

Memorandum



CITY OF DALLAS

DATE May 22, 2015

TO Honorable Members of the Quality of Life & Environment Committee: Dwaine R. Caraway (Chair)
Sandy Greyson (Vice Chair), Adam Medrano, Rick Callahan, Carolyn R. Davis, Lee M. Kleinman

SUBJECT May 27, 2015 Sanitation Services Upcoming Agenda Item: Consideration of one-year renewal option to the service contract for temporary industrial labor for Sanitation Services with Results Staffing, Inc

On the May 27, 2015 Council Agenda (Item #13), City Council will consider the authorization of supplemental agreement No. 1 to exercise the one-year renewal option to the service contract with Results Staffing, Inc. for temporary industrial labor for Sanitation Services. Sanitation Services utilizes approximately 200 industrial laborers on a daily basis, which allows the department to meet its daily resource needs, as well enable a flexible work force to adjust to seasonal resource requirements. This supplemental agreement will allow for the continued use of temporary industrial labor on a daily basis to collect refuse, recycling, bulk/brush, perform other maintenance functions, as well as perform labor functions at the City's transfer stations and the McCommas Bluff landfill.

Additionally, at the direction of City Council, Human Resources and Sanitation Services have been working on a program to create potential pathways to permanent employment for Sanitation temporary contract laborers. On May 11, 2015 the Quality of Life & Environment Committee was briefed on a new Labor Hiring and Sanitation Employment Program which discussed new pathways for permanent employment. This program included several new initiatives such as: 1.) a reduction in the length of time from disposition of a crime (depending on crime) before a candidate can be hired for laborer and truck driver positions, 2.) creation of a performance certificate program for Sanitation temporary industrial laborers to provide an additional path to qualify for laborer and truck driver positions based on performance, 3.) establishment of truck driver trainee positions in Sanitation Services to provide CDL training and assistance with gaining a CDL license, and 4.) pursuing a partnership with a non-profit social services agency to assist temporary laborers who are ex-offenders. We believe the addition of these programs will provide positive pathways for Sanitation temporary laborers looking for permanent employment opportunities, and the current vendor has indicated a willingness to partner with the City to initiate this program in the current fiscal year.

Staff will be present at your May 26, 2015 committee meeting to answer any question you have related to this item. Please let me know if you should need additional information.

A handwritten signature in blue ink that reads "Joey Zapata".

Joey Zapata
Assistant City Manager

Attachment

DATE May 22, 2015

SUBJECT May 27, 2015 Sanitation Services Upcoming Agenda Item: Consideration of one-year renewal option to the service contract for temporary industrial labor for Sanitation Services with Results Staffing, Inc

c: Honorable Mayor and Members of the City Council
A.C. Gonzalez, City Manager
Warren M.S. Ernst, City Attorney
Craig D. Kinton, City Auditor
Rosa A. Rios, City Secretary
Daniel F. Solis, Administrative Judge
Ryan S. Evans, First Assistant City Manager

Eric D. Campbell, Assistant City Manager
Jill A. Jordan, P.E., Assistant City Manager
Mark McDaniel, Assistant City Manager
Jeanne Chipperfield, Chief Financial Officer
Sana Syed, Public Information Officer
Elsa Cantu, Assistant to the City Manager – Mayor & Council

KEY FOCUS AREA: E-Gov

AGENDA DATE: May 27, 2015

COUNCIL DISTRICT(S): All

DEPARTMENT: Business Development & Procurement Services
Sanitation Services

CMO: Jeanne Chipperfield, 670-7804
Joey Zapata, 670-3009

MAPSCO: N/A

SUBJECT

Authorize supplemental agreement no. 1 to exercise the one-year renewal option to the service contract for temporary industrial labor for Sanitation Services - Results Staffing, Inc. - Not to exceed \$5,931,379, from \$12,060,374 to \$17,991,753 - Financing: Current Funds (subject to appropriations)

BACKGROUND

This action does not encumber funds; the purpose of a service contract is to establish firm pricing for services, for a specific term, which are ordered on an as needed basis.

