



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 9/16/2025

ALL

Item Creation Date: 7/23/2025

25CONS628 – Award Job Order Contracts for Construction Services for the Task Order and Job Order Contracting Program

Agenda Item#: 25.

Summary:

Background:

RECOMMENDATION: Award six Job Order Contracts for construction services for the Task Order and Job Order (TOC/JOC) Contracting Program.

SPECIFIC EXPLANATION: The General Services Department (GSD) recommends that City Council award six job order contracts for construction services to Brown & Root Industrial Services, LLC (BRI); F.H. Paschen, S.N. Nielsen & Associates, LLC (FHP); FMG Construction Group, LLC (FMG); Horizon International Group, LLC (HOR); JR Thomas Group, Inc. (JRT); and Lee Construction & Maintenance Company (LMC) for the TOC/JOC Contracting Program, and delegate authority to the director to approve supplemental allocations up to the maximum contract amount of \$20,000,000.00 for each contract. Each contract provides for a two-year term with three one-year renewal options.

GSD utilizes JOC to facilitate minor construction, maintenance, repairs, rehabilitations, or alterations of various facilities for its client departments. These services include but are not limited to carpentry, masonry, concrete, paving, HVAC, electrical, mechanical, carpeting, flooring, drywall finishing, hardware, doors, glazing, sidewalks, utilities, landscaping, and telecommunication cabling services. This alternative delivery method allows the City to expedite smaller facility construction projects and can help the City respond quickly to emergencies. Under the proposed contracts, work orders are issued and approved in accordance with pre-described and pre-priced tasks as established by the *R.S. Means Facilities Construction Cost Data Book*, subject to a discounted rate. The JOC Program is funded through supplemental allocations from various departmental budgets or appropriations from bond funds, up to the maximum contract amount, as departments identify projects.

On January 10, 2025, and January 17, 2025, GSD advertised a Request for Proposals (RFP) for JOC services. The RFP contained selection criteria that ranked the respondents on recent project experience, recent JOC experience, and proposed personnel's experience. The Statements of Qualifications were due on February 6, 2025, and seventeen firms responded. A selection committee comprised of GSD, Houston Public Library and Houston Police Department representatives evaluated and ranked the respondents. Based on the advertised criteria, the top six firms were selected to perform the work.

PROJECT LOCATION: Citywide

M/WBE PARTICIPATION: A 16% MBE goal and 5% WBE goal have been established for each contract. Since these are job order contracts, sub-contractor MBE/WBE utilization will be determined as projects and proposals are produced.

PAY OR PLAY PROGRAM: The proposed contracts require compliance with the City's 'Pay or Play' Ordinance regarding health benefits for employees of City contractors. In this case, LMC has elected to pay into the Contractor Responsibility Fund. All other contractors provide health benefits to eligible employees in compliance with City policy.

HIRE HOUSTON FIRST: The proposed contracts require compliance with the City's Hire Houston First Ordinance that promotes economic opportunity for Houston businesses and supports job creation. In this case, each proposed contractor meets the requirements of the Hire Houston First Ordinance

DIRECTOR'S SIGNATURE/DATE:

DocuSigned by:

C. J. Messiah, Jr. 9/8/2025
F84499CD3106489
C. J. Messiah, Jr.
General Services Department

Amount and Source of Funding:

No funding required

Contact Information:

Enid M. Howard
Council Liaison
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ATTACHMENTS:

Description

- Signed Coversheet (Revised)
- Document 1295
- Tax Delinquent Reports
- POP-1 and POP-2 Documents

Type

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