

# Memorandum



CITY OF DALLAS

DATE May 7, 2021

TO Honorable Mayor and Members of the City Council

SUBJECT **Clarification to Concerns raised at City Council Meeting – Forest Green Branch Library**

Please find below clarification to several of the concerns the City Council members raised during the City Council meeting held on Wednesday, April 28, 2021 relating to the agenda item for Forest Green Branch Library budget, including change orders, and outstanding items remaining to be completed for this project.

The bond allocation for Forest Green Branch Library project is \$7,700,000.00, with total commitments to date in the amount of \$7,428,035.84. There are two potential change orders to be covered with the remaining funds for approximately \$80,000. Based on these two items, it is expected to have a contingency balance of \$191,964.16 afterwards.

Additionally, an outstanding item related to this project is the PA & Security System which is a point of dispute between the City and the project contractor. In the event the City is required to cover this outstanding item, the expected cost is \$150,000 and can be covered by the remaining contingency funds.

The project is scheduled for completion on May 31, 2021. City staff continues to work diligently to prevent further delays and avoid triggering project escalation costs. Therefore, staff believes, with the status of the project, the bond program is expected to cover 100% of the expenses for this project.

If you have additional questions, please contact Adriana Castaneda, Director of the Office of Bond and Construction Management at [adriana.castaneda@dallascityhall.com](mailto:adriana.castaneda@dallascityhall.com) or 214-671-8450.

A handwritten signature in blue ink, appearing to read 'Majed Al-Ghafry'.

Majed Al-Ghafry, P.E.  
Assistant City Manager

c: T.C. Broadnax, City Manager  
Chris Caso, City Attorney  
Mark Swann, City Auditor  
Billierae Johnson, City Secretary  
Preston Robinson, Administrative Judge  
Kimberly Bizzor Tolbert, Chief of Staff to the City Manager

Jon Fortune, Assistant City Manager  
Joey Zapata, Assistant City Manager  
Dr. Eric A. Johnson, Chief of Economic Development and Neighborhood Services  
M. Elizabeth Reich, Chief Financial Officer  
M. Elizabeth (Liz) Cedillo-Pereira, Chief of Equity and Inclusion  
Directors and Assistant Directors