This supplemental agreement exercises the one-year renewal option of the service contract and will continue to provide temporary industrial labor for Sanitation Services. Temporary labor is needed to supplement Sanitation Services staff with approximately 200 industrial laborers on a daily basis to collect bulk brush, garbage, work at the transfer stations and landfill, collect recycling, and to assist in environmental and special service duties. The temporary workers receive daily work supervision and instruction from City staff, but remain employees of the temporary agency. Temporary labor allows Sanitation Services the flexibility to adjust its workforce to meet service needs according to daily service demands.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 14, 2010, the Budget, Finance & Audit Committee was briefed.

On June 23, 2010, City Council authorized a three-year service contract for temporary industrial labor for Sanitation Services by Resolution No. 10-1684.

On January 23, 2013, City Council authorized Supplemental Agreement No. 1 to increase the service contract for temporary industrial labor for Sanitation Services by Resolution No. 13-0243.

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

On June 26, 2013, City Council authorized a two year service contract, with a one year renewal option, for temporary industrial labor for Sanitation Services by Resolution No. 13-1132.

On May 11, 2015, the Quality of Life & Environment Committee was briefed.

FISCAL INFORMATION

\$5,931,378.60 - Current Funds (subject to appropriations)

ETHNIC COMPOSITION

Results Staffing, Inc.

White Male	407	White Female	363
Black Male	1621	Black Female	1073
Hispanic Male	1350	Hispanic Female	1470
Other Male	3	Other Female	0

OWNER

Results Staffing, Inc.

Norma Devine, President
Richard Hillebrand, Chief Operating Officer

Memorandum



CITY OF DALLAS

Date: May 22, 2015

To: Honorable Members of the Quality of Life and Environment Committee:
Dwayne R. Caraway (Chair), Sandy Greyson (Vice Chair), Adam Medrano,
Rick Callahan, Carolyn R. Davis, Lee M. Kleinman

Subject: May 27, 2015 Park and Recreation Upcoming Agenda Item: Consideration of the receipt and deposit of funds from the State Fair of Texas in an amount not to exceed \$8,689,438; the establishment of appropriations in the amount of \$8,689,438 in the State Fair of Texas Capital Construction Fund; and the construction contract for the Briscoe Carpenter Livestock Center with Thos. S. Byrne. Ltd

On May 27, 2015, the City Council will consider authorizing a construction contract for the building construction package for the Briscoe Carpenter Livestock Center at Fair Park to Thos. S. Byrne, Ltd., best value proposer of nine, in the amount of \$10,509,788. Of this amount \$8,689,438 will be funded by the State Fair of Texas and \$1,820,350 will be funded by the City of Dallas 2006 Bond Funds.

The Briscoe Carpenter Livestock Center was procured in two phases: 1) site work, including utilities and paving, and 2) building package. Previously, the site package was awarded by City Council on April 8, 2015 in the amount of \$2,687,777. Of this amount, \$1,200,000 was funded by a FY2014 United States Economic Development Administration Grant and \$1,487,777 was funded by 2006 Bond Funds.

It is anticipated that construction of the site package will be completed before the 2015 State Fair of Texas and construction of the building package will be started after the 2015 State Fair and completed prior to the 2016 State Fair.

Building Package Scope of Work

The 53,000 s.f. building includes:

- **First Floor:**
 - Auditorium for livestock sales, meetings, trainings, and other events
 - Pre-function Lobby
 - Concession
 - Lounge
- **Second Floor:**
 - Banquet Facilities
 - Dining Room, dividable
 - Kitchen (finish-out in future)
 - Museum
 - Pre-function area
 - Rest Rooms
 - Offices

There is \$4.6M for the project from the 2006 Bond Program. The remainder of the funding is from the EDA grant and State Fair of Texas funds. Any amount required over and above the City's funding for the project will be funded by the State Fair of Texas.

