cleaning, repairs and improvements to doors and flooring as well as improvements to mechanical, electrical, plumbing and security systems.

#### **ESTIMATED SCHEDULE OF PROJECT**

Begin Construction	July 2019
Complete Construction	March 2020

#### **PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On June 7, 2018, the Park and Recreation Board authorized a design-build services contract with Harrison, Walker & Harper, LP.

Information about this item was provided to the Quality of Life, Arts and Culture Committee on June 25, 2018.

On June 27, 2018, City Council authorized a design-build services contract with Harrison, Walker & Harper, LP. for pre-design and pre-construction services, an early construction package, and architectural and engineering services for the design and construction of Fair Park Facility Improvements for Music Hall located at 909 1st Avenue, African American Museum located at 3536 Grand Avenue and Aquarium Annex located at 1458 1st Avenue by Resolution No. 18-0997.

On November 1, 2018, the Park and Recreation Board deferred this item to the November 15, 2018 agenda.

On November 15, 2018, the Park and Recreation Board authorized Supplemental Agreement No. 1 to the design-build services contract with Harrison, Walker & Harper, LP.

Information about this item was provided to the Quality of Life, Arts and Culture Committee on November 26, 2018.

On November 28, 2018, City Council authorized Supplemental Agreement No. 1 to the design-build services contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering design services and an increase in the early construction package for an elevator, Americans with Disabilities Act improvements and to add exterior lighting for the Music Hall located at 909 1st Avenue by Resolution No. 18-1714.

On February 28, 2019, the Park and Recreation Board authorized Supplemental Agreement No. 2 to the design-build services contract with Harrison, Walker & Harper, LP.

Information about this item was provided to the Quality of Life, Arts and Culture Committee on March 25, 2019.

On March 27, 2019, City Council authorized Supplemental Agreement No. 2 to the design-build services contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering services and an increase in the construction package for the renovation of the Aquarium Annex located at 1458 1st Avenue by Resolution No. 19-0443.

On May 2, 2019, the Park and Recreation Board authorized Supplemental Agreement No. 3 to the design-build services contract with Harrison, Walker & Harper, LP.

Information about this item will be provided to the Quality of Life, Arts and Culture Committee on May 13, 2019.

**FISCAL INFORMATION**

Fair Park Improvements (C) Fund (2017 Bond Funds) - \$3,134,650.00

Original Design-Build Contract	\$ 930,303.00
Supplemental Agreement No. 1	\$1,333,556.00
Supplemental Agreement No. 2	\$ 440,461.00
Supplemental Agreement No. 3 (this action)	<u>\$3,134,650.00</u>

Total amount not to exceed \$5,838,970.00

**M/WBE INFORMATION**

In accordance with the City’s Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Category	M/WBE Goal	M/WBE %	M/WBE \$
\$3,134,650.00	Construction	25.00%	19.93%	\$624,850.00
<ul style="list-style-type: none"> <li>• This contract does not meet the M/WBE goal, but complies with good faith efforts.</li> <li>• Supplemental Agreement No. 3 - 30.80% Overall M/WBE participation</li> </ul>				

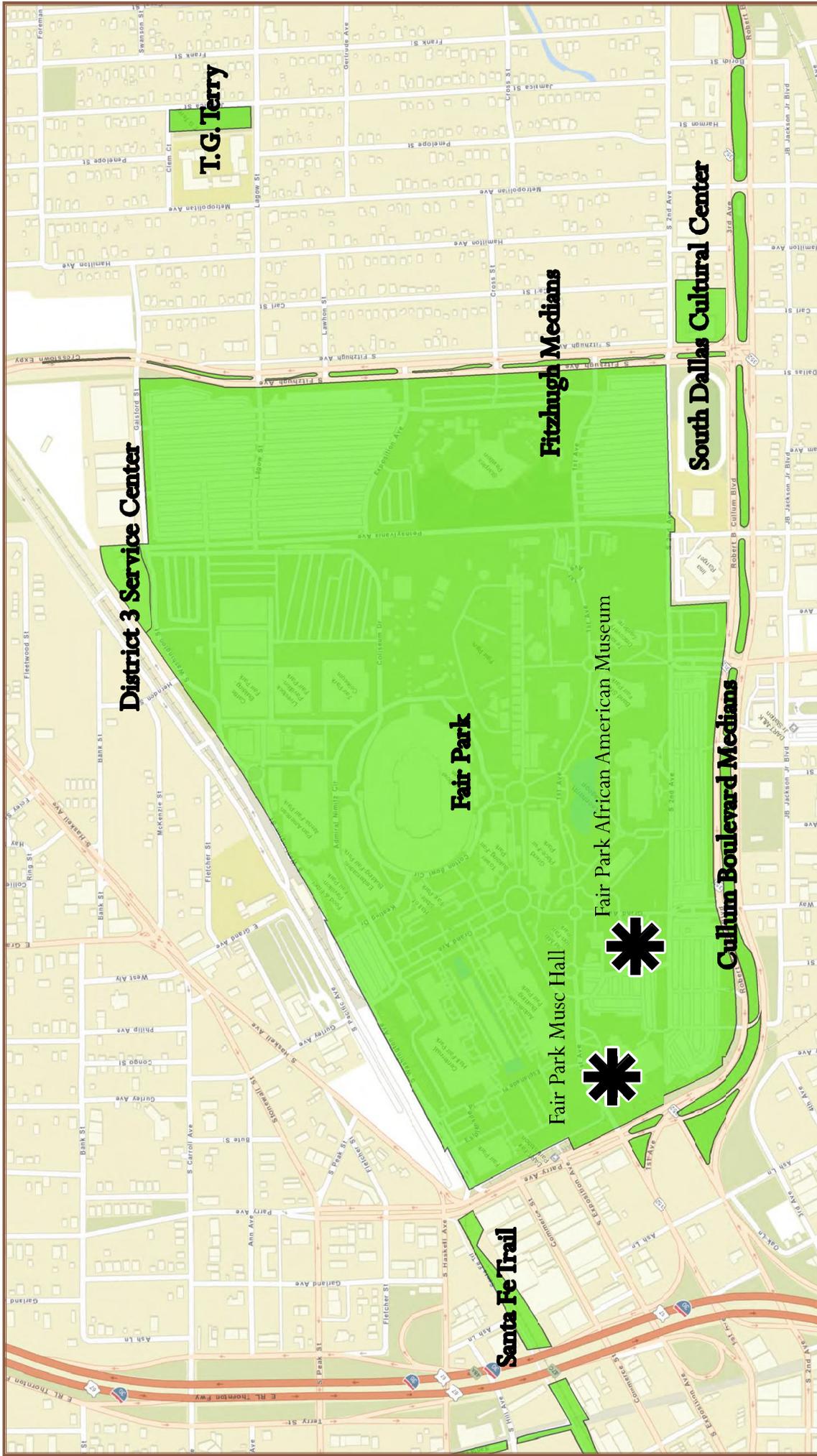
**OWNER**

**Harrison, Walker & Harper, LP.**

Jordan Harper, Chief Executive Officer

**MAP**

Attached



0 255 510 1,020 1,530 Feet  
1 in = 500 ft



Fair Park African American Museum  
(3536 Grand Ave)  
Fair Park Musc Hall  
(909 1st Ave)