

AGENDA

CITY OF HOUSTON ■ CITY COUNCIL

August 29 - 30, 2023

MAYOR
SYLVESTER TURNER

CONTROLLER
CHRIS B. BROWN

DISTRICT COUNCIL MEMBERS

Amy Peck
District A

Tiffany D. Thomas
District F

Tarsha Jackson
District B

Mary Nan Huffman
District G

Abbie Kamin
District C

Karla Cisneros
District H

Carolyn Evans-Shabazz
District D

Robert Gallegos
District I

Dave Martin
District E

Edward Pollard
District J

Martha Castex-Tatum
District K

AT-LARGE COUNCIL MEMBERS

Mike Knox
Position 1

Michael Kubosh
Position 3

David W. Robinson
Position 2

Letitia Plummer
Position 4

Sallie Alcorn
Position 5

Marta Crinejo, Agenda Director

Pat Jefferson Daniel, City Secretary

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To reserve time to appear before Council call 832-393-1100, or email us at speakers@houstontx.gov or weather permitting you may come to the Office of the City Secretary, City Hall Annex, Public Level **by 3:00 pm the Monday before Public Session.**

NOTE: If a translator is required, please advise when reserving time to speak

AGENDA - COUNCIL MEETING Tuesday, August 29, 2023 - 1:30 PM
City Hall - In Person Meeting

PRESENTATIONS

2:00 P.M. – INVOCATION AND PLEDGE OF ALLEGIANCE

INVOCATION AND PLEDGE OF ALLEGIANCE - Council Member Castex-Tatum

ROLL CALL AND ADOPT THE MINUTES OF THE PREVIOUS MEETING

PUBLIC SPEAKERS - Pursuant to City Council Rule 8, City Council will hear from members of the public; the names and subject matters of persons who had requested to speak at the time of posting this Agenda are attached; the names and subject matters of persons who subsequently request to speak may be obtained in the City Secretary's Office.

NOTE: If a translator is required, please advise when reserving time to speak

SP08-29-2023

RECESS

RECONVENE

WEDNESDAY - August 30, 2023 - 9:00 A. M.

DESCRIPTIONS OR CAPTIONS OF AGENDA ITEMS WILL BE READ BY
THE
CITY SECRETARY PRIOR TO COMMENCEMENT

REPORT FROM CITY CONTROLLER AND THE CITY ADMINISTRATION REGARDING THE CURRENT FINANCIAL STATUS OF THE CITY including but not limited to, a revenue, expenditure and encumbrance report for the General Fund, all special revenue funds and all enterprise funds, and a report on the status of bond funds

MAYOR'S REPORT

CONSENT AGENDA NUMBERS 1 through 52

MISCELLANEOUS - NUMBERS 1 through 3

1. REQUEST from Mayor for confirmation of the appointment of **CRAIG A GARCIA** to Position One of the **GENERAL APPEALS BOARD**, for a term to expire January 2, 2025
2. REQUEST from Mayor for confirmation of the appointment or reappointment of the following individuals to the **HOUSTON FORENSIC SCIENCE**

CENTER BOARD OF DIRECTORS, for a term to expire June 30, 2026:

Position Two - **ANNA VASQUEZ**, reappointment

Position Four - **JED SILVERMAN**, appointment

Position Six - **ELLEN R. COHEN**, reappointment

3. **RECOMMENDATION** from Director General Services Department for approval to issue Job Order Contract Work Order to **HORIZON INTERNATIONAL GROUP, LLC** for Construction Services in connection with City Hall Exterior Waterproofing - **DISTRICT I - GALLEGOS**

ACCEPT WORK - NUMBERS 4 through 6

4. **RECOMMENDATION** from Director Houston Public Works for approval of final contract amount of \$1,397,656.92 and acceptance of work on contract with **GRAVA, LLC** for FY2021 Ditch Maintenance Work Order Contract - 3.61% under the revised Contract Amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; E - MARTIN; F - THOMAS; H - CISNEROS; I - GALLEGOS; J - POLLARD and K - CASTEX-TATUM**
5. **RECOMMENDATION** from Director Houston Public Works for approval of final contract amount of \$2,741,289.80 and acceptance of work on contract with **JFT CONSTRUCTION, INC** for Citywide Work Orders for Council District Service Fund Project #8 - 4.10% over the original contract amount and under the 5% contingency amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; F - THOMAS; G - HUFFMAN; I - GALLEGOS and K - CASTEX-TATUM**
6. **RECOMMENDATION** from Director Houston Public Works for approval of final contract amount of \$782,542.64 and acceptance of work on contract with **BCAC UNDERGROUND, LLC**, for Sanitary Sewer Cleaning and Television Inspection In Support of Rehabilitation – 2.27 % under the original contract amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; F - THOMAS; G - HUFFMAN; H - CISNEROS; I - GALLEGOS; J - POLLARD and K - CASTEX-TATUM**

PURCHASING AND TABULATION OF BIDS - NUMBERS 7 through 14

7. **HOUSTON'S AMAZING PLACE, INC** for Emergency Purchase of Aging and Respite Care Support Services for the Houston Health Department - \$75,000.00 - Grant Fund
8. **SHI GOVERNMENT SOLUTIONS, INC** for Purchase of Microsoft Server Cloud Enrollment Licensing through the Texas Department of Information Resources Cooperative Purchasing Program for Houston Information Technology Services - \$567,458.64 - Central Service Revolving Fund
9. **SHI GOVERNMENT SOLUTIONS, INC** for Purchase of an Enterprise Email Archival System through the Texas Department of Information Resources Cooperative Purchasing Program for Houston Information Technology Services and Various Departments - \$2,244,135.65 - Central Service Revolving Fund

10. **APPROVE** spending authority in the amount not to exceed \$2,345,840.00 for Purchase of Microsoft Unified Support Services supporting Microsoft products through the Texas Department of Information Resources for Houston Information Technology Services and Various City Departments, awarded to **MICROSOFT CORPORATION** - Enterprise and Central Service Revolving Funds
11. **PATRICIA TECH SUPPLY AND SERVICE** for Purchase of Lighting Ballasts for Houston Public Works - \$6,605.00 - Special Revenue Fund
12. **MUNICIPAL VALVE AND EQUIPMENT COMPANY** for Purchase of Pneumatic and Mud Valves through the Interlocal Agreement for Cooperative Purchasing with The Interlocal Purchasing System for Houston Public Works - \$217,897.24 - Enterprise Funds
13. **FERGUSON WATERWORKS** for Purchase of Air Release Valves through the Interlocal Agreement for Cooperative Purchasing with the National Cooperative Purchasing Alliance for Houston Public Works - \$315,139.02 - Enterprise Fund
14. **KINETIC MOTORWERKS, LLC** to furnish Chemical Tanks for Houston Public Works - \$116,106.00 - Enterprise Fund

ORDINANCES - NUMBERS 15 through 52

15. ORDINANCE approving and authorizing Loan Agreement between the City of Houston and **HARRIS CENTER FOR MENTAL HEALTH AND IDD**, to provide a loan of Home Investment Partnerships Program Funds to partially finance the construction of 6168 South Loop East Apartments, a 26-unit Mental Health Services Facility located at 6168 South Loop East Freeway, Houston, Texas - **DISTRICT I - GALLEGOS**
16. ORDINANCE approving and authorizing amendment to the Renovation, Operations and Management Agreement between City of Houston, Texas and **HOUSTON BUSINESS DEVELOPMENT INC** the amendment will add CDBG Funds and General Funds for Phase II of the project to Renovate, Operate, and Manage five buildings on the property located at 2500 South Victory Drive, Houston, Texas 77088 - **DISTRICT B - JACKSON**
17. ORDINANCE authorizing and approving Developer Agreement (CHDO Single-Family Home Development Program) between City of Houston and **HEART OF HOUSTON COMMUNITY DEVELOPMENT CORPORATION, INC** to provide Federal Home Investment Partnership Funds to develop up to eleven affordable single-family homes; authorizing the Mayor to said developer execute said Developer Agreement with Heart of Houston Community Development Corporation, Inc, setting a maximum contract amount - **DISTRICT D - EVANS-SHABAZZ**
18. ORDINANCE amending Ordinances 2018-612 and 2019-543 to deallocate TIRZ Affordable Housing Funds previously allocated by Ordinance 2019-543 to the new Home Development Program Master Contractor Agreements and Tri-Party Agreements; containing findings and other provisions related to the foregoing subject; decreasing the maximum contract amount

19. ORDINANCE approving and authorizing second amendment to Loan Agreement between City of Houston and **CANTWELL-ANDERSON, INC.**, joined by **4600 MAIN STREET HOUSING, L.P.** to clarify the applicability of certain federal rules and obligations, related to the Home Program for the Light Rail Lofts Project - **DISTRICT C - KAMIN**
20. ORDINANCE approving and authorizing second amendment to Subrecipient Agreement between City of Houston and **COALITION FOR THE HOMELESS OF HOUSTON/HARRIS COUNTY**, providing Homeless Housing and Services Program Funds for the operation of the Housing Navigation Center located at 2903 Jensen Drive, Houston, Texas 77026 - **DISTRICT B - JACKSON**
21. ORDINANCE authorizing and approving Subrecipient Agreement between City of Houston and **UNIVERSITY OF TEXAS HEALTH SCIENCE CENTER** to collaborate and share metrics concerning the effects of asthma on a wide breadth of social, economic, and environmental triggers to eliminate asthma health disparities and improve health outcomes for the Houston Health Department
22. ORDINANCE approving and authorizing Director of the City of Houston Health Department ("Director") to accept Grant Award from the **TEXAS DEPARTMENT OF STATE HEALTH SERVICES** for the **Texas Healthy Communities Grant Program** for Amendment No. 4 to the Department of State Health Contract; authorizing the Director to expend the Grant Funds, as awarded, and to apply for and accept all subsequent awards, if any, pertaining to the Grant
23. ORDINANCE approving and authorizing Director of City of Houston Health Department ("Director") to accept Grant Award from the **U.S. DEPARTMENT OF HUMAN SERVICES, CENTERS FOR DISEASE CONTROL AND PREVENTION ("CDC")** for the **Public Health Crisis Response Grant**; authorizing the Director to expend the Grant Funds, as awarded, and to apply for and accept all subsequent awards, if any, pertaining to the Grant
24. ORDINANCE appropriating \$29,392,520.00, out of Equipment Acquisition Consolidated Fund, \$1,302,000.00 out of Miscellaneous Capital Projects/Acquisitions Fund, \$1,105,000.00 out of Fleet Equipment Special Revenue Fund and \$644,021.00 out of Contributed Capital Project Fund for Vehicles and Related Equipment for Various City Departments
25. ORDINANCE approving and authorizing Director of the Houston Airport System to apply for and accept Entitlement Airport Improvement Program (AIP) Entitlement Grant Awards from the **FEDERAL AVIATION ADMINISTRATION (FAA)** for Various Projects at George Bush Intercontinental Airport/Houston, William P. Hobby Airport, and Ellington Airport; declaring the City's eligibility for such Grants; authorizing the Director of the Houston Airport System to expend the Grant Award and to apply for and accept all subsequent awards - **DISTRICT B - JACKSON; E - MARTIN and I - GALLEGOS**
26. ORDINANCE approving and authorizing the Director of the Houston Airport System to apply for and accept Discretionary Airport Improvement Program (AIP) Discretionary Grant Awards from the **FEDERAL AVIATION**

ADMINISTRATION (FAA) for Various Projects at George Bush Intercontinental Airport/Houston, William P. Hobby Airport, and Ellington Airport; declaring the City's eligibility for such Grants; authorizing the Director of the Houston Airport System to expend the Grant Award and to apply for and accept all subsequent awards - **DISTRICTS B - JACKSON; E - MARTIN and I - GALLEGOS**

27. ORDINANCE appropriating \$150,000,000.00 out of Airport System Consolidated 2011 Construction Fund and \$100,000,000.00 out of Airports Improvement Fund; approving and authorizing Amendment No. 2 to an Airport Use and Lease Agreement at William P. Hobby Airport between City of Houston and **SOUTHWEST AIRLINES CO** - **DISTRICT I - GALLEGOS**
28. ORDINANCE appropriating \$13,108,044.31 out of Airports Improvement Fund for the IAH Skyway Automated People Mover System Operations and Maintenance Services Agreement between City of Houston and **ALSTOM TRANSPORT USA INC** - **DISTRICT B - JACKSON**
29. ORDINANCE appropriating \$11,982,349.00 out of Airports Improvement Fund; approving and authorizing Amendment No. 3 to two contracts between City of Houston and 1) **HOUSTON AVIATION ALLIANCE, A JOINT VENTURE**, and 2) **PARSONS & H.J. RUSSELL IAH TEAM, A JOINT VENTURE**, for Program Management Support Services for the Houston Airport System (Project No. 801) (as approved by Ordinance No. 2015-314 and amended by Ordinance Nos. 2016-801 and 2019-349) - **DISTRICT B - JACKSON**
30. ORDINANCE appropriating \$1,500,000.00 from the Library Special Revenue Fund for the administration of Adult Literacy for the Mayor's Office for Adult Literacy
31. ORDINANCE amending Ordinance No. 2022-035 (Passed on January 19, 2022) to increase the maximum contract amount for contract between City of Houston and **MAGNA FLOW ENVIRONMENTAL SERVICES, INC** for City-Wide Special Waste and Stormwater Interceptor Pump Outs - \$780,000.00 - General Fund
32. ORDINANCE approving and authorizing Lease Agreement between **CARLOTAS PROPERTIES, INC**, as Landlord, and City of Houston, Texas, as Tenant for space at 5005 Mitchelldale, Houston, Texas for use as offices for Houston Public Works Department - **DISTRICT C - KAMIN**
33. ORDINANCE approving and authorizing Sole Source Contract between City of Houston and **INDUCTIVE HEALTH INFORMATICS, LLC** for Use and Support of ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System for the Houston Health Department; providing a maximum contract amount - 3 Years with 2 one-year options - \$816,729.16 - Grant Fund
34. ORDINANCE relating to the expansion of the capacity and mission of the **HOUSTON LAND BANK ("HLB")**; approving and authorizing amendment to the Certificate of Formation of HLB and HLB Policies and Procedures
35. ORDINANCE approving and authorizing Interlocal Agreement between City

of Houston and **HOUSTON LAND BANK (“HLB”)** for the transfer of real property tax revenues collected by the City on subject properties pursuant to Section 379H.203 of the Texas Local Government Code; approving the creation of the HLB Tax Rev Fund to receive real property tax revenues collected from properties subject to the agreement; appropriating any and all property tax revenues received into the fund for the purposes set out in the agreement

- This item should only be considered after passage of Item 34 above**
36. ORDINANCE relating to Fiscal Affairs of **FIFTH WARD REDEVELOPMENT AUTHORITY ON BEHALF OF REINVESTMENT ZONE NUMBER EIGHTEEN, CITY OF HOUSTON, TEXAS (FIFTH WARD ZONE)**; approving Fiscal Year 2023 Operating Budget for the Authority and Fiscal Years 2023-2027 Capital Improvement Budget for the Zone - **DISTRICT B - JACKSON**
37. ORDINANCE appropriating \$17,536,650.00 out of City of Houston, Texas, Tax Increment Funds for **REINVESTMENT ZONE NUMBERS ONE (SAINT GEORGE PLACE ZONE), TWO (MIDTOWN ZONE), THREE (MAIN STREET/MARKET SQUARE ZONE), SIX (EASTSIDE ZONE), SEVEN (OLD SPANISH TRAIL/ALMEDA CORRIDORS ZONE), EIGHT (GULFGATE ZONE), NINE (SOUTH POST OAK ZONE), TWELVE (CITY PARK ZONE), THIRTEEN (OLD SIXTH WARD ZONE), FOURTEEN (FOURTH WARD ZONE), FIFTEEN (EAST DOWNTOWN ZONE), SIXTEEN (UPTOWN ZONE), and EIGHTEEN (FIFTH WARD ZONE) CITY OF HOUSTON, TEXAS**, for payments to City’s affordable housing costs, payments to Houston Independent School District Educational Facilities Project costs, and payments to certain Redevelopment Authorities as provided herein
38. ORDINANCE approving and authorizing Compromise, Settlement and Release Agreement between City of Houston and **DRC EMERGENCY SERVICES, LLC**; providing a settlement amount - \$587,000.00 - General Fund
39. ORDINANCE establishing the north and south sides of the 1000 block of Bayland Avenue, between Michaux Street and Norhill Boulevard, within the City of Houston, Texas, as a Special Minimum Lot Size Block pursuant to Chapter 42 of the Code of Ordinances, Houston, Texas - **DISTRICT H - CISNEROS**
40. ORDINANCE designating the property municipally known as 5330 Mandell Street and also known as “Earl and Berthea Carpenter House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**
41. ORDINANCE designating the property municipally known as 2506 Rosedale Street and also known as “The Wilbanks-Hannah House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT D - EVANS-SHABAZZ**
42. ORDINANCE designating the property municipally known as 2201 Albans Road and also known as “Three Oaks, Mr. & Mrs. H. Arch Spradley House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**