Another action for the Briscoe Carpenter Livestock Center on the May 27, 2015 City Council docket will consider the authorization for the deductive Change Order No. 1 to the contract with J.C. Commercial, Inc. for reduced scope of work to include: paving and storm sewer work. It also includes added amounts of underground electrical duct banks, for a net deductive amount of \$(271,203.01). The deduct amount will be credited to the City of Dallas 2006 Bond Funds.

If you have questions, please contact me at 214-670-4071.



**Willis C. Winters, FAIA, FAAPRA, Director
Park and Recreation Department**

c: A. C. Gonzalez, City Manager
Warren M.S. Ernst, City Attorney
Craig D. Kinton, City Auditor
Rosa A Rios, City Secretary
Judge Daniel F. Solis, Administrative Judge
Ryan S. Evans, First Assistant City Manager
Jill A. Jordan, P.E., Assistant City Manager
Mark McDaniel, Assistant City Manager
Eric D. Campbell, Assistant City Manager
Joey Zapata, Assistant City Manager
Jeanne Chipperfield, Chief Financial Officer
Forest E. Turner, Chief Wellness Officer
Sana Syed, Public Information Officer
Elsa Cantu, Assistant to the City Manager

AGENDA ITEM # 32

KEY FOCUS AREA: Culture, Arts and Recreation and Educational Enhancements

AGENDA DATE: May 27, 2015

COUNCIL DISTRICT(S): 7

DEPARTMENT: Park & Recreation

CMO: Willis Winters, 670-4071

MAPSCO: 46L Q

SUBJECT

Authorize **(1)** the receipt and deposit of funds from the State Fair of Texas in an amount not to exceed \$8,689,438; **(2)** the establishment of appropriations in the amount of \$8,689,438 in the State Fair of Texas Capital Construction Fund; and **(3)** a construction contract for the Briscoe Carpenter Livestock Center which includes an auditorium, pre-function lobby, lounge, banquets and dining facilities located at 1419 South Washington Street - Thos. S. Byrne. Ltd., best value proposer of nine - Not to exceed \$10,509,788 - Financing: State Fair of Texas Capital Construction Funds (\$8,689,438) and 2006 Bond Funds (\$1,820,350)

BACKGROUND

On April 9, 2015, nine competitive sealed proposals were received for construction of the Briscoe Carpenter Livestock Center. Thos S. Byrne, Ltd. was selected as the best value proposer for the Base Price and Alternate Nos. 4, 5, 6 and 8, in the amount of \$10,509,788. The scope of work is a 53,430 square foot building which includes an auditorium, exhibit space, multi-use holding space, pre-function lobby, lounge, food concessions, office space and banquets and dining facilities. The contract award will be funded by 2006 Bond Funds in the amount of \$1,820,350 and State Fair of Texas in the amount of \$8,689,438. Proposals based on RFCSP are evaluated on pre-set criteria which includes cost, qualifications of the prime contractor, construction amount and schedule ratings, which are based on mathematical formulas, with the best price and best schedule being given the highest scores. Ratings "1" to "10" are given for each criterion with "10" being the best rating. These ratings are multiplied by the weighting to obtain the score for each criteria.

BACKGROUND (Continued)

The following is a list of the rating criteria and values for each criteria:

<u>Rating Criteria</u>	<u>Value</u>
1. Proposed Construction Contract Award	45%
2. Qualifications/Experience/References for Prime Firm	20%
3. Subcontractor Experience	10%
4. Business Inclusion and Development Plan	15%
5. Financial Sufficiency	5%
6. Schedule/Time of Completion	<u>5%</u>
	100%

ESTIMATED SCHEDULE OF PROJECT

Began Design	September 2010
Completed Design	March 2015
Begin Construction	November 2015
Complete Construction	August 2016

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Park and Recreation Board authorized the acceptance of the grant on February 20, 2014.

City Council authorized the acceptance of the grant on February 26, 2014, by Resolution No. 14-0452.

The Park and Recreation Board authorized the advertisement for proposals on February 19, 2015.

The Park and Recreation Board authorized award of the sitework contract on April 2, 2015.

