



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 9/9/2020

District B

Item Creation Date: 8/31/2020

25CONS448 – Task Order and Job Order (TOC/JOC) Contracting Program Work Order –
Brown & Root Industrial Services, LLC Increase for Maximum Contractual Threshold

Agenda Item#: 13.

Background:

RECOMMENDATION: Adopt a Motion approving the issuance of a Job Order Contract (JOC) work order in excess of \$450,000 to Brown & Root Industrial Services, LLC (Brown & Root) for construction services in connection with the Kashmere Gardens Neighborhood Library, for Houston Public Library.

SPECIFIC EXPLANATION: The City of Houston established a JOC work order limit of \$450,000 for construction projects. Any job order that exceeds this amount requires City Council approval.

The General Services Department (GSD) issued a work order to Brown & Root for \$449,257.00 to restore finishes, re-route roof drains and stabilize the structural foundation of Kashmere Gardens Neighborhood Library. During permit review of the re-routing of the roof drain lines, it was determined that overflow roof drains were required on the existing roof. This determination is the result of building code changes since the library was built and is a life safety issue. In addition, the moisture content of the concrete slab is too high for the flooring to adhere properly and will require additional work to seal the concrete. These permitting changes and unforeseen conditions will exceed the JOC work order limit. Therefore, GSD recommends that City Council approve the issuance of a JOC work order in excess of the contractual threshold of \$450,000, not to exceed \$600,000, to fund the Kashmere Gardens Neighborhood Library repairs.

PROJECT LOCATION: 5411 Pardee Street, Houston, TX 77026

PROJECT DESCRIPTION: The scope of work includes the installation of structural piers, replacing and re-routing broken roof drain lines, replacing flooring, painting, and repairing the roof.

WBS No: E-000211-0001-4

DIRECTOR'S SIGNATURE/DATE:

DocuSigned by:

C. J. Messiah, Jr. 8/31/2020

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JLN