



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 9/1/2020

Item Creation Date:

T25319.A2 - Facility Operations, Maintenance, and Repair Services - ORDINANCE

Agenda Item#: 37.

Background:

S19-T25319.A2 - Approve an amending ordinance to Ordinance No. 2015-0858 (Passed September 9, 2015, as amended by Ordinance No. 2018-1037, Passed December 19, 2018) to increase the maximum contract amount from \$42,850,361.25 to \$47,992,404.60 for Contract No. 4600013438 between the City of Houston and TDIndustries, Inc. for facility operations, maintenance, and repair services for various departments.

Specific Explanation:

The Director of the General Services Department and the Chief Procurement Officer recommend that City Council approve an amending ordinance to increase the maximum contract amount from **\$42,850,361.25 to \$47,992,404.60** for the contract between the City of Houston and **TDIndustries, Inc.** for facility operations, maintenance, and repair services for various departments.

This contract was awarded on September 9, 2015, by ordinance No. 2015-0858, for a five-year term with two one-year options in an amount of \$34,280,289.00 and was subsequently amended on December 19, 2018, by Ordinance No. 2018-1037, to increase the maximum contract amount from \$34,289,289.00 to \$42,850,361.25. Expenditures as of August 4, 2020 totaled \$40,835,706.31. The contract incurred expenditures at a rate higher than anticipated due to an increase in requests for facility operations, maintenance, and repair services for various departments due to a large number of system deficiencies, maintenance work, code violations, and COVID-19 cleaning services. As a result of additional services, the maximum contract amount will be exhausted prior to the end of the contract term. Therefore, an increase to the maximum contract amount is needed to ensure that these services continue until the upcoming solicitation for facility operations, maintenance, and repair services is awarded.


The scope of work requires the contractor to provide all labor, supervision, parts, materials, equipment, tools, and transportation necessary to provide maintenance and repair services on heating, ventilation, and air conditioning (HVAC), building automation, plumbing, lighting, and electrical power supply systems at forty (40) Library locations, six (6) Houston Public Works locations, the Houston Emergency Center, Holcombe Lab, HPD Headquarters, one (1) Municipal Courts location, and Houston Transtar facilities. The Contractor shall also be required to provide trash removal and window washing services at the aforementioned locations.

M/WBE Subcontracting:

The contract was awarded with a 15% M/WBE participation goal. TDIndustries, Inc. is currently achieving 28.50% of the required M/WBE goal.

Fiscal Note:

Funding for this item is included in the FY2021 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

DocuSigned by:

 0DD350139A6F4C8... 8/27/2020

Jerry Adams, Chief Procurement Officer
Finance/Strategic Procurement Division

Department Approval Authority

Department	FY2021	OUT YEARS	TOTAL
General Services	\$3,000,000.00	\$2,142,043.35	\$5,142,043.35

Prior Council Action:

Ord. No. 2015-0858 - Passed 9-9-15
 Ord. No. 2018-1037 - Passed 12-19-18

Amount of Funding:

\$5,142,043.35
 Maintenance, Renewal and Replacement Fund
 Fund No.: 2105

Contact Information:

Contact Information:

Jacquelyn Nisby/832-393-8023
Richard Morris/832-393-8736
Roy Korthals/832-393-8734

ATTACHMENTS:

Description

Contract 4600013438 - Part A
Contract 4600013438 - Part B
Contract 4600013438 - Part C
Contract 4600013438 - Part D
Contract 4600013438 - Part E
Contract 4600013438 - Part F
Contract 4600013438 - Part G
RCA T25319
Ordinance 2015-0858
RCA T25319-A1
Ordinance 2018-1037
Form B (Fair Campaign Ordinance)
Ownership Information Form
Tax Clearance Report
Funding
Funding Verification Information
Cover Sheet

Type

Contract/Exhibit
Contract/Exhibit
Contract/Exhibit
Contract/Exhibit
Contract/Exhibit
Contract/Exhibit
Contract/Exhibit
Backup Material
Ordinance/Resolution/Motion
Backup Material
Ordinance/Resolution/Motion
Backup Material
Backup Material
Backup Material
Financial Information
Financial Information
Signed Cover sheet