43. ORDINANCE designating the property municipally known as 3019 Gray Street, Houston, TX 77004 and also known as “Spencer and Lela Robinson House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT D - EVANS-SHABAZZ**
44. ORDINANCE designating the property municipally known as 426 Westmoreland Street, Houston, and also known as “Goodman House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**
45. ORDINANCE designating the property municipally known as 1300 Court St, Houston, TX 77007 and also known as “Olivewood Cemetery” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**
46. ORDINANCE designating the property municipally known as 215 E. 30th Street, Independence Heights and also known as “Thompson-Brown House” being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT H - CISNEROS**
47. ORDINANCE approving and authorizing first amendment to Development Agreement between City of Houston, **CLAY ROAD 628 DEVELOPMENT, L.P.** and **HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 525** (Approved by Ordinance No. 2015-0964, as amended) for a Wastewater Treatment Plant Site
48. ORDINANCE appropriating \$787,500.00 out of Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge as an additional appropriation; approving and authorizing second amendment to Professional Engineering Services Contract between City of Houston and **QUIDDITY ENGINEERING, LLC** for FY16 – Mitigation Program for Capital Improvement Projects (CIP) (as approved by Ordinance No. 2016-0095, as amended); providing funding for CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge
49. ORDINANCE appropriating \$1,514,415.00 out of Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge and approving and authorizing Professional Engineering Services Contract between City of Houston and **DE CORP** for Boone Park and Hackberry Park Detention Basins; providing funding for CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge - **DISTRICT F - THOMAS**
50. ORDINANCE appropriating \$6,900,000.00 out of Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax; awarding contract to **J. RIVAS CONSTRUCTION, LLC** for FY2024 Street & Drainage Rehabilitation Contract #1; setting a deadline for the bidder’s execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services, contingency and CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax
51. ORDINANCE appropriating \$10,800,000.00 out of the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax awarding contract to

TOTAL CONTRACTING LIMITED for FY2023 Roadway Rehabilitation Project #3; setting a deadline for the bidder's execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services and CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax

52. ORDINANCE appropriating \$7,970,000.00 out of Water & Sewer System Consolidated Construction Fund, awarding contract to **SERVOX, LLC** for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station; setting a deadline for the bidder's execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services, CIP Cost Recovery, and contingencies relating to construction of facilities financed by the Water & Sewer System Consolidated Construction Fund - **DISTRICT B - JACKSON**

END OF CONSENT AGENDA

CONSIDERATION OF MATTERS REMOVED FROM CONSENT AGENDA

MATTERS HELD - NUMBERS 53 through 55

53. ORDINANCE amending Ordinance 2017-0612, as amended by Ordinance 2018-1033, as amended by Ordinance 2021-0325 to increase the maximum contract amount for agreement for Legal Services between City of Houston and **DENTON NAVARRO ROCHA BERNAL & ZECH, P.C.** for Legal Representation of the City of Houston in Houston Professional Fire Fighters' Association, Local 341, Plaintiff vs. City of Houston, Texas, Defendant, pending in Cause No. 2017-42885 in the 234th Judicial District Court of Harris County, Texas - \$468,500.00 - Property and Casualty Fund

TAGGED BY COUNCIL MEMBER KUBOSH

This was Item 34 on Agenda of August 23, 2023

54. WRITTEN Motion by Council Member Alcorn to amend Item 55 below as follows:

NOTE: The following Item may be moot contingent upon passage of Item 55 below

N. Tax Increment Reinvestment Zone (TIRZ) Policies

The Mayor's Office of Economic Development (MOED) will manage, administer and govern the City of Houston's Tax Increment Reinvestment Zone (TIRZ) Program in accordance with the guidelines defined in the TIRZ Administrative Procedures developed in 2023 and in alignment with the TIRZ Policies reflected in this section. The MOED will be required to present the compliance of items #1-#5 below to the Economic Development Committee on an annual basis if any actions were approved by council in the prior year. For any council-approved action that is noncompliant, the MOED

must provide the rationale for noncompliance.

1. Creation: Tax Increment Reinvestment Zones will be considered only when the area proposed clearly demonstrates a nexus between the proposed eligible TIRZ projects and economic growth spurred by new investment within the proposed geographic boundary. Evidence must demonstrate:

- a. at least 50% projected increase in the Assessed Value from development during the initial TIRZ term life (30 years or as defined in the TIRZ creation document);
- b. clearly defined goals, defined projects and a plan for attracting private investment;
- c. immediate or near term “committed or known” private investment within year one and;
- d. ability to meet stated development and revenue goals reflected in an Economic Impact Study.

2. Life Extensions: The life extension of an existing TIRZ will be evaluated and considered for any of the following scenarios:

- a. is required to secure financing for an approved project to expedite construction;
- b. will provide for additional time to complete an approved project;
- c. will generate revenue for projects reflected in a project plan if supported by a planned new investment or;
- d. is needed to leverage new local, state, federal or philanthropic funding.

3. Termination: Termination will be recommended if:

- a. a TIRZ has either met the objectives defined in the zone’s project plan, or
- b. a TIRZ has “underperformed” and has been unsuccessful at meeting the objectives defined in the Zone’s project plan after 15 years from its creation.

4. Boundary Adjustments:

- a. Annexations into existing Zones will be evaluated and considered for any of the following scenarios:

- i. further the objectives of the TIRZ’s project plan;

- ii. will attract private investment in the proposed area;

- iii. support an application to the state or federal housing agency for the development and construction of low-income housing or;

- iv. support an application for state, federal, or philanthropic funding for transportation, park or other infrastructure.

- b. De-annexations will be evaluated and considered if the reduction in the boundary will either:

- i. increase the revenue generated in the area remaining after the reduction, or;

- ii. increase the City’s capacity to designate other areas for Tax Increment Financing considering the 25% statutory limitation.

5. Non-Contiguous TIRZ: Non-Contiguous TIRZs will be evaluated and considered on a case-by-case basis where the criteria in Chapter 311 are met. Additional considerations must include an alignment between the area proposed for annexation with the existing TIRZ and the existing TIRZ's capacity to generate revenue sufficient to meet its project plan objectives and to fund public capital infrastructure in the proposed area that is likely to encourage private investment or spur economic development.

6. TIRZ Performance: Mayor's Office of Economic Development Division will engage regularly with each TIRZ Board to assess and evaluate the TIRZ's performance relative to the goals, revenue generation, and timeline for the delivery of capital projects stated in the project plan.

TIRZs that are either not performing or underperforming to the project plan will be required to provide an action plan that will encourage and attract private investment ultimately increasing the revenue generated within the Zone to construct projects as defined in the project plan.

7. TIRZ Budgets and Capital Improvement Plans: The Annual Budget and CIP will be presented to City Council for approval only after the operating budget and capital projects have been reviewed and approved by the Mayor or designee, Finance, Houston Public Works, and the TIRZ/Redevelopment Authority Boards.

The budget will only reflect projects with identified funding sources (including existing funding sources or approved future funding sources) and contain a minimal capital reserve as established by the Finance Department.

8. Debt Authorization and Issuance: The City's Finance Department and the TIRZ Bond Team will work cooperatively on all bond related matters including "pre-issuance" meetings, appointment of bond-related providers to ensure governance and to benefit from the City's providers which may have lower issuance cost options.

55. ORDINANCE amending Ordinance No. 2020-999 to revise and update the amended and restated City of Houston's Financial Policies adopted thereunder

DELAYED BY MOTION #2023-570, 8/23/2023

These were Items 71 and 72 on Agenda of August 23, 2023

MATTERS TO BE PRESENTED BY COUNCIL - Council Member Kamin first

ALL ORDINANCES ARE TO BE CONSIDERED ON AN EMERGENCY BASIS AND TO BE PASSED ON ONE READING UNLESS OTHERWISE NOTED, ARTICLE VII, SECTION 7, CITY CHARTER

NOTE WHENEVER ANY AGENDA ITEM, WHETHER OR NOT ON THE
- CONSENT AGENDA, IS NOT READY FOR COUNCIL ACTION AT
THE TIME IT IS REACHED ON THE AGENDA, THAT ITEM SHALL BE
PLACED AT THE END OF THE AGENDA FOR ACTION BY COUNCIL
WHEN ALL OTHER AGENDA ITEMS HAVE BEEN CONSIDERED.

CITY COUNCIL RESERVES THE RIGHT TO TAKE UP AGENDA
ITEMS OUT OF THE ORDER IN WHICH THEY ARE POSITIONED IN
THIS AGENDA. ALSO, AN ITEM THAT HAS BEEN TAGGED UNDER
CITY COUNCIL RULE (HOUSTON CITY CODE 2-2) OR DELAYED TO
ANOTHER DAY MAY BE NEVERTHELESS CONSIDERED LATER AT
THE SAME CITY COUNCIL MEETING.



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

Item Creation Date:

SP08-29-2023

Agenda Item#:

ATTACHMENTS:

Description	Type
SP08-29-2023	Signed Cover sheet

**CITY COUNCIL CHAMBER – CITY HALL 2nd FLOOR - TUESDAY
AUGUST 29, 2023 – 2:00 PM**

AGENDA

3 MIN

3 MIN

3 MIN

NON-AGENDA

2 MIN

2 MIN

2 MIN

CHARLES NUNU – 9406 Shady Ln Ct. – 77063 – 713-553-8479 – Building Code Ordinances/Short Term Rentals

JANETTE SEXTON – 1627 Maywood Ln. – Pasadena, TX – 77503 - 713-594-1575 – Water Privatization at Southeast Water Plant

3 MIN

3 MIN

3 MIN

CHERIE WAGNER – No Address – 713-444-6491 – Water Conservation

NORMAN WHITTON – 3301 Upland Dr, Bldg. 5 - 77043 – 832-782-0362 – Building Codes for Solar PV Installations

DAVID GODWIN – 1615 Sandman St. – 77007 – 713-301-7276 – Sister Cities of Houston

ELLEN GOLDBERG – 5054 Oak Shadows Dr. – 77091 – 713-444-3555 – Concern about Sister Cities

SUSAN YOUNG – 2408 Bartlett St. – 77098 – 713-805-5661 – Sister Cities of Houston

WILLIAM OLIVER – 7131 Augustine Dr. – 77083 – God in my ear

JERRY WADE – 737 Green Meadow Ln. – 77091 – Trucking Co/Loose dogs running around during the day

MARION SCOTT – 6002 Rampart St. – 77081 – 281-620-0374 – Police Officers/Criminals

SERREVA PAGE – No Address – 786-307-9436 – Metro Police/Housing

DR. THOMPSON AKWO – Post Office Box 16171 – 77091 – 832-322-5426 – General issues

PREVIOUS

1 MIN

1 MIN

1 MIN

ILY MONTOYA-RIVAS – 18714 Jodywood Dr. – Humble, TX – 77346 – 936-466-7212 – Water pollution



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

Item Creation Date: 8/14/2023

MYR ~ 2023 General Appeals Bd Appt. lrt. 8-14-2023

Agenda Item#: 1.

Summary:

REQUEST from Mayor for confirmation of the appointment of **CRAIG A GARCIA** to Position One of the **GENERAL APPEALS BOARD**, for a term to expire January 2, 2025

Background:

August 14, 2023

The Honorable City Council
Houston Texas

Dear Council Members:

Pursuant to the City of Houston Building Code, Section 112.1.3, I am appointing the following individual to the General Appeals Board, subject to Council confirmation:

Craig A. Garcia, appointment to Position One, for a term to expire January 2, 2025.

The résumé of the nominee is attached for your review.

Sincerely,

Sylvester Turner
Mayor

ATTACHMENTS:

Description

Type



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

Item Creation Date: 8/15/2023

MYR ~ 2023 Houston Forensic Science Center ReAppts.
ltr. 8-15-2023

Agenda Item#: 2.

Summary:

REQUEST from Mayor for confirmation of the appointment or reappointment of the following individuals to the **HOUSTON FORENSIC SCIENCE CENTER BOARD OF DIRECTORS**, for a term to expire June 30, 2026:

Position Two - **ANNA VASQUEZ**, reappointment

Position Four - **JED SILVERMAN**, appointment

Position Six - **ELLEN R. COHEN**, reappointment

Background:

August 15, 2023

The Honorable City Council
Houston, Texas

Dear Council Members:

The Houston Forensic Science Center, Inc., which does business as the Houston Forensic Science Center (HFSC), is a local government corporation created by Resolution No. 2012-17 "to operate an independent center providing the City with accurate and timely analysis of forensic evidence and related services." Subject to City Council confirmation, I am appointing or reappointing the following individuals to HFSC's Board of Directors, subject to City Council confirmation:

Anna Vasquez, reappointment to Position Two, for a term to expire June 30, 2026;

Jed Silverman, appointment to Position Four, for a term to expire June 30, 2026;

and

Ellen R. Cohen, reappointment to Position Six, for a term to expire June 30, 2026.

The appointments will be effective on the date of City Council's confirmation.

The résumés of the nominees are attached for your review. Detailed information regarding HFSC is available at www.houstonforensicscience.org.

Sincerely,

Sylvester Turner
Mayor

ATTACHMENTS:

Description

Type



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District I

Item Creation Date: 7/3/2023

25CONS543 – Task Order and Job Order (TOC/JOC)
Contracting Program Work Order – Horizon Group
International - Increase for Maximum Contractual Threshold

Agenda Item#: 3.

Summary:

RECOMMENDATION from Director General Services Department for approval to issue Job Order Contract Work Order to **HORIZON INTERNATIONAL GROUP, LLC** for Construction Services in connection with City Hall Exterior Waterproofing - **DISTRICT I - GALLEGOS**

Background:

RECOMMENDATION: Adopt a Motion approving the issuance of a Job Order Contract (JOC) work order in an amount not to exceed \$550,000 to Horizon International Group, LLC (Horizon) for construction services in connection with the City Hall Exterior Waterproofing.

SPECIFIC EXPLANATION: The City of Houston has established a Job Order Contract (JOC) work order limit of \$450,000. Any job order surpassing the financial threshold necessitates approval from City Council.

The extensive repair and waterproofing project required for the City Hall tunnel exceeded the established JOC work order limit due to unforeseen conditions and weather-related delays. During excavation, it became evident that excess water was filling the trenches and tunnel. Consequently, the engineer determined the need for waterproofing beyond the initial tunnel limits to prevent water infiltration.

To mitigate further water intrusion into the City Hall tunnel, completion of the waterproofing work was deemed essential. During construction, it was discovered that the ingress of water was originating from cracks situated at a further depth than the original scope of work. The engineer's recommendation was to implement a full-depth tunnel waterproofing, aimed at eliminating water related safety hazards for both in the trenches and for the City Hall and City Hall Annex tenants.