City Council authorized award of the sitework contract on April 8, 2015, by Resolution No. 15-0661.

The Park and Recreation Board authorized award of the building contract on May 7, 2015.

FISCAL INFORMATION

State Fair of Texas Capital Construction Funds - \$8,689,438
2006 Bond Funds - \$1,820,350

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

Thos S. Byrne, Ltd.

White Male	60	White Female	11
Black Male	1	Black Female	0
Hispanic Male	22	Hispanic Female	2
Other Male	1	Other Female	0

PROPOSAL INFORMATION

The following nine proposals were received and opened on April 9, 2015:

*Denotes the successful proposer

<u>Proposers</u>	<u>Base Bid</u>	<u>Alternate Nos. 4, 5, 6 and 8**</u>	<u>Total Bid</u>	<u>Scores</u>
*Thos S. Byrne, Ltd. 2601 Scott Avenue, Suite 300 Fort Worth, Texas 76103	\$9,200,000	\$1,309,788	\$10,509,788	5646
Turner Construction Company	\$9,445,000	\$2,059,000	\$11,504,000	5539
Rogers-O'Brien Construction Company, Ltd.	\$9,439,000	\$1,633,600	\$11,072,600	5206
Phoenix 1 Restoration and Construction, Ltd.	\$10,992,000	\$1,917,000	\$12,909,000	5120
J.C. Commercial, Inc.	\$9,027,777	\$1,461,000	\$10,488,777	4960
Big Sky Construction Co./Sundt, A Joint Venture	\$9,759,090	\$1,392,392	\$11,151,482	4908
Core Construction Services of Texas, Inc.	\$9,650,000	\$1,489,000	\$11,139,000	4881

PROPOSAL INFORMATION (Continued)

<u>Proposers</u>	<u>Base Bid</u>	<u>Alternate Nos. 4, 5, 6 and 8**</u>	<u>Total Bid</u>	<u>Scores</u>
Ratcliff Constructors, LLP	\$9,378,000	\$1,450,000	\$10,828,000	4765
Joe Funk Construction, Inc.	\$9,335,760	\$1,555,624	\$10,891,384	4691

**Alternate No. 4 - provides for installation of digitally printed wall covering.

**Alternate No. 5 - provides for installation of finish-out to the Livestock offices.

**Alternate No. 6 - provides for installation of finish-out for dining rooms.

**Alternate No. 8 - provides for installation of second floor finish-out including banquet hall, lounge and corridors.

Note: The best and final offer from Thos S. Byrne, Ltd. for Base Bid and Alternate Nos. 4, 5, 6 and 8 was for \$10,509,788.

OWNER

Thos S. Byrne, Ltd.

T.S. Byrne Management, Inc., Partner
John Avila, Vice President
Elias Najjar, Secretary

MAP

Attached

KEY FOCUS AREA: Culture, Arts and Recreation and Educational Enhancements
AGENDA DATE: May 27, 2015
COUNCIL DISTRICT(S): 7
DEPARTMENT: Park & Recreation
CMO: Willis Winters, 670-4071
MAPSCO: 46L Q

SUBJECT

Authorize a net decrease in the contract with J.C. Commercial, Inc. for reduced scope of work to include: paving, utility work and additional work for underground electrical duct banks for the Briscoe Carpenter Livestock Center at Fair Park located at 1419 South Washington Street, for a net deductive amount of (-\$271,203), from \$2,687,777 to \$2,416,574 - Financing: 2006 Bond Funds

BACKGROUND

This item is on the addendum because the contractor must complete the work prior to the 2015 State Fair, so this change order needs to be expedited to maintain the completion date of August 1, 2015.

On February 26, 2014, Resolution No. 14-0452 authorized the acceptance of the United States Economic Development Administration Grant in the amount of \$1,200,000 from the United States Economic Development Administration (EDA) for infrastructure and improvements to compliment the Briscoe Carpenter Livestock Center Project at Fair Park.

