



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 11/13/2024

ALL

Item Creation Date: 10/7/2024

25CONS578 – Appropriation for the Task Order and Job Order (TOC/JOC) Contracting
Program

Agenda Item#: 24.

Summary:

NOT A REAL CAPTION

ORDINANCE appropriating \$726,000.00 out of General Improvement Consolidated Construction Fund, \$1,000,000.00 out of Equipment Acquisition Consolidated Fund, \$2,862,000.00 out of Police Consolidated Construction Fund, \$2,269,000.00 out of Fire Consolidated Construction Fund, \$964,914.00 out of Public Health Consolidate Construction Fund, \$963,000.00 out of Public Library Consolidated Construction Fund, \$100,000.00 out of Parks & Recreation Dedication Fund, \$2,650,000.00 out of Parks and Recreation Consolidated Construction Fund, and \$1,205,000.00 out of Solid Waste Consolidated Construction Fund for Task Order and Job Order Contracting Program for Professional and Construction Services for Various City Departments

Background:

RECOMMENDATION: Appropriate funds to the Task Order/Job Order (TOC/JOC) Contracting Program for FY25

SPECIFIC EXPLANATION: The General Services Department (GSD) utilizes task order and job order contracts to facilitate minor architectural and engineering design services; mechanical, electrical, and plumbing services (MEP); roof consulting services; construction, repairs, rehabilitations, or alterations of facilities for its client departments. These contracts allow the City to expedite smaller facility construction projects and will help the City respond quickly to facility needs. Funds are allocated to design task order contracts or construction job order contracts as work orders are issued.

Therefore, GSD recommends that City Council appropriate a sum of \$12,739,914.00 to the Task Order/Job Order (TOC/JOC) Contracting Program for professional and construction services for various City Departments.

BACKGROUND: The TOC/JOC Program is funded through supplemental allocations from various departmental budgets or appropriations from various bond funds, up to the maximum contract amount, as departments identify projects and specific funding for each project. Fees for each TOC project are negotiated based on the size and complexity of the tasks involved.

PROJECT LOCATIONS: Citywide

PROJECT DESCRIPTION: See attached list.

PREVIOUS HISTORY AND PROJECT SCOPE:

TOC CONTRACTORS: Currently, GSD utilizes fourteen TOC contractors: (1) Building Envelope Consultants, LLC (BEC); (2) Wiss, Janney, Elstner Associates, Inc. (WJE); (3) Walter P. Moore & Associates, Inc. (WPM); (4) AT3+RDC Architects, (AT3); (5) Brown Reynolds & Watford Architects, Inc. (Brown); (6) Collaborate Architects, LLC (Collaborate); (7) English & Associates Architects (English); (8) Interiors Architects, Inc. (IA); (9) Powers Brown Architecture of Texas, LLC. (PBA); (10) Ryden Architecture, LLC (Ryden); (11) Infrastructure Associates, Inc. (Infrastructure); (12) KCI Technologies, Inc. (KCI); (13) Henderson Engineers, Inc. (Henderson); and (14) E&C Engineers & Consultants, Inc. (E&C).

On May 29, 2019, by Ordinance No. 2019-0391, Council approved building envelope consulting services task order contracts with BEC; WJE; and WPM, for a term of three years with three one-year renewal options. Each contract has a maximum contract amount of \$2,500,000.

On January 29, 2020, by Ordinance No. 2020-0090, Council approved professional architectural services task order contracts with English, Collaborate, PBA, Brown, IA, AT3, and Ryden, for a term of three years with two one-year renewal options. Each contract has a maximum contract amount of \$2,000,000.

On August 11, 2021, by Ordinance No. 2021-0681, Council approved professional MEP services task order contracts with Infrastructure, KCI, Henderson, and E&C, for a term of three years with two one-year renewal options. Each contract has a maximum contract amount of \$2,000,000.