The additional excavation required specialized shoring per construction safety requirements. Completing the scope of work before the holidays was imperative because the area would see an increase in pedestrian activity. The trenches would have posed a much greater risk for the public if they remained opened throughout the holiday season. The General Services Department vetted the proposal and determined that the City would have incurred far greater costs if the trenches had been covered and re-excavated at a later time.

Given the project's adherence to the schedule and the consideration of weather-related setbacks, the execution of the repair work remained crucial. As a result, the General Services Department (GSD) recommends that the City Council approve the issuance of a JOC work order exceeding the contractual threshold of \$450,000.

PROJECT LOCATION: City Hall / 901 Bagby Street 77002

PROJECT DESCRIPTION: GSD requested and received a scope of work budget of \$550,000 and a schedule of work from Horizon to perform the waterproofing of the tunnel of City Hall. The scope of work includes demolition, excavation, waterproofing, backfill & slab replacement of the East tunnel of City Hall.

PREVIOUS HISTORY AND PROJECT SCOPE: On September 4, 2019, by Ordinance No. 2019-0677, City Council awarded a job order contract for construction services to Horizon and set a maximum contract amount of \$20,000,000 and the terms of the contracts are two consecutive years with three successive one-year terms.

M/WBE PARTICIPATION: A 16% MBE goal and 4% WBE goal have been established for this contract. To date, Horizon has achieved 10.1% MBE participation and 7.3% WBE participation. Horizon has made a good faith effort to meet the M/WBE goal and has projects underway that are utilizing the services of its M/WBE firms. With this plan, it is anticipated that they will achieve the goals by the completion of the contract.

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

WBS No: N/A

Prior Council Action:

Ordinance No. 2019-0677; September 4, 2019

DIRECTOR'S SIGNATURE/DATE:

C. J. Messiah, Jr.
General Services Department

Prior Council Action:

Ordinance No. 2019-0677; September 4, 2019

Contact Information:

Enid M. Howard
Council Liaison
Phone: 832.393.8023

ATTACHMENTS:

Description

Coversheet (revised)

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District I

Item Creation Date: 7/3/2023

25CONS543 – Task Order and Job Order (TOC/JOC) Contracting Program Work Order –
Horizon Group International - Increase for Maximum Contractual Threshold

Agenda Item#: 3.

Summary:

RECOMMENDATION from Director General Services Department for approval to issue Job Order Contract Work Order to **HORIZON INTERNATIONAL GROUP, LLC** for Construction Services in connection with City Hall Exterior Waterproofing - **DISTRICT I - GALLEGOS**

Background:

RECOMMENDATION: Adopt a Motion approving the issuance of a Job Order Contract (JOC) work order in an amount not to exceed \$550,000 to Horizon International Group, LLC (Horizon) for construction services in connection with the City Hall Exterior Waterproofing.

SPECIFIC EXPLANATION: The City of Houston has established a Job Order Contract (JOC) work order limit of \$450,000. Any job order surpassing the financial threshold necessitates approval from City Council.

The extensive repair and waterproofing project required for the City Hall tunnel exceeded the established JOC work order limit due to unforeseen conditions and weather-related delays. During excavation, it became evident that excess water was filling the trenches and tunnel. Consequently, the engineer determined the need for waterproofing beyond the initial tunnel limits to prevent water infiltration.

To mitigate further water intrusion into the City Hall tunnel, completion of the waterproofing work was deemed essential. During construction, it was discovered that the ingress of water was originating from cracks situated at a further depth than the original scope of work. The engineer's recommendation was to implement a full-depth tunnel waterproofing, aimed at eliminating water related safety hazards for both in the trenches and for the City Hall and City Hall Annex tenants.

The additional excavation required specialized shoring per construction safety requirements. Completing the scope of work before the holidays was imperative because the area would see an increase in pedestrian activity. The trenches would have posed a much greater risk for the public if they remained opened throughout the holiday season. The General Services Department vetted the proposal and determined that the City would have incurred far greater costs if the trenches had been covered and re-excavated at a later time.

Given the project's adherence to the schedule and the consideration of weather-related setbacks, the execution of the repair work remained crucial. As a result, the General Services Department (GSD) recommends that the City Council approve the issuance of a JOC work order exceeding the contractual threshold of \$450,000.

PROJECT LOCATION: City Hall / 901 Bagby Street 77002

PROJECT DESCRIPTION: GSD requested and received a scope of work budget of \$550,000 and a schedule of work from Horizon to perform the waterproofing of the tunnel of City Hall. The scope of work includes demolition, excavation, waterproofing, backfill & slab replacement of the East tunnel of City Hall.

PREVIOUS HISTORY AND PROJECT SCOPE: On September 4, 2019, by Ordinance No. 2019-0677, City Council awarded a job order contract for construction services to Horizon and set a maximum contract amount of \$20,000,000 and the terms of the contracts are two consecutive years with three successive one-year terms.

M/WBE PARTICIPATION: A 16% MBE goal and 4% WBE goal have been established for this contract. To date, Horizon has achieved 10.1% MBE participation and 7.3% WBE participation. Horizon has made a good faith effort to meet the M/WBE goal and has projects underway that are utilizing the services of its M/WBE firms. With this plan, it is anticipated that they will achieve the goals by the completion of the contract.

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

WBS No: N/A

Prior Council Action:

Ordinance No. 2019-0677; September 4, 2019

DocuSigned by
DIRECTOR'S SIGNATURE/DATE:
C.J. Messiah, Jr. 8/29/2023

TE174A077D5841F...
C. J. Messiah, Jr...
General Services Department

Prior Council Action:
Ordinance No. 2019-0677, September 4, 2019

Contact Information: *EH*
Enid M. Howard
Council Liaison
Phone: 832.393.8023

ATTACHMENTS:

Description	Type
Previous Ordinance	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District A, District B, District C, District D, District E, District F, District H, District I, District J, District K, ETJ

Item Creation Date: 5/18/2023

HPW – 20SWO133 Accept Work / Grava, LLC

Agenda Item#: 4.

Summary:

RECOMMENDATION from Director Houston Public Works for approval of final contract amount of \$1,397,656.92 and acceptance of work on contract with **GRAVA, LLC** for FY2021 Ditch Maintenance Work Order Contract - 3.61% under the revised Contract Amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; E - MARTIN; F - THOMAS; H - CISNEROS; I - GALLEGOS; J - POLLARD and K - CASTEX-TATUM**

Background:

SUBJECT: Accept Work for FY2021 Ditch Maintenance Work Order Contract.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final Contract Amount of \$1,397,656.92 or 3.61% under the revised Contract Amount, accept the Work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Transportation and Drainage Operations Program and provided work authorizations on a location-by-location basis as needed, to preserve, repair, rehabilitate or reconstruct the storm water drainage asset to such a condition that it would be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This project consisted of construction services to preserve, repair, rehabilitate, or reconstruct the stormwater drainage. The project scope was established by each work authorization. The project duration for this project was 365 calendar days. The project was awarded to Grava, LLC with an original Contract Amount of \$850,000.00 and an additional allocation of \$600,000.00 for a revised total contract amount of \$1,450,000.00.

LOCATION: The projects are located throughout the City of Houston.

CONTRACT COMPLETION AND COST: The Contractor, Grava, LLC., has completed the work under the subject Contract. The project was completed beyond the established completion date with an additional 365 days approved by Change Order No. 4. The final cost of the project, including overrun and underrun of estimated unit price quantities is \$1,397,656.92, a decrease of \$52,343.08 or 3.61% under the revised Contract Amount. The decreased cost is a result of the difference between planned and measured quantities.

MWSBE PARTICIPATION: No City MWBE participation goal was established for this project as the original contract amount did not exceed the threshold of \$1,000,000.00 required for goal-oriented contracts per Section 15-82 of the City Code of Ordinances.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. M-43M003-0001-4

Prior Council Action:

Ordinance No. 2020-0908, dated 10-21-2020

Ordinance No. 2022-0019, dated 01-05-2022

Amount and Source of Funding:

No additional funding required.

Original allocation of \$850,000.00 from Fund No. 2302 Stormwater Fund.

Subsequent additional allocation of \$600,000.00 from Fund No. 2302 Stormwater Fund.

Contact Information:

Johana Clark, P.E.

Senior Assistant Director, Transportation & Drainage Operation

Phone: (832) 395-2274

ATTACHMENTS:

Description

Signed Coversheet

Project Locations

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District A, District B, District C, District D, District E, District F, District H, District I, District J, District K, ETJ

Item Creation Date: 5/18/2023

HPW – 20SWO133 Accept Work / Grava, LLC

Agenda Item#:

Background:

SUBJECT: Accept Work for FY2021 Ditch Maintenance Work Order Contract.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final Contract Amount of \$1,397,656.92 or 3.61% under the revised Contract Amount, accept the Work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Transportation and Drainage Operations Program and provided work authorizations on a location-by-location basis as needed, to preserve, repair, rehabilitate or reconstruct the storm water drainage asset to such a condition that it would be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This project consisted of construction services to preserve, repair, rehabilitate, or reconstruct the stormwater drainage. The project scope was established by each work authorization. The project duration for this project was 365 calendar days. The project was awarded to Grava, LLC with an original Contract Amount of \$850,000.00 and an additional allocation of \$600,000.00 for a revised total contract amount of \$1,450,000.00.

LOCATION: The projects are located throughout the City of Houston.

CONTRACT COMPLETION AND COST: The Contractor, Grava, LLC., has completed the work under the subject Contract. The project was completed beyond the established completion date with an additional 365 days approved by Change Order No. 4. The final cost of the project, including overrun and underrun of estimated unit price quantities is \$1,397,656.92, a decrease of \$52,343.08 or 3.61% under the revised Contract Amount. The decreased cost is a result of the difference between planned and measured quantities.

M/WSBE PARTICIPATION: No City MWBE participation goal was established for this project as the original contract amount did not exceed the threshold of \$1,000,000.00 required for goal-oriented contracts per Section 15-82 of the City Code of Ordinances.

DocuSigned by:

Veronica Davis

8/11/2023

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For

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. M-43M003-0001-4

Prior Council Action:

Ordinance No. 2020-0908, dated 10-21-2020

Ordinance No. 2022-0019, dated 01-05-2022

Amount and Source of Funding:

No additional funding required.

Original allocation of \$850,000.00 from Fund No. 2302 Stormwater Fund.

Subsequent additional allocation of \$600,000.00 from Fund No. 2302 Stormwater Fund.

Contact Information:

Johana Clark, P.E.

Senior Assistant Director, Transportation & Drainage Operation

Phone: (832) 395-2274

ATTACHMENTS:

Description	Type
Project Locations	Backup Material
Maps	Backup Material
OBO	Backup Material
Prior Council Action	Backup Material
Ownership Information Form & Tax Report	Backup Material
Change Orders	Backup Material
Final Estimate	Backup Material

Work Auth. No.	Address	Council District
1	6000 Long Leaf Dr.	A
2	5700 Griggs Rd.	D
3	3203 Rosedale St.	D
4	9400 Conventry Square Dr	F
5	7198 Office City	I
6	8173 Liberty Rd	B
7	9702 Deanwood	A
8	6915 E Orem	I
9	Riceville Cemetery 9900 Honeywell Rd	J
10	2214 N MacGregor Way	D
11	1626 Hill Top	E
12	6900 De Priest	B
13	6031 Fitzhugh	B
14	Cottage Gove (Area Ditches)	C
15	7724 Harwin	J
16	Hillcroft and Court Rd	K
17a	3600 Hurley St	H
17b	7440 Long Point Rd	A
17c	2900 Rigel Rd	A, B
18	Columbia Tap-Rail Trail	D, I
19	2214 N MacGregor Way	D
20	5119 Schuler St	C



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District A, District B, District C, District D, District F, District
G, District I, District K

Item Creation Date: 2/20/2023

HPW-20PMO109 Accept Work / JFT Construction, Inc.

Agenda Item#: 5.

Summary:

RECOMMENDATION from Director Houston Public Works for approval of final contract amount of #2,741,289;80 and acceptance of work on contract with **JFT CONSTRUCTION, INC** for Citywide Work Orders for Council District Service Fund Project #8 - 4.10% over the original contract amount and under the 5% contingency amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; F - THOMAS; G - HUFFMAN; I - GALLEGOS and K - CASTEX-TATUM**

Background:

SUBJECT: Accept Work for Citywide Work Orders for Council District Service Fund Project # 8.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final Contract Amount of \$2,741,289.80 or 4.10% over the original Contract Amount, accept the Work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Street and Traffic Control Capital Improvement Plan (CIP) and was required to meet current City of Houston Standards as well as improve sidewalks, street surfaces, curbs, mobility and safety at intersections. The work orders were determined by the Council District Service Fund process.

DESCRIPTION/SCOPE: This project consisted of reconstruction of sidewalks, curb-ramps, replacement of damaged concrete pavement panels, overlay of deteriorated asphalt pavement surfaces, replacement of pavement markings where needed, modification of medians. The original Contract duration for this project was 365 calendar days. The project was awarded to JFT Construction, Inc. with an original contract amount of \$2,634,569.10.

LOCATION: The projects were located in 19 locations.

Work Authorization # 8 (5101 to 5317 Claremont St.) and Work Authorization #19 (Bayou bridge Dr from Braewick Dr to Glenfield Ct.) were cancelled and reassigned to another contract.

CONTRACT COMPLETION AND COST: The Contractor, JFT Construction, Inc., has completed the work under the subject Contract. The projects were completed within the original contract time. The final cost of the projects, including overrun and underrun of estimated unit price quantities and previously approved Change Order Nos. 1 through 7 is \$2,741,289.80, an increase

of \$106,720.70 or 4.10% over the original Contract Amount and under the 5% contingency amount. The increased cost is a result of the difference between planned and measured quantities.

M/WSBE PARTICIPATION: The advertised M/WBE contract goals for this project were 17.00% MBE and 3.00% WBE (20.00% total). The M/W/SBE goals approved for this project were 13.00% MBE, 3.00% WBE, and 4.00% SBE (20.00% total). According to the Office of Business Opportunity, the actual participation achieved on this project was 13.23% MBE, 3.30% WBE, and 3.87% SBE (20.40% total). The standard for meeting M/W/SBE participation goals is the demonstration of Good Faith Efforts. The Contractor's M/W/SBE performance on this project was rated Satisfactory for the following reasons: The Prime met the contract goals and utilized all approved MWSBEs to capacity. For the reasons listed, the Contractor's performance meets the intent and the spirit of the City's MWSBE program.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No(s). N-322017-0025-4

Prior Council Action:

Ordinance No. 2022-0336, dated 05-03-2022

Amount and Source of Funding:

No additional funding required.

Total (original) appropriation of \$2,978,026.00 from Fund No. 4040 - METRO Projects Construction - DDSRF

Contact Information:

Michael T. Wahl, P.E., PTOE
Assistant Director, Transportation, and drainage Operations
Phone: (832) 395-2443

ATTACHMENTS:

Description

Signed Coversheet
Project List

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District A, District B, District C, District D, District F, District G, District I, District K

Item Creation Date: 2/20/2023

HPW-20PMO109 Accept Work / JFT Construction, Inc.

Agenda Item#:

Background:

SUBJECT: Accept Work for Citywide Work Orders for Council District Service Fund Project # 8.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final Contract Amount of \$2,741,289.80 or 4.10% over the original Contract Amount, accept the Work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Street and Traffic Control Capital Improvement Plan (CIP) and was required to meet current City of Houston Standards as well as improve sidewalks, street surfaces, curbs, mobility and safety at intersections. The work orders were determined by the Council District Service Fund process.

DESCRIPTION/SCOPE: This project consisted of reconstruction of sidewalks, curb-ramps, replacement of damaged concrete pavement panels, overlay of deteriorated asphalt pavement surfaces, replacement of pavement markings where needed, modification of medians. The original Contract duration for this project was 365 calendar days. The project was awarded to JFT Construction, Inc. with an original contract amount of \$2,634,569.10.