On April 8, 2015, Resolution No. 15-0661 awarded a contract to J.C. Commercial, Inc. for site utilities, grading and paving for the Briscoe Carpenter Livestock Center, in an amount not to exceed \$2,687,777. This project will be funded by the U.S. Department of Commerce, Economic Development Administration reimbursable grant in the amount of \$1,200,000 and 2006 Bond Funds will be used for the remaining portion of the project.

This action will authorize deductive Change Order No. 1 to the contract with J.C. Commercial, Inc. for reduced scope of work to include: paving and storm sewer work. It also includes added amounts of underground electrical duct banks, for a net deductive amount of (-\$271,203.01). The Economic Development Administration funded \$1,200,000 of the original grant, and there was a \$300,000 required City match. The deduct will be credited to the City of Dallas 2006 Bond Funds.

ESTIMATED SCHEDULE OF PROJECT

Began Construction April 2015
Complete Construction August 2015

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

The Park and Recreation Board authorized proceeding with advertisement for construction procurement on October 18, 2012.

The Park and Recreation Board authorized the acceptance of the grant on February 20, 2014.

City Council authorized the acceptance of the grant on February 26, 2014, by Resolution No. 14-0452.

The Park and Recreation Board authorized award of the sitework contract on April 2, 2015.

City Council authorized award of the sitework contract on April 8, 2015, by Resolution No. 15-0661.

The Park and Recreation Board authorized Change Order No. 1 on May 21, 2015.

FISCAL INFORMATION

2006 Bond Funds - (-\$271,203.01)

Construction Amount	\$2,687,777.00
Change Order No. 1 (this action)	<u>(-\$271,203.01)</u>
Total amount not to exceed	\$2,416,573.99

M/WBE INFORMATION

See attached.

ETHNIC COMPOSITION

J.C. Commercial, Inc.

White Male	17	White Female	4
Black Male	0	Black Female	0
Hispanic Male	3	Hispanic Female	0
Other Male	0	Other Female	0

OWNER

J.C. Commercial, Inc.

Larry Wagnor, President/Treasurer
Trey Wagnor, Vice President
Shannon Capezzuto, Secretary

MAP

Attached

Memorandum



CITY OF DALLAS

DATE May 22, 2015

TO Honorable Members of the Quality of Life & Environment Committee: Dwaine R. Caraway (Chair)
Sandy Greyson (Vice Chair), Adam Medrano, Rick Callahan, Carolyn R. Davis, Lee M. Kleinman

SUBJECT June 10, 2015 Sanitation Services Upcoming Agenda Item: Consideration of supplemental agreement No. 2 to exercise the first of three one-year renewal options to the professional engineering contract with Biggs & Mathews Environmental, Inc

Next month, City Council will consider the authorization of supplemental agreement No. 2 to exercise the first of three twelve-month renewal options to the professional engineering contract with Biggs & Mathews Environmental, Inc. This contract provides for hydrogeology and groundwater monitoring at McCommas Bluff landfill, Northeast Transfer Station, Northwest Transfer Station and Southwest Transfer Station and waste cell design and construction oversight at McCommas Bluff Landfill.

This action would also authorize the City Manager to execute an amendment of the estimated annual scope of services by moving up the waste cell construction originally scheduled for year four to year three. The cost increase for this action will be in an amount not to exceed \$577,790, raising the total cost from \$417,640 to \$995,430 – Financing: Current Funds (subject to annual appropriations).

Staff will be available at your May 26, 2015 committee meeting to answer any question you have related to this item. Please let me know if you should need additional information.

A handwritten signature in blue ink that reads "Joey Zapata".