JOC CONTRACTORS: Currently, GSD is in the procurement process to select new JOC contracts.

M/WBE/SBE PARTICIPATION:

TOC CONTRACTORS: A 5.0% M/WBE goal has been established for the building envelope consulting services task order contracts with BEC, WPM, and WJE. To date, BEC has achieved 8.8% participation; and WPM has achieved 4.8% participation. A plan is in place for WJE to engage and utilize more M/WBE sub-consultants on future projects for the remaining 1 year of their contract.

A 13.35% M/WBE goal has been established for the professional architectural services task order contracts with AT3; Brown; Collaborate; English; IA; PBA; and Ryden. To date, AT3 has achieved 29.2% participation; Brown has achieved 9.9% participation; Collaborate has achieved 13.5% participation; English has achieved 37.3% participation; IA has achieved 1.6% participation; PBA has achieved 18.5% participation; Ryden has achieved 35.9% participation. Due to performance issues and continued non-compliance with M/WBE participation, IA will not be issued any additional work on this contract.

An 11.27% M/WBE goal has been established for the professional MEP services task order contracts with Infrastructure; KCI; Henderson; and E&C. To date, Infrastructure has achieved 22.9% participation, and Henderson has achieved 14.5% participation. E&C and KCI currently have projects underway utilizing M/WBE sub-consultants that will be applied to their goal, with a plan going forward to utilize more M/WBE sub-consultants for the remaining 2 years of their contract.

JOC CONTRACTORS: M/WBE goals will be established at the time new JOC contracts are awarded.

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of these projects.

WBS Nos: D-000142, D-680002, D-000240, D-000223, G-000176, G-000180, G-00ROOF,G-00162, C-000195, C-000196, C-000203, C-000211, C-000266, C-000270, C-000238, C-000250, C-00Roof, H-000084, H-000142, H-000430, E-000270, E-000256, E-000278, E-000286, L-000105, L-000118, L-000112, F-000703, F-000240, F-000964, F-000966, F-000968

DIRECTOR'S SIGNATURES/DATE:

DocuSigned by:
C. J. Messiah, Jr. 11/6/2024
F87499C9310E489
C. J. Messiah, Jr.
General Services Department

Thomas Muñoz
Houston Fire Department

Stephen L. Williams, M.Ed., MPA
Houston Health Department

Sandy Gaw
Houston Public Library

Mark Wilfalk
Solid Waste Department

J. Noe Diaz
Houston Police Department

Kenneth Allen
Houston Parks And Recreation Department

Prior Council Action:

Ordinance No. 2019-0391; May 29, 2019
Ordinance No. 2020-0090, January 29, 2020
Ordinance No. 2021-0681, August 11, 2021

Amount and Source of Funding:

- \$ 726,000.00 – General Improvement Consolidated Construction Fund (4509)
- \$ 2,862,000.00 – Police Consolidated Construction Fund (4504)
- \$ 2,269,000.00 – Fire Consolidated Construction Fund (4500)
- \$ 964,914.00 – Public Health Consolidated Construction Fund (4508)
- \$ 963,000.00 – Public Library Consolidated Construction Fund (4507)
- \$ 2,650,000.00 – Parks Consolidated Construction Fund (4502)
- \$ 100,000.00 – Parks and Recreation Dedication Fund (4035)
- \$ 1,000,000.00 – Equipment Acquisition Consolidated Fund (1800)
- \$ 1,205,000.00 - Solid Waste Consolidated Construction Fund (4503)
- \$12,739,914.00 – Total Appropriation**

Contact Information:

Enid M. Howard
Council Liaison



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ATTACHMENTS:

Description

- [Signed Coversheet \(Revised\)](#)
- [Previous RCA And Ordinances](#)
- [Site and Vicinity Map](#)
- [CIP Funding Summary](#)
- [CIP Form A](#)

Type

- Signed Cover sheet
- Backup Material
- Backup Material
- Backup Material
- Backup Material