LOCATION: The projects were located in 19 locations.

Work Authorization # 8 (5101 to 5317 Claremont St.) and Work Authorization #19 (Bayou bridge Dr from Braewick Dr to Glenfield Ct.) were cancelled and reassigned to another contract.

CONTRACT COMPLETION AND COST: The Contractor, JFT Construction, Inc., has completed the work under the subject Contract. The projects were completed within the original contract time. The final cost of the projects, including overrun and underrun of estimated unit price quantities and previously approved Change Order Nos. 1 through 7 is \$2,741,289.80, an increase of \$106,720.70 or 4.10% over the original Contract Amount and under the 5% contingency amount. The increased cost is a result of the difference between planned and measured quantities.

M/WSBE PARTICIPATION: The advertised M/WBE contract goals for this project were 17.00% MBE and 3.00% WBE (20.00% total). The M/W/SBE goals approved for this project were 13.00% MBE, 3.00% WBE, and 4.00% SBE (20.00% total). According to the Office of Business Opportunity, the actual participation achieved on this project was 13.23% MBE, 3.30% WBE, and 3.87% SBE (20.40% total). The standard for meeting M/W/SBE participation goals is the demonstration of Good Faith Efforts. The Contractor's M/W/SBE performance on this project was rated Satisfactory for the following reasons: The Prime met the contract goals and utilized all approved MWSBEs to capacity. For the reasons listed, the Contractor's performance meets the intent and the spirit of the City's MWSBE program.

DocuSigned by:

A handwritten signature in black ink that reads "Carol Ellinger Haddock". Below the signature is a blue line and the alphanumeric string "A93C410B72B3453...".

8/17/2023

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No(s). N-322017-0025-4

Prior Council Action:

Ordinance No. 2022-0336, dated 05-03-2022

Amount and Source of Funding:

No additional funding required.

Total (original) appropriation of \$2,978,026.00 from Fund No. 4040 - METRO Projects Construction - DDSRF

Contact Information:

Michael T. Wahl, P.E., PTOE
Assistant Director, Transportation, and drainage Operations
Phone: (832) 395-2443

ATTACHMENTS:

Description	Type
Maps	Backup Material
Project List	Backup Material
OBO Documents	Backup Material
Prior Council Action	Backup Material
Ownership Information Form and Tax Report	Backup Material
Change Orders	Backup Material
Final Estimate	Backup Material

Project Location List

20PMO109-N-322017-0025-4

Work Auth. No	Category	Work Authorization Description	Council District	Status
1	Pavement Rehab	replace damaged concrete pavement panels at Beechnut St to Braeswood Blvd.	C	Complete
2	Sidewalks	remove and replace the existing sidewalk on Schweikhardt St. from Stonewall St. to Vernon St.	B	Complete
3	Pavement Rehab	replace damaged concrete pavement panels. (N1, N2, N5, N6, N11) at N. Braeswood Blvd. from Chimney Rock Rd to W Loop South.	C	Complete
4	Sidewalks	remove and replace sidewalks and ADA ramps along Pagewood Lane from Stoney Brook Dr to Freshmeadows Dr	F	Complete
5	Sidewalks	replace damaged sidewalks along 2400 Arbor St. from Emancipation Ave. to Live Oak St.	D	Complete
6	Pavement Rehab	replace damaged concrete pavement panels (2, 3, 4, 5) at 737 N. Eldridge Pkwy	G	Complete
7	Sidewalks	construct a driveway on 3017 Campbell St.	B	Complete
8	Sidewalks	replace the existing damaged sidewalk from 5101 to 5317 Claremont St (both sides)	I	Closed
9	Pavement Rehab	Panel replacement at 11666 Southlake Dr and replace damage sidewalk at 2122 Woodland Park Dr.	G	Complete
10	Sidewalks	build a sidewalk on both sides of Ozark St from Bowling Green St to Del Rio St.	D	Complete
11	Intersection/Safety Rehab	Modify the intersection at Knoboak Dr and Moorberry Ln	A	Complete
12	Pavement Rehab	remove and replace pavement markings along Chimney Rock Rd between Woodway Dr and San Felipe Rd.	G	Complete
13	Pavement Rehab	to remove and replace concrete panel pavement on the West 18th Street between Seamist Drive and Ella Blvd.	C	Complete
14	Pavement Rehab	remove and replace damaged concrete pavement panels between 3250 and 3899 W. Fuqua St.	K	Complete
15	Pavement Rehab	to remove and replace damaged concrete pavement panels between 7714 and 7722 Pagewood Ln, Modify medians on Stoney Brook Dr at Meadowvale Dr, Pagewood Ln and Windswept Ln.	F	Complete
16	Sidewalks	remove and replace the existing damaged sidewalk on both sides of W Saulnier St from Stanford St to Taft St.	C	Complete
17	Pavement Rehab	remove and replace existing damaged concrete pavement at 4801 Woodway Dr. east bound,	G	Complete
18	Sidewalks	remove and replace sidewalks and ramps at various intersections of Meyerland Section 8	C	Complete
19	Sidewalks	remove and replace sidewalks and ramps on north side of Bayou Bridge Dr between Braewick Dr and Glenfield Ct	C	Terminated
20	Pavement Rehab	remove and replace existing damaged concrete pavement panels at Quail Park and Quail Burg; 17007, 17026,17042 Quail Park; 16910, 16918 Quail Glen; 17315 Edgehaven and 8435 Bird Run.	K	Complete
21	Sidewalks	remove and replace a section of existing sidewalk on 17210 Quail Glen.	K	Complete



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District A, District B, District C, District D, District F, District G, District H, District I, District J, District K

Item Creation Date: 7/26/2023

HPW – 20WWO1113 Accept Work / BCAC Underground, LLC

Agenda Item#: 6.

Summary:

RECOMMENDATION from Director Houston Public Works for approval of final contract amount of \$782,542.64 and acceptance of work on contract with **BCAC UNDERGROUND, LLC**, for Sanitary Sewer Cleaning and Television Inspection In Support of Rehabilitation – 2.27 % under the original contract amount - **DISTRICTS A - PECK; B - JACKSON; C - KAMIN; D - EVANS-SHABAZZ; F - THOMAS; G - HUFFMAN; H - CISNEROS; I - GALLEGOS; J - POLLARD and K - CASTEX-TATUM**

Background:

SUBJECT: Accept Work for Sanitary Sewer Cleaning and Television Inspection In Support of Rehabilitation.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final contract amount of \$782,542.64 or 2.27% under the original contract amount, accept the work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Neighborhood Sewer Rehabilitation Program and was required to meet renew/replace various deteriorated neighborhood collection systems throughout the City. The project involved sanitary sewer cleaning and television inspection in support of rehabilitation. The purpose was to reduce sanitary sewer overflows, which was accomplished by cleaning the sewer lines and television inspection to identify sewer lines in need of rehabilitation/renewal.

DESCRIPTION/SCOPE: This project consisted of sanitary sewer cleaning and television inspection in support of rehabilitation. The project was awarded to BCAC Underground, LLC, with 730 calendar days allowed for construction and an original contract amount of \$800,752.50.

LOCATION: The projects are located throughout the City of Houston.

CONTRACT COMPLETION AND COST: The contractor, BCAC Underground, LLC, has completed the work under the subject contract. The project was completed beyond the established completion date with an additional 60 days approved by Change Order No. 2. The final cost of the project, including overrun and underrun of estimated unit price quantities is \$782,542.64, a

decrease of \$18,209.86 or 2.27% under the original contract amount. The decrease cost is a result of the difference between planned and measured quantities.

M/WSBE PARTICIPATION: No City MWBE participation goal was established for this project as the contract amount did not exceed the threshold of \$1,000,000.00 required for goal-oriented contracts per Section 15-82 of the City Code of Ordinances.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. R-000266-0282-4
File No. 4277-104

Prior Council Action:

Ordinance No. 2019-0221, dated 03-27-2019

Amount and Source of Funding:

No additional funding required.

Original appropriation of \$840,790.00 from Fund No. 8500 – Water and Sewer System
Consolidated Construction Fund

Contact Information:

Greg Eyerly
Senior Assistant Director, Houston Water
Phone: (832) 395-4979

ATTACHMENTS:

Description

Signed Coversheet
Location List

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District A, District B, District C, District D, District F, District G, District H, District I, District J, District K

Item Creation Date: 7/26/2023

HPW – 20WWO1113 Accept Work / BCAC Underground, LLC

Agenda Item#:

Background:

SUBJECT: Accept Work for Sanitary Sewer Cleaning and Television Inspection In Support of Rehabilitation.

RECOMMENDATION: (SUMMARY) Pass a motion to approve the final contract amount of \$782,542.64 or 2.27% under the original contract amount, accept the work and authorize final payment.

PROJECT NOTICE/JUSTIFICATION: This project was part of the Neighborhood Sewer Rehabilitation Program and was required to meet renew/replace various deteriorated neighborhood collection systems throughout the City. The project involved sanitary sewer cleaning and television inspection in support of rehabilitation. The purpose was to reduce sanitary sewer overflows, which was accomplished by cleaning the sewer lines and television inspection to identify sewer lines in need of rehabilitation/renewal.

DESCRIPTION/SCOPE: This project consisted of sanitary sewer cleaning and television inspection in support of rehabilitation. The project was awarded to BCAC Underground, LLC, with 730 calendar days allowed for construction and an original contract amount of \$800,752.50.

LOCATION: The projects are located throughout the City of Houston.

CONTRACT COMPLETION AND COST: The contractor, BCAC Underground, LLC, has completed the work under the subject contract. The project was completed beyond the established completion date with an additional 60 days approved by Change Order No. 2. The final cost of the project, including overrun and underrun of estimated unit price quantities is \$782,542.64, a decrease of \$18,209.86 or 2.27% under the original contract amount. The decrease cost is a result of the difference between planned and measured quantities.

M/WSBE PARTICIPATION: No City MWBE participation goal was established for this project as the contract amount did not exceed the threshold of \$1,000,000.00 required for goal-oriented contracts per Section 15-82 of the City Code of Ordinances.

DocuSigned by:

 8/7/2023
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Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. R-000266-0282-4
File No. 4277-104

Prior Council Action:

Ordinance No. 2019-0221, dated 03-27-2019

Amount and Source of Funding:

No additional funding required.

Original appropriation of \$840,790.00 from Fund No. 8500 – Water and Sewer System Consolidated Construction Fund

Contact Information:

Greg Eyerly
Senior Assistant Director, Houston Water
Phone: (832) 395-4979

ATTACHMENTS:

Description	Type
Council District Map	Backup Material
Location List	Backup Material
Location Maps	Backup Material

OBO Documents
Prior Council Action
Ownership Information Form & Tax Report
Change Order Nos. 1 and 2
Final Estimate

Backup Material
Backup Material
Backup Material
Backup Material
Backup Material

4277-104	Sanitary Sewer Cleaning and Television Inspection In Support of Rehabilitation		
WBS No. R-000266-0282-4	BCAC Underground, LLC		
WORK ORDER	SUBDIVISION	BASIN	Council Dis
17	KIMWOOD PLACE, 77055	IA032	A
1	MELBOURNE PLACE, 77078	FB001	B
5	KASHMERE GARDENS, 77026	IB044	B
22	GLEN MANOR, 77028	FB022	B
4	WILSHIRE PLACE SEC 1, 77026	IB054	B,H
7	RICE MILITARY, 77007	II152	C
19	RIVER OAKS PLACE, 77019	II181	C
20	WOODHEAD, 77019, 77098	AS078	C
27	WOOD HAVEN, 77007	II156	C
3	SAGEMONT SEC 8, 77089	SM008	D
11	SUNNYSIDE, 77021	SB182	D
26	SMALLWOOD TERRACE, 77033	SB082	D
28	KING ESTATES, 77048	CH011	D
30	SOUTHBRIDGE, 77075	SE001	D
31	SOUTH UNION, 77021	SB181	D
9	KEEGANS GLEN, 77477	MA327	F
21	CATALINA SQUARE, 77072	BW234	F
15	WEST BEND, 77077, 77082, 77094	CC004	F, G
6	RIVER OAKS, 77019	AS064	G
12	SEETEGAST, 77003	II185	H
23	HOUSTON HARBOR, 77020	IB004	H
2	OVERBROOK, 77087	SB091	I
8	EASTLAWN, 77023	SB149	I
16	WESTPARK, 77057	SW260	J
18	SHARPSTOWN COUNTRY, 77036	KB309	J
29	SHARPSTOWN COUNTRY, 77036	SW084	J
10	WESTBURY, 77035	SW021	K
13	WINDSOR VILLAGE, 77045, 77085	WE013	K
14	ALMEDA, 77047	AS024	K



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/21/2023

**E32964 - Aging and Caregiving Support Services
(Houston's Amazing Place, Inc.) - MOTION**

Agenda Item#: 7.

Summary:

HOUSTON'S AMAZING PLACE, INC for Emergency Purchase of Aging and Respite Care Support Services for the Houston Health Department - \$75,000.00 - Grant Fund

Background:

Emergency Purchase Order (E32964) – Approve spending authority in an amount not to exceed \$75,000.00 for the purchase of aging and respite care support services from Houston's Amazing Place, Inc. for the Houston Health Department/Human Services (HHD).

Specific Explanation:

The Director of Houston Health Department and the Chief Procurement Officer recommend that City Council approve spending authority in the amount not to exceed **\$75,000.00** for the purchase of aging and respite care support services and that authorization be given to issue a purchase to **Houston's Amazing Place, Inc.**

The Chief Procurement Officer issued an emergency purchase order to Houston Amazing Place, Inc. on 5/23/23. The Houston Health Department needs this emergency purchase order (EPO) to have continuity of care for consumers with memory loss and Alzheimer's. This service provides respite services for caregivers and provides a safe and engaging location for vulnerable older adults while their caregivers work or attend to other responsibilities. It is imperative not to have disruption in service delivery and this EPO will serve as a stopgap measure until the ITB has been completed and awarded.

This recommendation is made pursuant to subsection 252.022(a)(2) of the Texas Local Government Code, which provides that "a procurement necessary to preserve or protect the public health or safety of the municipality's residents" is exempt from the competitive requirements for purchases.

MWBE Participation:

This procurement is exempt from the MWBE subcontracting participation goal because the department is utilizing an emergency purchase order for this purchase.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were

not solicited because the department is utilizing an emergency purchase order for this purchase.

Fiscal Note:

No Fiscal Note required for grant items.

Jedediah Greenfield
Chief Procurement Officer
Finance/Strategic Procurement Division

Department Approval Authority

Estimated Spending Authority			
Departments	FY2024	Out-Years	Award Amount
Houston Health Department	\$75,000.00	\$0.00	\$75,000.00

Amount and Source of Funding:

\$75,000.00

Fed/Local/State/Pass Grant Fund
Fund 5030

Contact Information:

Jedediah Greenfield SPD (832) 393-9126

ATTACHMENTS:

Description

Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/21/2023

E32964 - Aging and Caregiving Support Services (Houston's Amazing Place, Inc.) -
MOTION

Agenda Item#: 7.

Summary:

HOUSTON'S AMAZING PLACE, INC for Emergency Purchase of Aging and Respite Care Support Services for the Houston Health Department - \$75,000.00 - Grant Fund

Background:

Emergency Purchase Order (E32964) – Approve spending authority in an amount not to exceed \$75,000.00 for the purchase of aging and respite care support services from Houston's Amazing Place, Inc. for the Houston Health Department/Human Services (HHD).

Specific Explanation:

The Director of Houston Health Department and the Chief Procurement Officer recommend that City Council approve spending authority in the amount not to exceed **\$75,000.00** for the purchase of aging and respite care support services and that authorization be given to issue a purchase to **Houston's Amazing Place, Inc.**

The Chief Procurement Officer issued an emergency purchase order to Houston Amazing Place, Inc. on 5/23/23. The Houston Health Department needs this emergency purchase order (EPO) to have continuity of care for consumers with memory loss and Alzheimer's. This service provides respite services for caregivers and provides a safe and engaging location for vulnerable older adults while their caregivers work or attend to other responsibilities. It is imperative not to have disruption in service delivery and this EPO will serve as a stopgap measure until the ITB has been completed and awarded.