Joey Zapata
Assistant City Manager

Attachment

c: Honorable Mayor and Members of the City Council
A.C. Gonzalez, City Manager
Warren M.S. Ernst, City Attorney
Craig D. Kinton, City Auditor
Rosa A. Rios, City Secretary
Daniel F. Solis, Administrative Judge
Ryan S. Evans, First Assistant City Manager

Eric D. Campbell, Assistant City Manager
Jill A. Jordan, P.E., Assistant City Manager
Mark McDaniel, Assistant City Manager
Jeanne Chipperfield, Chief Financial Officer
Sana Syed, Public Information Officer
Elsa Cantu, Assistant to the City Manager – Mayor & Council

KEY FOCUS AREA: E-Gov
AGENDA DATE: June 10, 2015
COUNCIL DISTRICT(S): 3, 6, 8, 13
DEPARTMENT: Sanitation Services
CMO: Joey Zapata, 670-3009
MAPSCO: N/A

SUBJECT

Authorize Supplemental Agreement No. 2 to exercise the first of three twelve-month renewal options to the professional engineering contract with Biggs & Mathews Environmental, Inc. for hydrogeology and groundwater monitoring at McCommas Bluff landfill, Northeast Transfer Station, Northwest Transfer Station and Southwest Transfer Station and waste cell design and construction oversight at McCommas Bluff Landfill and authorize the City Manager to execute an amendment of the estimated annual scope of services by moving up the waste cell construction originally scheduled for year four to year three – Not to exceed \$577,790, from \$417,640 to \$995,430 – Financing: Current Funds (subject to annual appropriations)

BACKGROUND

On June 26, 2013, City Council authorized a twenty-four-month professional engineering contract, with three twelve-month renewal options, with Biggs & Mathews Environmental, Inc. for hydrogeology and groundwater monitoring at McCommas Bluff Landfill, Northeast Transfer Station, Northwest Transfer Station and Southwest Transfer Station. This action will exercise the first of three twelve-month renewal options.

The operation of the City's solid waste disposal facilities, which includes the McCommas Bluff Landfill, Northeast Transfer Station, Northwest Transfer Station and Southwest Transfer Station, is governed by state-issued operational permits. Each permit requires various multimedia environmental protections, as regulated by the Texas Commission on Environmental Quality (TCEQ). The regulatory requirements include:

- Periodic monitoring
- Reporting and implementing response actions related to ground water protection
- Leachate monitoring/disposal and related services
- Emissions inventory reporting
- Site operation plan revisions
- Installation and maintenance of monitoring instruments

BACKGROUND (continued)

A portion of the monitoring services require specialized equipment and technical expertise that is best performed by a professional engineering services contractor who has trained environmental sampling staff, equipment, analytical chemistry laboratory and statistical analysis software for interpreting monitoring results that are needed to complete the regulatory requirements.

The professional services contractor is also needed to provide the specialized skills to design, handle the construction bid process and oversee the construction of a new waste cell at McCommas Bluff Landfill throughout this contract term.

When the new contract was executed in 2013, the next cell construction was scheduled to start in year 4 (FY 16-17); however, cell construction was moved to year 3 (FY 15-16) of the contract due to the increased airspace consumption rate, additional site planning and extended cell construction timeline.

ESTIMATED SCHEDULE OF PROJECT

Begin Contract July 2015
Complete Contract June 2016

PRIOR ACTION/REVIEW (COUNCIL BOARDS, COMMISSIONS)

On June 26, 2013, City Council authorized a twenty-four month professional engineering contract with three twelve-month renewal options for hydrogeology and groundwater monitoring at McCommas Bluff Landfill, Northeast Transfer Station, Northwest Transfer Station, and Southwest Transfer Station and waste cell design and construction oversight at McCommas Bluff Landfill, by Resolution No. 13-1082.

FISCAL INFORMATION

\$577,790 – Current Funds (subject to annual appropriations)

<u>Council District</u>	<u>Amount</u>
3	\$30,000
6	\$25,000
8	\$521,790
13	<u>\$1,000</u>
Total	\$577,790

ETHNIC COMPOSITION

Biggs & Mathews Environmental, Inc.

White Male	15	White Female	7
Black Male	0	Black Female	0
Hispanic Male	0	Hispanic Female	0
Other Male	1	Other Female	0

OWNER

Biggs & Mathews Environmental, Inc.

Kerry D. Maroney, President
Michael Snyder, Vice President
Kenneth J. Welch, Secretary/Treasurer