This recommendation is made pursuant to subsection 252.022(a)(2) of the Texas Local Government Code, which provides that "a procurement necessary to preserve or protect the public health or safety of the municipality's residents" is exempt from the competitive requirements for purchases.

MWBE Participation:

This procurement is exempt from the MWBE subcontracting participation goal because the department is utilizing an emergency purchase order for this purchase.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an emergency purchase order for this purchase.

Fiscal Note:

No Fiscal Note required for grant items.

8/25/2023

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Jedediah Greenfield
Chief Procurement Officer
Finance/Strategic Procurement Division

Department Approval Authority

Estimated Spending Authority

Departments	FY2024	Out-Years	Award Amount
Houston Health Department	\$75,000.00	\$0.00	\$75,000.00

Amount and Source of Funding:

\$75,000.00

Fed/Local/State/Pass Grant Fund
Fund 5030

Contact Information:
Jedediah Greenfield SPD (832) 393-9126

ATTACHMENTS:

Description	Type
EPO Justification Form	Backup Material
Certification of Funds	Financial Information
Tax Report	Backup Material
Ownership Form	Backup Material
Verification of Grant Funds - JC	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/10/2023

E32909 - Enterprise Microsoft Server Cloud Enrollment
Licenses (SHI Government Solutions, Inc.) - MOTION

Agenda Item#: 8.

Summary:

SHI GOVERNMENT SOLUTIONS, INC for Purchase of Microsoft Server Cloud Enrollment Licensing through the Texas Department of Information Resources Cooperative Purchasing Program for Houston Information Technology Services - \$567,458.64 - Central Service Revolving Fund

Background:

P11-E32909 – Approve spending authority in an amount not to exceed \$567,458.64 for the purchase of Microsoft Server Cloud Enrollment (SCE) licensing from SHI Government Solutions, Inc. through the Texas Department of Information Resources Cooperative Purchasing Program (DIR) for Houston Information Technology Services (HITS).

SPECIFIC EXPLANATION:

The Chief Information Officer and the Chief Procurement Officer recommend that City Council approve spending authority in an amount not to exceed **\$567,458.64** for the purchase of Microsoft SCE licensing through DIR and that authorization be given to issue purchase orders, as necessary, to the DIR vendor **SHI Government Solutions, Inc.** for HITS. The requested spending authority is expected to sustain the department through September 30, 2025 and includes projected growth.

This request will allow the City to purchase Microsoft Server and Cloud licensing for core infrastructure, including Windows Server and Windows System Center; application platform, including SQL Server and SharePoint Server; developer platform that provides comprehensive tools and services to design, build, and deploy enterprise applications; and Azure, Microsoft's cloud solution and data center solution. The SCE also provides the opportunity to access Microsoft's latest technologies and remain up to date with new software versions released during the contract period, allowing enhanced system security and data protection. With this purchase, the City can proactively monitor performance, maintain servers in optimal conditions, and enhance virtualization of a large portion of the physical server environment, thereby reducing hardware and other support costs. This item is associated with the consolidation of Microsoft-related agreements, as presented during the Transportation Technology and Infrastructure Committee Meeting on June 1, 2023 and facilitating the alignment and co-terming of these services with other Microsoft-related agreements.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services [from a cooperative purchasing program or organization] satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

This item was presented to the Transportation, Technology, and Infrastructure Committee on June 1, 2023.

M/WBE Participation:

M/WBE Zero Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield
Chief Procurement Officer
Finance/Strategic Procurement
Division

Lisa Kent
Chief Information Officer
Houston Information Technology
Services

Estimated Spending Authority			
DEPARTMENT	FY2024	OUT YEARS	TOTAL
Houston Information Technology Services	\$270,218.40	\$297,240.24	\$567,458.64

Amount and Source of Funding:

\$567,458.64

Central Service Revolving Fund

Fund No.: 1002

Contact Information:

Name	Dept/Division	Phone No.:
Jane Wu, Deputy Director	HITS/DBM	(832) 393-0013
Yesenia Chuca, Division Manager	Finance/SPD	(832) 393-8727
Candice Gambrell, Assistant Director	Finance/SPD	(832) 393-9129
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:

Description

Type



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/7/2023

E32966 - Enterprise Email Archival System (SHI
Government Solutions, Inc.) - MOTION

Agenda Item#: 9.

Summary:

SHI GOVERNMENT SOLUTIONS, INC for Purchase of an Enterprise Email Archival System through the Texas Department of Information Resources Cooperative Purchasing Program for Houston Information Technology Services and Various Departments - \$2,244,135.65 - Central Service Revolving Fund

Background:

P10-E32966 - Approve spending authority in an amount not to exceed \$2,244,135.65 for the purchase of an enterprise email archival system through the Texas Department of Information Resources Cooperative Purchasing Program (DIR) for Houston Information Technology Services (HITS) and various departments.

Specific Explanation:

The Chief Information Officer and the Chief Procurement Officer recommend that City Council approve spending authority in an amount not to exceed **\$2,244,135.65** for the purchase of an enterprise email archival system through DIR and that authorization be given to issue purchase orders, as necessary to the DIR vendor **SHI Government Solutions, Inc.** for HITS and various departments. The requested spending authority is expected to sustain the departments through October 11, 2026 and includes projected growth.

The enterprise email archival system is a cloud-based email archiving solution that allows the City to efficiently manage the processing and compliance of large volumes of emails, including the retention and storage of emails in accordance with applicable records retention requirements. This purchase also allows the City to support legal holds and eDiscovery requests from the legal department and aid in City's response obligations under the Texas Public Information Act (TPIA). This system provides the City with the ability to manage the entire email life cycle for the City of Houston including the maintenance, preservation, retention, and destruction of emails.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services [from a cooperative purchasing program or organization] satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

This item was presented to the Transportation, Technology, and Infrastructure Committee on August 3, 2023.

M/WBE Subcontracting:

M/WBE Zero Percentage Goal document approved by the Office of Business of Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/ proposals were not solicited because the department is utilizing an Interlocal/ Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield
Chief Procurement Officer
Finance/ Strategic Procurement Division

Lisa Kent
Chief Information Officer
Houston Information Technology
Services

Estimated Spending Authority			
DEPARTMENT	FY2024	OUT YEARS	TOTAL
Houston Information Technology Services	\$702,363.32	\$1,541,772.33	\$2,244,135.65

Amount and Source of Funding:

\$2,244,135.65

Central Service Revolving Fund

Fund No.: 1002

Contact Information:

Name	Dept/Division	Phone No.:
Jane Wu, Deputy Director	HITS/DBM	(832) 393-0013
Yesenia Chuca, Division Manager	Finance/SPD	(832) 393-8727
Candice Gambrell, Assistant Director	Finance /SPD	(832) 393-9129
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:**Description**

Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/7/2023

E32966 - Enterprise Email Archival System (SHI Government Solutions, Inc.) - MOTION

Agenda Item#: 13.

Background:

P10-E32966 - Approve spending authority in an amount not to exceed \$2,244,135.65 for the purchase of an enterprise email archival system through the Texas Department of Information Resources Cooperative Purchasing Program (DIR) for Houston Information Technology Services (HITS) and various departments.

Specific Explanation:

The Chief Information Officer and the Chief Procurement Officer recommend that City Council approve spending authority in an amount not to exceed **\$2,244,135.65** for the purchase of an enterprise email archival system through DIR and that authorization be given to issue purchase orders, as necessary to the DIR vendor **SHI Government Solutions, Inc.** for HITS and various departments. The requested spending authority is expected to sustain the departments through October 11, 2026 and includes projected growth.

The enterprise email archival system is a cloud-based email archiving solution that allows the City to efficiently manage the processing and compliance of large volumes of emails, including the retention and storage of emails in accordance with applicable records retention requirements. This purchase also allows the City to support legal holds and eDiscovery requests from the legal department and aid in City's response obligations under the Texas Public Information Act (TPIA). This system provides the City with the ability to manage the entire email life cycle for the City of Houston including the maintenance, preservation, retention, and destruction of emails.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services [from a cooperative purchasing program or organization] satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

This item was presented to the Transportation, Technology, and Infrastructure Committee on August 3, 2023.

M/WBE Subcontracting:

M/WBE Zero Percentage Goal document approved by the Office of Business of Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/ proposals were not solicited because the department is utilizing an Interlocal/ Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

8/25/2023

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Jedediah Greenfield
 Chief Procurement Officer
 Finance/ Strategic Procurement Division

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Lisa Kent
 Chief Information Officer
 Houston Information Technology
 Services

8/25/2023

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Estimated Spending Authority			
DEPARTMENT	FY2024	OUT YEARS	TOTAL
Houston Information Technology Services	\$702,363.32	\$1,541,772.33	\$2,244,135.65

Amount and Source of Funding:

\$2,244,135.65
 Central Service Revolving Fund
 Fund No.: 1002

Contact Information:

Name	Dept/Division	Phone No.:
------	---------------	------------

Jane Wu, Deputy Director	HITS/DBM	(832) 393-0013
Yesenia Chuca, Division Manager	Finance/SPD	(832) 393-8727
Candice Gambrell, Assistant Director	Finance /SPD	(832) 393-9129
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:

Description	Type
Certification of Funds	Financial Information
Coop Approval	Backup Material
OBO Goal Waiver	Backup Material
Quote	Backup Material
TTI Presentation	Backup Material
SAP Funding Document	Backup Material
Ownership Form	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/22/2023

E32971 - Microsoft Unified Support Services (Microsoft Corporation) - MOTION

Agenda Item#: 10.

Summary:

APPROVE spending authority in the amount not to exceed \$2,345,840.00 for Purchase of Microsoft Unified Support Services supporting Microsoft products through the Texas Department of Information Resources for Houston Information Technology Services and Various City Departments, awarded to **MICROSOFT CORPORATION** - Enterprise and Central Service Revolving Funds

Background:

E32971 – Approve spending authority in the amount not to exceed \$2,345,840.00 for the purchase of Microsoft Unified Support Services supporting Microsoft products from Microsoft Corporation through the Texas Department of Information Resources (DIR) for Houston Information Technology Services (HITS) and various City departments.

Specific Explanation:

The Chief Information Officer and the Chief Procurement Officer recommend that City Council approve spending authority in the amount not to exceed **\$2,345,840.00** for the purchase of Microsoft Unified Support Services supporting Microsoft products. Additionally, it is recommended that authorization be given to issue purchase orders to the DIR vendor **Microsoft Corporation**, as necessary. The requested spending authority is expected to sustain HITS and various City departments **through September 30, 2025**.

This purchase will allow HITS to purchase Microsoft Unified Support Services to support Microsoft products for City departments, including:

- 24/7/365 problem resolution support for Microsoft technologies with a dedicated Incident Manager;
- On-demand technical assessments to prevent risk and avoid downtime;
- Service Delivery Management, including product implementation support, cloud transition planning, and other proactive support services; and
- Education services, including both on-demand and instructor-led training classes for the City of Houston technical staff and end users.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a

cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services.”

This item was presented to the Transportation, Technology, and Infrastructure Committee on June 1, 2023.

M/WBE Participation:

M/WBE Zero Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City’s Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item will be included in the FY2024 Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedidiah Greenfield, Chief Procurement Officer
Finance/Strategic Procurement Division

Lisa Kent, Chief Information Officer
Houston Information Technology Services

ESTIMATED SPENDING AUTHORITY

DEPARTMENT	FY24	OUT-YEARS	Total
HITS	\$1,098,539.00	\$1,247,301.00	\$2,345,840.00

Amount and Source of Funding:

\$1,583,917.17 – Central Service Revolving Fund (1002)

\$ 483,252.00 – HAS Revenue Fund (8001)

~~\$ 278,670.83~~ – Water & Sewer System Operating Fund (8300)

\$2,345,840.00 - Total

Contact Information:

Name	Dept/Division	Phone No.:
Jane Wu, Deputy Director	HITS, DBM	(832) 393-0013
Yesenia Chuca, Division Manager	Finance/SPD	(832) 393-8727
Candice Gambrell, Assistant Director	Finance /SPD	(832) 393-9129
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:

Description

Signed Coversheet (HPW)

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/22/2023

E32971 - Microsoft Unified Support Services (Microsoft Corporation) - MOTION

Agenda Item#: 16.

Background:

E32971 – Approve spending authority in the amount not to exceed \$2,345,840.00 for the purchase of Microsoft Unified Support Services supporting Microsoft products from Microsoft Corporation through the Texas Department of Information Resources (DIR) for Houston Information Technology Services (HITS) and various City departments.

Specific Explanation:

The Chief Information Officer and the Chief Procurement Officer recommend that City Council approve spending authority in the amount not to exceed **\$2,345,840.00** for the purchase of Microsoft Unified Support Services supporting Microsoft products. Additionally, it is recommended that authorization be given to issue purchase orders to the DIR vendor Microsoft Corporation, as necessary. The requested spending authority is expected to sustain HITS and various City departments **through September 30, 2025**.

This purchase will allow HITS to purchase Microsoft Unified Support Services to support Microsoft products for City departments, including:

- 24/7/365 problem resolution support for Microsoft technologies with a dedicated Incident Manager;
- On-demand technical assessments to prevent risk and avoid downtime;
- Service Delivery Management, including product implementation support, cloud transition planning, and other proactive support services; and
- Education services, including both on-demand and instructor-led training classes for the City of Houston technical staff and end users.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

This item was presented to the Transportation, Technology, and Infrastructure Committee on June 1, 2023.

M/WBE Participation:

M/WBE Zero Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item will be included in the FY2024 Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

DocuSigned by:

Jeddian Greenfield, Chief Procurement Officer
Finance/Strategic Procurement Division

Lisa Kent, Chief Information Officer
Houston Information Technology Services

DocuSigned by:

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ESTIMATED SPENDING AUTHORITY

DEPARTMENT	FY24	OUT-YEARS	Total
HITS	\$1,098,539.00	\$1,247,301.00	\$2,345,840.00

Amount and Source of Funding:

\$1,583,917.17 – Central Service Revolving Fund (1002)

\$ 483,252.00 – HAS Revenue Fund (8001)
\$ 278,670.83 – Water & Sewer System Operating Fund (8300)
\$2,345,840.00 - Total

Contact Information:

Name	Dept/Division	Phone No.:
Jane Wu, Deputy Director	HITS, DBM	(832) 393-0013
Yesenia Chuca, Division Manager	Finance/SPD	(832) 393-8727
Candice Gambrell, Assistant Director	Finance /SPD	(832) 393-9129
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:

Description	Type
Certification of Funds	Financial Information
RCA Funding Request	Financial Information
OBO Goal Waiver	Backup Material
Coop Approval	Backup Material
Ownership Form	Backup Material
TTI Presentation	Backup Material
Funding Verification for Fund 8300	Financial Information
Funding Verification for Funds 2800 & 6800	Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/16/2023

I06940 - Lighting Ballasts - MOTION - (Patricia Tech Supply and Service)

Agenda Item#: 11.

Summary:

PATRICIA TECH SUPPLY AND SERVICE for Purchase of Lighting Ballasts for Houston Public Works - \$6,605.00 - Special Revenue Fund

Background:

Informal Bids Received August 2, 2023, for I06940 – Approve an award to Patricia Tech Supply and Service in the total amount of \$6,605.00 for the purchase of Lighting Ballasts.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve an award to **Patricia Tech Supply and Service** in the total amount of **\$6,605.00** for the purchase of lighting ballasts and that authorization be given to issue a purchase order for Houston Public Works.

This is for the purchase of 100 (one hundred) high-pressure sodium (HPS) ballasts, which are crucial components that help regulate the voltage and current supplied to HPS lamps. The ballasts are necessary because the lamps require a high voltage to start but once started, it requires a lower voltage to operate. The ballast regulates the voltage and current to ensure that the lamp operates safely and efficiently. The ballast rating is essential to ensure proper lamp operation on Houston streets and bridges, increasing vision for drivers at night. This equipment will be stored at the Houston Public Works warehouse.

This project was advertised in accordance with the requirements of the State of Texas bid laws for an informal procurement. Patricia Tech Supply and Service has already received \$49,436.40 for other goods and/or services this fiscal year. This purchase would put them above the \$50,000 threshold and therefore requires Council action. Fifteen (15) prospective bidders downloaded the solicitation document from SPD's e-bidding website and eleven (11) bids were received as outlined below:

<u>Company</u>	<u>Total Amount</u>
1. Patricia Tech Supply and Service	\$6,605.00
2. PRO GOV SALES	\$7,229.00
3. E. Sam Jones Distributor, Inc.	\$9,000.00
4. Abacus Quality System Services,	\$9,000.00

Inc.	
5. Globe Office Products	\$9,800.00
6. AMG SUPPLY LLC	\$11,079.00
7. Procurement Equipment LLC	\$12,391.00
8. DC EXPORT LLC	\$13,400.00
9. US Product Distributors Inc.	\$13,489.00
10. US Product Distributors Inc.	\$13,489.00
11. Planet Cellular Inc	\$26,600.00

Patricia Tech Supply and Service.: Award on its overall low bid meeting specifications in the total amount of \$6,605.00.

MWBE Participation:

This procurement is exempt from the City's MWBE subcontracting requirements as the total expenditure does not exceed the \$100,000.00 threshold. However, HPW does solicit bids through SPD's e-bidding website which is promoted to all registered MWBE vendors.

Hire Houston First:

The proposed contract requires compliance with the City's 'Hire Houston First' ordinance that promotes economic opportunity for Houston businesses, while supporting job creation. In this case, Patricia Tech Supply and Service is a designated HHF company, and they were the successful awardee without application of the HHF preference.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield, Chief Procurement Officer
Director
Finance/Strategic Procurement Division

Carol Ellinger Haddock, P.E.,
Houston Public Works

<u>Estimated Spending Authority:</u>			
Department	FY2024	Out Years	Total
Houston Public Works	\$6,605.00	\$0.00	\$6,605.00

Amount and Source of Funding:

\$6,605.00

Dedicated Drainage and Street Renewal Fund – Metro et al
Fund No.: 2312

Contact Information:

Brian Blum, Assistant Director (832) 395-3717

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/16/2023

I06940 - Lighting Ballasts - MOTION - (Patricia Tech Supply and Service)

Agenda Item#: 16.

Background:

Informal Bids Received August 2, 2023, for I06940 – Approve an award to Patricia Tech Supply and Service in the total amount of \$6,605.00 for the purchase of Lighting Ballasts.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve an award to **Patricia Tech Supply and Service** in the total amount of **\$6,605.00** for the purchase of lighting ballasts and that authorization be given to issue a purchase order for Houston Public Works.

This is for the purchase of 100 (one hundred) high-pressure sodium (HPS) ballasts, which are crucial components that help regulate the voltage and current supplied to HPS lamps. The ballasts are necessary because the lamps require a high voltage to start but once started, it requires a lower voltage to operate. The ballast regulates the voltage and current to ensure that the lamp operates safely and efficiently. The ballast rating is essential to ensure proper lamp operation on Houston streets and bridges, increasing vision for drivers at night. This equipment will be stored at the Houston Public Works warehouse.

This project was advertised in accordance with the requirements of the State of Texas bid laws for an informal procurement. Patricia Tech Supply and Service has already received \$49,436.40 for other goods and/or services this fiscal year. This purchase would put them above the \$50,000 threshold and therefore requires Council action. Fifteen (15) prospective bidders downloaded the solicitation document from SPD's e-bidding website and eleven (11) bids were received as outlined below:

<u>Company</u>	<u>Total Amount</u>
1. Patricia Tech Supply and Service	\$6,605.00
2. PRO GOV SALES	\$7,229.00
3. E. Sam Jones Distributor, Inc.	\$9,000.00
4. Abacus Quality System Services, Inc.	\$9,000.00
5. Globe Office Products	\$9,800.00
6. AMG SUPPLY LLC	\$11,079.00
7. Procurement Equipment LLC	\$12,391.00
8. DC EXPORT LLC	\$13,400.00
9. US Product Distributors Inc.	\$13,489.00
10. US Product Distributors Inc.	\$13,489.00
11. Planet Cellular Inc	\$26,600.00

Patricia Tech Supply and Service.: Award on its overall low bid meeting specifications in the total amount of \$6,605.00.

MWBE Participation:


This procurement is exempt from the City's MWBE subcontracting requirements as the total expenditure does not exceed the \$100,000.00 threshold. However, HPW does solicit bids through SPD's e-bidding website which is promoted to all registered MWBE vendors.

Hire Houston First:


The proposed contract requires compliance with the City's 'Hire Houston First' ordinance that promotes economic opportunity for Houston businesses, while supporting job creation. In this case, Patricia Tech Supply and Service is a designated HHF company, and they were the successful awardee without application of the HHF preference.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.


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Jedediah Greenfield, Chief Procurement Officer
Finance/Strategic Procurement Division

DocuSigned by:

Carol Elinger Haddock, P.E., Director
Houston Public Works

DS


Estimated Spending Authority:			
Department	FY2024	Out Years	Total
Houston Public Works	\$6,605.00	\$0.00	\$6,605.00

Amount and Source of Funding:

\$6,605.00
Dedicated Drainage and Street Renewal Fund – Metro et al
Fund No.: 2312

Contact Information:

Brian Blum, Assistant Director (832) 395-3717

ATTACHMENTS:

Description	Type
Bid Tab	Backup Material
Ownership Information	Backup Material
Tax Form	Backup Material
Conflict of Interest	Backup Material
HHF	Backup Material
Form A	Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/8/2023

E32946 Pneumatic and Mud Valves (Municipal Valve and Equipment Co) - MOTION

Agenda Item#: 12.

Summary:

MUNICIPAL VALVE AND EQUIPMENT COMPANY for Purchase of Pneumatic and Mud Valves through the Interlocal Agreement for Cooperative Purchasing with The Interlocal Purchasing System for Houston Public Works - \$217,897.24 - Enterprise Funds

Background:

P34-E32946 – Approve the purchase of Pneumatic and Mud Valves from Municipal Valve and Equipment Company through the Interlocal Agreement for Cooperative Purchasing with The Interlocal Purchasing System (TIPS) in the total amount of \$217,897.24 for Houston Public Works.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve the purchase of Pneumatic and Mud Valves through The Interlocal Purchasing System (TIPS) in the total amount of **\$217,897.24** for Houston Public Works, and that authorization be given to issue a purchase order to **Municipal Valve and Equipment Company**.

The purchase of ten (10) each, twenty-four Inch Pneumatic Gate Valves with actuators are used to stop the flow of water in a pipe and isolating pumps for repairs. They will be installed on the Return Activated Sludge Pumps at the 69th Street Wastewater Treatment Plant. These are direct replacements for existing valves and will be installed once received.

The purchase of eight (8) each, twelve-inch Mud Valves are used to drain water and wastewater treatment basins and tanks during the scheduled maintenance periods. They are direct replacements for existing valves, once received, will be installed at Metro Central WWTP.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

MWBE Participation:

MWBE zero percentage goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield, Chief Procurement Officer
Director
Finance/Strategic Procurement Division

Carol Ellinger Haddock, P.E.,
Houston Public Works

Estimated Spending Authority

Department	FY2024	Out Years	Total
Houston Public Works	\$217,897.24	\$0	\$217,897.24

Amount and Source of Funding:

\$ 72,097.24 - Water & Sewer System Operating Fund (8300)

\$145,800.00 - Combined Utility System General Purpose Fund (8305)

\$217,897.24 - Total

Contact Information:

Erika Lawton, Division Manager	HPW/PFW	(832) 395-2833
Brian Blum, Assistant Director	HPW/PFW	(832) 395-2717
Carolyn Hanahan, Assistant Chief Policy Officer	Finance/SPD	(832) 393-9127
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:**Description**

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/8/2023

E32946 Pneumatic and Mud Valves (Municipal Valve and Equipment Co) - MOTION

Agenda Item#: 7.

Background:

P34-E32946 – Approve the purchase of Pneumatic and Mud Valves from Municipal Valve and Equipment Company through the Interlocal Agreement for Cooperative Purchasing with The Interlocal Purchasing System (TIPS) in the total amount of \$217,897.24 for Houston Public Works.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve the purchase Pneumatic and Mud Valves through The Interlocal Purchasing System (TIPS) in the total amount of **\$217,897.24** for Houston Public Works, and that authorization be given to issue a purchase order to **Municipal Valve and Equipment Company**.

The Twenty-Four Inch Pneumatic Gate Valves with actuators are used for stopping the flow of water in a pipe and isolating pumps for repairs. Mud Valves are used at the bottom of water and wastewater treatment basins and tanks for draining during scheduled maintenance periods.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

MWBE Participation:

MWBE zero percentage goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

8/18/2023

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**Jedediah Greenfield, Chief Procurement Officer
Finance/Strategic Procurement Division**

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**Carol Ellinger Haddock, P.E., Director
Houston Public Works**

8/18/2023

DS

Estimated Spending Authority

Department	FY2024	Out Years	Total
Houston Public Works	\$217,897.24	\$0	\$217,897.24

Amount and Source of Funding:

\$ 72,097.24 - Water & Sewer System Operating Fund (8300)

\$145,800.00 - Combined Utility System General Purpose Fund (8305)

\$217,897.24 - Total

Contact Information:

Erika Lawton, Division Manager

HPW/PFW

(832) 395-2833

Brian Blum, Assistant Director

HPW/PFW

(832) 395-2717

Carolyn Hanahan, Assistant Chief Policy Officer

Finance/SPD

(832) 393-9127

Jedediah Greenfield, Chief Procurement Officer

Finance/SPD

(832) 393-9126

ATTACHMENTS:

Description

Type

E32946 - Interlocal Signed
E32946 - Municipal Valve Quotation
E32946 - Conflict of Interest
E32946 - OBO Goal Waiver
E32946 Municiple Valve Ownership Form
E32946 - Form A
E32946 - Tax Report
Funding Verification
Budget vs Actual E32946

Backup Material
Backup Material
Backup Material
Backup Material
Backup Material
Financial Information
Backup Material
Financial Information
Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/25/2023

E32930 - Air Relief Valves (Ferguson Waterworks) - MOTION

Agenda Item#: 13.

Summary:

FERGUSON WATERWORKS for Purchase of Air Release Valves through the Interlocal Agreement for Cooperative Purchasing with the National Cooperative Purchasing Alliance for Houston Public Works - \$315,139.02 - Enterprise Fund

Background:

P34-E32930 – Approve the purchase of Air Release Valves from Ferguson Waterworks through the Interlocal Agreement for Cooperative Purchasing with the National Cooperative Purchasing Alliance (NCPA) in the total amount of \$315,139.02 for Houston Public Works.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve the purchase of seventy-five (75) Air Release Valves from **Ferguson Waterworks** through the Cooperative Purchasing Agreement with National Cooperative Purchasing Alliance (NCPA) in the amount of **\$315,139.20** for Houston Public Works, and that authorization be given to issue a purchase order.

The 2-inch and 4-inch Air Relief Valves in pipeline systems serve two primary functions. The Air Relief Valves discharge gases that may cause an airlock in the piping systems without discharging liquids, or they admit air into the system when the internal pressure of the pipeline drops below atmospheric pressure. Air relief Valves are used throughout the City in Manholes, Lift Station Pumps, Force Mains and Treatment Plants. The purchase of a total of Seventy-Five (75) Air Relief Valves will be sufficient for current requirements and enough inventory for an approximately twelve months.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

MWBE Participation:

MWBE zero percentage goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield, Chief Procurement Officer
Director
Finance/Strategic Procurement Division

Carol Ellinger Haddock, P.E.,
Houston Public Works

Estimated Spending Authority

Department	FY2024	Out Years	Total
Houston Public Works	\$315,139.02	\$0	\$315,139.02

Amount and Source of Funding:

\$315,139.02

Water & Sewer System Operating Fund

Fund No.: 8300

Contact Information:

Name	Department/Division	Phone
Erika Lawton	HPW-Division Manager	(832) 393-2833
Brian Blum	HPW-Assistant Director	(832) 395-2717
Carolyn Hanahan	Assistant Chief Policy Officer	(832) 393-9127
Jedediah Greenfield	Chief Procurement Officer	(832) 393-9126

ATTACHMENTS:**Description**

Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/25/2023

E32930 - Air Relief Valves (Ferguson Waterworks) - MOTION

Agenda Item#: 9.

Summary:

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FERGUSON WATERWORKS for the purchase of air Release Valves through the Interlocal Agreement for Cooperative Purchasing with the National Cooperative Purchasing Alliance for Houston Public Works - \$315,139.02 - Enterprise Fund

Background:

P34-E32930 – Approve the purchase of Air Release Valves from Ferguson Waterworks through the Interlocal Agreement for Cooperative Purchasing with the National Cooperative Purchasing Alliance (NCPA) in the total amount of \$315,139.02 for Houston Public Works.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve the purchase of seventy-five (75) Air Release Valves from **Ferguson Waterworks** through the Cooperative Purchasing Agreement with National Cooperative Purchasing Alliance (NCPA) in the amount of **\$315,139.20** for Houston Public Works, and that authorization be given to issue a purchase order.

The 2-inch and 4-inch Air Relief Valves in pipeline systems serve two primary functions. The Air Relief Valves discharge gases that may cause an airlock in the piping systems without discharging liquids, or they admit air into the system when the internal pressure of the pipeline drops below atmospheric pressure. Air relief Valves are used throughout the City in Manholes, Lift Station Pumps, Force Mains and Treatment Plants. The purchase of a total of Seventy-Five (75) Air Relief Valves will be sufficient for current requirements and enough inventory for an approximately twelve months.

This recommendation is made pursuant to subsection 271.102(c) of the Texas Local Government Code, which provides that "a local government that purchases goods or services from a cooperative purchasing program or organization satisfies any state law requiring the local government to seek competitive bids for the purchase of the goods or services."

MWBE Participation:

MWBE zero percentage goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing an Interlocal/Cooperative Purchasing Agreement for this purchase.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

8/24/2023

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Jedediah Greenfield, Chief Procurement Officer
Finance/Strategic Procurement Division

DocuSigned by:

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Carol Ellinger Haddock, P.E., Director
Houston Public Works

8/25/2023

DS

Estimated Spending Authority

Department	FY2024	Out Years	Total
Houston Public Works	\$315,139.02	\$0	\$315,139.02

Amount and Source of Funding:

\$315,139.02

Water & Sewer System Operating Fund

Fund No.: 8300

Contact Information:

Name	Department/Division	Phone
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Erika Lawton	HPW-Division Manager	(832) 393-2833
Brian Blum	HPW-Assistant Director	(832) 395-2717
Carolyn Hanahan	Assistant Chief Policy Officer	(832) 393-9127
Jedediah Greenfield	Chief Procurement Officer	(832) 393-9126

ATTACHMENTS:

Description	Type
E32930 Coop Signed	Backup Material
E32930 Ferguson Quotation	Backup Material
E32930 Ownership Form	Backup Material
E32930 Tax Report Ferguson	Financial Information
E32930 OBO Waiver	Backup Material
E32930 Form A	Financial Information
E32930 Conflict of Interest Signed	Backup Material
Funding Verification	Financial Information
Budget vs Actual E32930	Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/26/2023

N32701 - Purchase of Chemical Tanks (Kinetic Motorwerks, LLC) - MOTION

Agenda Item#: 14.

Summary:

KINETIC MOTORWERKS, LLC to furnish Chemical Tanks for Houston Public Works - \$116,106.00 - Enterprise Fund

Background:

P07-N32701 Formal Bids Received June 15, 2023 - Approve an award to Kinetic Motorwerks, LLC in an amount not to exceed \$116,106.00 to furnish chemical tanks for Houston Public Works.

Specific Explanation:

The Director of Houston Public Works (HPW) and the Chief Procurement Officer recommend that City Council approve an award to **Kinetic Motorwerks, LLC** in an amount not to exceed **\$116,106.00** to furnish chemical tanks for Houston Public Works and that authorization be given to issue a purchase order.

This purchase consists of a total of three (3) chemical tanks. The tanks will be delivered to three (3) different wastewater treatment plants; Almeda Sims Wastewater Treatment Plant, Southwest Wastewater Treatment Plant and the Old Galveston Road Wastewater Treatment Plant. These chemical tanks will be used to store chemicals used to treat wastewater, in order to comply with the mandated Texas Commission of Environmental Quality (TCEQ) permit standards. These chemical tanks are a critical component used in the wastewater treatment process. The new tanks will be replacing the existing storage tanks that are over twenty (20) years old and the lining and insulation of these tanks are currently shredding, affecting the integrity of the chemicals stored in them. These chemical tanks will be built and shipped directly from the manufacturer to each of the three (3) wastewater treatment plants.

This project was advertised in accordance with the requirements of the State of Texas bid laws. Eighty (80) prospective bidders downloaded the solicitation document from the SPD's e-bidding website and only two (2) bids were received as outlined below:

<u>Company</u>	<u>Total</u>
Kinetic Motorwerks, LLC	\$116,106.00
Macaulay Controls Company	\$154,163.00

MWBE Participation:

Zero-Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

The proposed award requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston businesses and supports job creation. In this case, Kinetic Motorwerks, LLC is a designated HHF company, but was the successful awardee without application of the HHF preference.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Jedediah Greenfield
Chief Procurement Officer
Finance Strategic Procurement Division

Carol Ellinger Haddock, P.E. Director
Houston Public Works

Estimated Spending Authority

DEPARTMENT	FY2024	OUT YEARS	TOTAL
Houston Public Works	\$116,106.00	\$0.00	\$116,106.00

Amount and Source of Funding:

\$116,106.00
Combined Utility System General Purpose Fund
Fund No. 8305

Contact Information:

Name	Dept/Division	Phone No.:
Erika Lawton, Division Manager	HPW	(832) 395-2833
Brian Blum, Assistant Director	HPW	(832) 395-2717
Carolyn Hanahan, Assistant Chief Policy Officer	Finance/SPD	(832) 393-9127
Jedediah Greenfield, Chief Procurement Officer	Finance/SPD	(832) 393-9126

ATTACHMENTS:

Description	Type
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CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District I

Item Creation Date: 1/27/2022

HCD21-126 Harris Center for Mental Health

Agenda Item#: 15.

Summary:

ORDINANCE approving and authorizing Loan Agreement between the City of Houston and **HARRIS CENTER FOR MENTAL HEALTH AND IDD**, to provide a loan of Home Investment Partnerships Program Funds to partially finance the construction of 6168 South Loop East Apartments, a 26-unit Mental Health Services Facility located at 6168 South Loop East Freeway, Houston, Texas - **DISTRICT I - GALLEGOS**

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Loan Agreement between the City of Houston (City) and The Harris Center for Mental Health and IDD, providing a forgivable loan in the amount of \$4,545,012.00 in Home Investment Partnerships Program (HOME) funds towards the construction of their proposed 6168 South Loop East Apartments, which will consist of 24 one-bedroom units and two one-bedroom ADA-accessible units. The project will provide services to adults experiencing homelessness, who also live with mental illness, substance use disorder, and/or other chronic health conditions in Harris County.

The property is located at 6168 South Loop East Freeway, Houston, TX 77087 and will provide life skills training, behavioral and primary health care, mental health services, exercise and nutrition programs and other supportive services to encourage positive development. The Harris Center for Mental Health and IDD will also provide supportive services primarily through the Respite, Rehab, and Re-Entry mental health facility that is on site and will receive referrals from temporary housing programs for persons with mental health needs. For over 56 years, the Harris Center for Mental Health and IDD has been focused on empowering people with behavioral health and IDD to improve their lives through an accessible, integrated, and comprehensive recovery system of care.

On-site staff will include a full-time Property Manager, Support Staff/Activity Coordinator, Case Managers, and maintenance staff. Case Managers, counselors, peer support specialists, and psychiatrists will be located at the adjacent property to engage residents with the goal of achieving independence and self-sufficiency. Case Managers will work with residents to provide linkages to life skills training, behavioral and primary health care, mental health, exercise and nutrition programs, and more. To support the safety of residents, there will be exterior security cameras on the property, fencing and controlled ingress/egress. The apartments will also benefit from proximity to a 24-hour mental health facility with security.



Sources	Amount	Uses	Amount
City of Houston Request	\$4,545,012.00	Hard Cost	\$8,976,061.00
Health and Human Services Commission (HHSC)	\$3,892,690.00	Soft Cost	\$2,979,428.00
Community Health Choice	\$3,216,927.00	Acquisition Cost	\$414,450.00
Harris Center – contributions	\$877,310.00	Developer Fee	\$150,000.00
		Reserves	\$12,000.00
Total Source of Funds:	\$12,531,939.00	Total Project Cost:	\$12,531,939.00

No fiscal note is required on grant items.

This item was reviewed by the Housing and Community Affairs Committee on November 16, 2021, and April 18, 2023.

Keith W. Bynam, Director

Amount and Source of Funding:

\$4,545,012.00

Federal Government-Grant Funded

Fund 5000

Contact Information:

Roxanne Lawson, Division Manager

Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:

Description

Signed coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District I

Item Creation Date: 1/27/2022

HCD21-126 Harris Center for Mental Health

Agenda Item#: 17.

Summary:

ORDINANCE approving and authorizing a Loan Agreement between the City of Houston and **THE HARRIS CENTER FOR MENTAL HEALTH AND IDD** to provide a loan of Home Investment Partnerships Program Funds to partially finance the construction of 6168 South Loop East Apartments, a 26-unit mental health services facility located at 6168 South Loop East Freeway, Houston, Texas - **DISTRICT I - GALLEGOS**

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Loan Agreement between the City of Houston (City) and The Harris Center for Mental Health and IDD, providing a forgivable loan in the amount of \$4,545,012.00 in Home Investment Partnerships Program (HOME) funds towards the construction of their proposed 6168 South Loop East Apartments, which will consist of 24 one-bedroom units and two one-bedroom ADA-accessible units. The project will provide services to adults experiencing homelessness, who also live with mental illness, substance use disorder, and/or other chronic health conditions in Harris County.

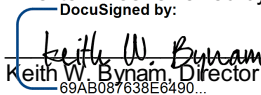
The property is located at 6168 South Loop East Freeway, Houston, TX 77087 and will provide life skills training, behavioral and primary health care, mental health services, exercise and nutrition programs and other supportive services to encourage positive development. The Harris Center for Mental Health and IDD will also provide supportive services primarily through the Respite, Rehab, and Re-Entry mental health facility that is on site and will receive referrals from temporary housing programs for persons with mental health needs. For over 56 years, the Harris Center for Mental Health and IDD has been focused on empowering people with behavioral health and IDD to improve their lives through an accessible, integrated, and comprehensive recovery system of care.

On-site staff will include a full-time Property Manager, Support Staff/Activity Coordinator, Case Managers, and maintenance staff. Case Managers, counselors, peer support specialists, and psychiatrists will be located at the adjacent property to engage residents with the goal of achieving independence and self-sufficiency. Case Managers will work with residents to provide linkages to life skills training, behavioral and primary health care, mental health, exercise and nutrition programs, and more. To support the safety of residents, there will be exterior security cameras on the property, fencing and controlled ingress/egress. The apartments will also benefit from proximity to a 24-hour mental health facility with security.

Sources	Amount	Uses	Amount
City of Houston Request	\$4,545,012.00	Hard Cost	\$8,976,061.00
Health and Human Services Commission (HHSC)	\$3,892,690.00	Soft Cost	\$2,979,428.00
Community Health Choice	\$3,216,927.00	Acquisition Cost	\$414,450.00
Harris Center – contributions	\$877,310.00	Developer Fee	\$150,000.00
		Reserves	\$12,000.00
Total Source of Funds:	\$12,531,939.00	Total Project Cost:	\$12,531,939.00

No fiscal note is required on grant items.

This item was reviewed by the Housing and Community Affairs Committee on November 16, 2021, and April 18, 2023.

DocuSigned by:

 Keith W. Bynam, Director
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Amount and Source of Funding:

\$4,545,012.00

Federal Government-Grant Funded
 Fund 5000

Contact Information:

Roxanne Lawson, Division Manager
 Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:

Description

Cover Sheet
SAP Documents
Maps
Fact Sheet
PNFDF
Delinquent Tax Report
PNFDF form Part 6
Public Notice
Verification of Grant Funding - JC
Caption
Signed Ordinance
Loan Agreement

Type

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



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 5/8/2023

HCD23-59 Bethune Empowerment Center Phase 2

Agenda Item#: 16.

Summary:

ORDINANCE approving and authorizing amendment to the Renovation, Operations and Management Agreement between City of Houston, Texas and **HOUSTON BUSINESS DEVELOPMENT INC** the amendment will add CDBG Funds and General Funds for Phase II of the project to Renovate, Operate, and Manage five buildings on the property located at 2500 South Victory Drive, Houston, Texas 77088 - **DISTRICT B - JACKSON**

Background:

The Housing and Community Development (HCD) Department recommends Council approval of an Ordinance authorizing a first amendment to the Renovation, Operations and Management Agreement (Agreement) between the City of Houston (City) and Houston Business Development Inc. (HBDi), to provide \$1,500,000.00 in Community Development Block Grant (CDBG), and \$1,871,266.00 in General Funds for the Bethune Empowerment Center Phase 2 located at 2500 Victory Dr. in the Acres Homes Complete Community. Funding for the Bethune Empowerment Center (phase 2) will be used to renovate the facility, ultimately providing workforce development, job training and education, and a childcare and learning center.

The City and HBDi will amend the Agreement for Phase 2 and HBDi will manage the renovations. Upon completion of renovations, HBDi will operate and manage the Bethune Empowerment Center (phase 2) to effectuate the goals of the community resource center and provide economic opportunities.

Renovations at the site will include installation of new mechanical system, electrical and plumbing, kitchen rehabilitation, and interior reconfiguration and build out to provide programmed spaces. Interior renovations include installation of new flooring and carpet, window replacement, and hardware upgrades and paint. Exterior renovations include drainage improvements, gas generator, sign installation.

HBDi is a certified Community Development Financial Institution and a Community Development Business Organization that has served Houston for 30 years, providing small business with access to affordable loans, technical assistance, and business counseling services.

The total project budget is \$6,275,016.00, of which \$1,123,750.00 will be provided by sponsor contributions. The City intends on funding the remaining project budget through other federally funded sources as those funds become available. The City shall approve those future funds through future Council actions.

Sources and Uses			
Sources	Amount	Uses	Amount
COH - CDBG	\$1,500,000.00	Soft Costs	\$687,500.00
EDI - CPF	\$1,780,000.00	Hard Costs	\$5,587,516.00
General Funds	\$1,871,266.00		
Sponsor Contribution	\$1,123,750.00		
TOTAL	\$6,275,016.00	TOTAL	\$6,275,016.00

Fiscal Note:

No Fiscal Note is required on grant items.

Funding for this item is not included in the FY2024 Adopted Budget. Therefore, a Fiscal Note is required as stated in the Financial Policies.

Estimated Fiscal Operating Impact

Recurring or One-Time		One-time	
Fund Name	FY2024	Out Year	Total
General Fund	\$1,871,266.00	\$0	\$1,871,266.00
Total	\$1,871,266.00	\$0	\$1,871,266.00

The Housing and Community Affairs Committee Chair was briefed on this item on July 12, 2023.

Keith W. Bynam, Director

Prior Council Action:

2/3/21 (O) 2021-89

2/3/21 (O) 2021-90

2/3/21 (O) 2021-91

Amount and Source of Funding:

\$1,500,000.00 – Federal Government Grant Fund (5000)

\$1,871,266.00 – General Fund (1000)

Contact Information:

Roxanne Lawson, Division Manager

Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:

Description

Coversheet (revised)

Type

Signed Cover sheet

**CITY OF HOUSTON - CITY COUNCIL**

Meeting Date: 8/29/2023

District B

Item Creation Date: 5/8/2023

HCD23-59 Bethune Empowerment Center Phase 2

Agenda Item#: 16.

Summary:

ORDINANCE approving and authorizing an amendment to the Renovation, Operation, and Management Agreement between the City of Houston, Texas and **HOUSTON BUSINESS DEVELOPMENT, INC.** to add CDBG Funds and General Funds for Phase II of the Project to renovate, operate, and manage five buildings on the property located at 2500 South Victory Drive, Houston, Texas 77088 - **DISTRICT B - JACKSON**

Background:

The Housing and Community Development (HCD) Department recommends Council approval of an Ordinance authorizing a first amendment to the Renovation, Operations and Management Agreement (Agreement) between the City of Houston (City) and Houston Business Development Inc. (HBDi), to provide \$1,500,000.00 in Community Development Block Grant (CDBG), and \$1,871,266.00 in General Funds for the Bethune Empowerment Center Phase 2 located at 2500 Victory Dr. in the Acres Homes Complete Community. Funding for the Bethune Empowerment Center (phase 2) will be used to renovate the facility, ultimately providing workforce development, job training and education, and a childcare and learning center.

The City and HBDi will amend the Agreement for Phase 2 and HBDi will manage the renovations. Upon completion of renovations, HBDi will operate and manage the Bethune Empowerment Center (phase 2) to effectuate the goals of the community resource center and provide economic opportunities.

Renovations at the site will include installation of new mechanical system, electrical and plumbing, kitchen rehabilitation, and interior reconfiguration and build out to provide programmed spaces. Interior renovations include installation of new flooring and carpet, window replacement, and hardware upgrades and paint. Exterior renovations include drainage improvements, gas generator, sign installation.

HBDi is a certified Community Development Financial Institution and a Community Development Business Organization that has served Houston for 30 years, providing small business with access to affordable loans, technical assistance, and business counseling services.

The total project budget is \$6,275,016.00, of which \$1,123,750.00 will be provided by sponsor contributions. The City intends on funding the remaining project budget through other federally funded sources as those funds become available. The City shall approve those future funds through future Council actions.

Sources and Uses			
Sources	Amount	Uses	Amount
COH - CDBG	\$1,500,000.00	Soft Costs	\$687,500.00
EDI - CPF	\$1,780,000.00	Hard Costs	\$5,587,516.00
General Funds	\$1,871,266.00		
Sponsor Contribution	\$1,123,750.00		
TOTAL	\$6,275,016.00	TOTAL	\$6,275,016.00

Fiscal Note:

No Fiscal Note is required on grant items.

Funding for this item is not included in the FY2024 Adopted Budget. Therefore, a Fiscal Note is required as stated in the Financial Policies.

Estimated Fiscal Operating Impact

Fund Name	FY2024	One-time	
		Out Year	Total
General Fund	\$1,871,266.00	\$0	\$1,871,266.00
Total	\$1,871,266.00	\$0	\$1,871,266.00

The Housing and Community Affairs Committee Chair was briefed on this item on July 12, 2023.

DocuSigned by:


Keith W. Bynam, Director

Prior Council Action:

2/3/21 (O) 2021-89
2/3/21 (O) 2021-90
2/3/21 (O) 2021-91

Amount and Source of Funding:

\$1,500,000.00 – Federal Government Grant Fund (5000)
\$1,871,266.00 – General Fund (1000)

Contact Information:

Roxanne Lawson, Division Manager
Housing and Community Development Department
Phone: (832) 394-6307

ATTACHMENTS:

Description	Type
Cover Sheet	Signed Cover sheet
Ordinance 2021-89	Backup Material
Ordinance 2021-90	Backup Material
Ordinance 2021-91	Backup Material
Verification of Grant Funding .YL	Backup Material
Caption	Other
DTR - Linebarger	Other
PNFDF	Other
SAP	Other
RCA Funding Info	Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District D

Item Creation Date: 6/2/2023

HCD23-66 Heart of Houston CDC Developer Agreement for Single Family Homes

Agenda Item#: 17.

Summary:

ORDINANCE authorizing and approving Developer Agreement (CHDO Single-Family Home Development Program) between City of Houston and **HEART OF HOUSTON COMMUNITY DEVELOPMENT CORPORATION, INC** to provide Federal Home Investment Partnership Funds to develop up to eleven affordable single-family homes; authorizing the Mayor to said developer execute said Developer Agreement with Heart of Houston Community Development Corporation, Inc, setting a maximum contract amount - **DISTRICT D - EVANS-SHABAZZ**

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Developer Agreement between the City of Houston (City) and Heart of Houston CDC (HHCDC), to provide up to \$3,100,000.00 in Home Investment Partnerships Program (HOME) set-aside funds towards the design and construction of affordable single-family homes on scattered sites in the Third Ward and South Union Communities. This project will be managed by the Community Housing Development Organization (CHDO) program, which falls under HCD's Single-Family Home Development Division.

The CHDO administers newly constructed affordable family homes for sale to eligible low-to moderate-income (LMI) homebuyers and expands non-profit housing providers' capacity. This development is comprised of 11 energy-efficient, affordable, single-family homes. The lots are provided through a partnership with Midtown Redevelopment Authority. Other partners include Amegy Bank and Mayberry Homes.

The home designs are three-bedroom, two-bath with a front load garage. Each home will be between 1,400 to 1,800 sq ft. The designs of each home will encompass Energy STAR certification and FORTIFIED HOME Hurricane Standards. Some homes will have resilient components including but not limited to, generators, impact windows, and/or higher R-value insulation, based on the availability of funding from Wells Fargo's grant.

Sources	Amount	Uses	Amount
HOME Funds	\$3,100,000.00	Construction Cost	\$2,786,500.00
Midtown Redevelopment		Land Value	\$2,578,455.00

Authority	\$2,578,455.00		
		Bridge Financing	\$152,583.00
		Contingency for Unforeseen or Cost Overrun	\$160,917.00
Total	\$5,678,455.00	Estimated Total	\$5,678,455.00

Fiscal Note:

No fiscal note is required on grant items.

This item was reviewed by the Housing and Committee Affairs Committee on June 20, 2023.

Keith W. Bynam, Director

Amount and Source of Funding:

\$3,100,000.00

Federal Government - Grant

Fund 5000

Contact Information:

Roxanne Lawson, Division Manager

Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:

Description

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

District D

Item Creation Date: 6/2/2023

HCD23-66 Heart of Houston CDC Developer Agreement for Single Family Homes

Agenda Item#: 33.

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Developer Agreement between the City of Houston (City) and Heart of Houston CDC (HHCDC), to provide up to \$3,100,000.00 in Home Investment Partnerships Program (HOME) set-aside funds towards the design and construction of affordable single-family homes on scattered sites in the Third Ward and South Union Communities. This project will be managed by the Community Housing Development Organization (CHDO) program, which falls under HCD's Single-Family Home Development Division.

The CHDO administers newly constructed affordable family homes for sale to eligible low-to moderate-income (LMI) homebuyers and expands non-profit housing providers' capacity. This development is comprised of 11 energy-efficient, affordable, single-family homes. The lots are provided through a partnership with Midtown Redevelopment Authority. Other partners include Amegy Bank and Mayberry Homes.

The home designs are three-bedroom, two-bath with a front load garage. Each home will be between 1,400 to 1,800 sq ft. The designs of each home will encompass Energy STAR certification and FORTIFIED HOME Hurricane Standards. Some homes will have resilient components including but not limited to, generators, impact windows, and/or higher R-value insulation, based on the availability of funding from Wells Fargo's grant.

Sources	Amount	Uses	Amount
HOME Funds	\$3,100,000.00	Construction Cost	\$2,786,500.00
Midtown Redevelopment Authority	\$2,578,455.00	Land Value	\$2,578,455.00
		Bridge Financing	\$152,583.00
		Contingency for Unforeseen or Cost Overrun	\$160,917.00
Total	\$5,678,455.00	Estimated Total	\$5,678,455.00

Fiscal Note:

No fiscal note is required on grant items.

This item was reviewed by the Housing and Committee Affairs Committee on June 20, 2023.

DocuSigned by:

Keith W. Bynam

Keith W. Bynam, Director

Amount and Source of Funding:

\$3,100,000.00 - Federal Government - Grant (5000)

Contact Information:

Roxanne Lawson
(832) 394-6307

ATTACHMENTS:

Description

Public Notice
Fair Campaign Ordinance and Ownership Form
Delinquent Tax Report

Type

Public Notice
Backup Material
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/31/2023

HCD23-68 Deallocation of Funds for New Home Development Program Agreements

Agenda Item#: 18.

Summary:

ORDINANCE amending Ordinances 2018-612 and 2019-543 to deallocate TIRZ Affordable Housing Funds previously allocated by Ordinance 2019-543 to the new Home Development Program Master Contractor Agreements and Tri-Party Agreements; containing findings and other provisions related to the foregoing subject; decreasing the maximum contract amount

Background:

The Housing and Community Development Department (HCD) recommends Council approval to (1) deallocate \$4,344,137.34 from the \$6,500,000.00 in TIRZ Affordable Housing Funds (Fund 2409) previously (a) appropriated (pursuant to Ordinance No. 2019-432) for Single-Family activities including, but not limited to home repair, new construction, down payment assistance and activity delivery costs and (b) allocated (pursuant to Ord. No. 2019-543) to the 2018 Master Contractor Agreements and Tri-Party Agreements for the New Home Development Program ("Agreements"), as subsequently amended; and (2) decrease the maximum contract amount of the Agreements from \$15,935,050.00 to \$11,590,912.66.

Activity	Total Amount	Description
Single Family Activities	\$ 4,344,137.34	Single family activities including, but not limited to home repair, new construction, down payment assistance and activity delivery cost
Total	\$4,344,137.34	

Fiscal Note:

* No significant Fiscal Operating impact is anticipated as a result of this project.

This item was reviewed by the Housing and Committee Affairs Committee on June 20, 2023.

Keith W. Bynam, Director

Prior Council Action:

01/24/2018 (O) 2018-56; 08/08/2018 (O) 2018-0612; 06/12/2019 (O) 2019-432; 07/17/2019 (O) 2019-0543; 11/28/2018 (O) 2018-0937; 05/13/2020 (O) 2020-406; 04/05/2023 (O) 2023-215

Amount and Source of Funding:

\$4,344,137.34

TIRZ Affordable Housing Funds

Fund 2409

Contact Information:

Roxanne Lawson, Divisions Manager

Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:**Description**

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

ALL

Item Creation Date: 7/31/2023

HCD23-68 Deallocation of Funds for New Home Development Program Agreements

Agenda Item#: 45.

Background:

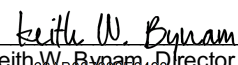
The Housing and Community Development Department (HCD) recommends Council approval to (1) deallocate \$4,344,137.34 from the \$6,500,000.00 in TIRZ Affordable Housing Funds (Fund 2409) previously (a) appropriated (pursuant to Ordinance No. 2019-432) for Single-Family activities including, but not limited to home repair, new construction, down payment assistance and activity delivery costs and (b) allocated (pursuant to Ord. No. 2019-543) to the 2018 Master Contractor Agreements and Tri-Party Agreements for the New Home Development Program ("Agreements"), as subsequently amended; and (2) decrease the maximum contract amount of the Agreements from \$15,935,050.00 to \$11,590,912.66.

Activity	Total Amount	Description
Single Family Activities	\$ 4,344,137.34	Single family activities including, but not limited to home repair, new construction, down payment assistance and activity delivery cost
Total	\$4,344,137.34	

Fiscal Note:

* No significant Fiscal Operating impact is anticipated as a result of this project.

This item was reviewed by the Housing and Committee Affairs Committee on June 20, 2023.

Discussed by:

 Keith W. Bynam, Director

Prior Council Action:

01/24/2018 (O) 2018-56; 08/08/2018 (O) 2018-0612; 06/12/2019 (O) 2019-432; 07/17/2019 (O) 2019-0543; 11/28/2018 (O) 2018-0937; 05/13/2020 (O) 2020-406; 04/05/2023 (O) 2023-215

Amount and Source of Funding:

\$4,344,137.34 – TIRZ Affordable Housing Funds (2409)

Contact Information:

Roxanne Lawson
 (832) 394-6307

ATTACHMENTS:

Description	Type
01/24/2018 (O) 2018-56	Ordinance/Resolution/Motion
08/08/2018 (O) 2018-0612	Ordinance/Resolution/Motion
11/28/2018 (O) 2019-0937	Ordinance/Resolution/Motion
06/12/2019 (O) 2019-432	Ordinance/Resolution/Motion
07/17/2019 (O) 2019-0543	Ordinance/Resolution/Motion
05/13/2020 (O) 2020-406	Ordinance/Resolution/Motion
4/05/2023 (O) 2023-215	Ordinance/Resolution/Motion



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date: 6/6/2023

HCD23-70 Light Rail Lofts Amendment

Agenda Item#: 19.

Summary:

ORDINANCE approving and authorizing second amendment to Loan Agreement between City of Houston and **CANTWELL-ANDERSON, INC**, joined by **4600 MAIN STREET HOUSING, L.P.** to clarify the applicability of certain federal rules and obligations, related to the Home Program for the Light Rail Lofts Project - **DISTRICT C - KAMIN**

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance amending the existing Loan Agreement between the City of Houston and Cantwell-Anderson, Inc., (Borrower), and 4600 Main Street Housing, LP (Owner) to clarify the applicability of certain federal rules and obligations, to include repayment obligations for failure to meet affordability requirements, and the requirements of the Violence Against Women Act and federal nondiscrimination provisions. No additional funding is being requested.

The \$16,339,005.00 Light Rail Lofts project aims to provide permanent supportive housing to individuals experiencing homelessness or are at risk of homelessness. This project offers long-term, affordable housing with on-site support services to help residents achieve housing stability and an enhanced quality of life.

This project is being developed by Cloudbreak Houston LLC, an affiliate of the Borrower and Owner. Cloudbreak Houston LLC has successfully collaborated with the City of Houston on other projects, such as the Midtown Terrace Apartments and Travis Street Plaza Apartments. The Light Rail Lofts project will maintain an affordability period of 20 years.

Sources:		Uses:	
City of Houston Request HOME	\$1,500,000.00	Hard Cost	\$10,221,166.00
City of Houston Funds CDBG	\$1,964,143.00	Soft Cost	\$2,494,355.00
Conventional – Amegy Bank	\$2,983,915.00	Acquisition Cost	\$2,315,618.00
Harris County (DR-Harvey)	\$9,546,947.00	Developer Fee	\$1,141,872.00
Equity	\$344,000.00	Reserves	\$165,999.00
Total Source of Funds:	\$16,339,005.00	Total Project Cost:	\$16,339,005.00

The Housing and Community Affairs Chair was briefed on this item July 12, 2023.

Keith W. Bynam, Director

Prior Council Action:

9/22/20 (O) 2020-813

8/23/17 (O) 2017-658

4/24/13 (O) 2013-357

Contact Information:

Roxanne Lawson, Division Manager

Housing and Community Development Department

Phone: (832) 394-6307

ATTACHMENTS:

Description

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 7/25/2023

District C

Item Creation Date: 6/6/2023

HCD23-70 Light Rail Lofts Amendment

Agenda Item#: 7.

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance amending the existing Loan Agreement between the City of Houston and Cantwell-Anderson, Inc., (Borrower), and 4600 Main Street Housing, LP (Owner) to clarify the applicability of certain federal rules and obligations, to include repayment obligations for failure to meet affordability requirements, and the requirements of the Violence Against Women Act and federal nondiscrimination provisions. No additional funding is being requested.

The \$16,339,005.00 Light Rail Lofts project aims to provide permanent supportive housing to individuals experiencing homelessness or are at risk of homelessness. This project offers long-term, affordable housing with on-site support services to help residents achieve housing stability and an enhanced quality of life.

This project is being developed by Cloudbreak Houston LLC, an affiliate of the Borrower and Owner. Cloudbreak Houston LLC has successfully collaborated with the City of Houston on other projects, such as the Midtown Terrace Apartments and Travis Street Plaza Apartments. The Light Rail Lofts project will maintain an affordability period of 20 years.

Sources:		Uses:	
City of Houston Request	\$1,500,000.00	Hard Cost	\$10,221,166.00
HOME			
City of Houston Funds CDBG	\$1,964,143.00	Soft Cost	\$2,494,355.00
Conventional – Amegy Bank	\$2,983,915.00	Acquisition Cost	\$2,315,618.00
Harris County (DR-Harvey)	\$9,546,947.00	Developer Fee	\$1,141,872.00
Equity	\$344,000.00	Reserves	\$165,999.00
Total Source of Funds:	\$16,339,005.00	Total Project Cost:	\$16,339,005.00

The Housing and Community Affairs Chair was briefed on this item July 12, 2023.

DocuSigned by:

Keith W. Bynam

Keith W. Bynam, Director

Prior Council Action:

9/22/20 (O) 2020-813

8/23/17 (O) 2017-658

4/24/13 (O) 2013-357

Contact Information:

Roxanne Lawson

(832) 394-6307



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 6/29/2023

HCD23-75 Coalition for the Homeless - Housing Navigation Center Operations 2nd Amendment

Agenda Item#: 20.

Summary:

ORDINANCE approving and authorizing second amendment to Subrecipient Agreement between City of Houston and **COALITION FOR THE HOMELESS OF HOUSTON/HARRIS COUNTY**, providing Homeless Housing and Services Program Funds for the operation of the Housing Navigation Center located at 2903 Jensen Drive, Houston, Texas 77026 - **DISTRICT B - JACKSON**

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Second Amendment to the Agreement between the City of Houston (City) and the Coalition for the Homeless of Houston/Harris County (Coalition), providing up to \$474,498.00 of available Homeless Housing and Services Program (HHSP) funds for the operation of the Housing Navigation Center located at 2903 Jensen Drive, Houston, Texas 77026.

Due to pervasive, underlying health conditions and a lack of access to adequate facilities, people experiencing homelessness were especially susceptible to COVID-19 and at higher risk of experiencing severe symptoms. The City partnered with the Coalition to operate a Housing Navigation Center, which will temporarily house individuals living on the streets and assist them with moving into long-term housing.

The Coalition, through a selected subrecipient, manages the operations, administration and reporting for the Housing Navigation Center. The facility provides bridge beds for 350 clients annually to stay during the housing process. "Bridging" is the time from housing assessment to placement into permanent housing. The additional HHSP funding will support eligible shelter operations, such as but not limited to, food, supplies and security services.

Regulations pertaining to the use of previously approved Community Development Block Grant – CARES Act (CDBG-CV) funds for operations do not allow for the purchase of food. HHSP funding will assist in providing three meals a day to clients residing at the facility. Potential clients must be referred and transported by homeless agencies and/or first responders to enter and utilize the center's services.

CATEGORY	AMOUNT	PERCENT
Program	\$474,498.00	100.00%

Administrative	\$0.00	0.00%
Total	\$474,498.00	100.00%

The Agreement term, originally September 30, 2022, through August 31, 2023, was extended by 12-months to August 31, 2024, through an approved extension request. There were no findings during the last annual compliance monitoring and the agency has expended approximately 35% of funds through June 2023. The Coalition has received funding through the City for various grants since 2005.

Fiscal Note:

No Fiscal Note is required on grant items.

The Housing and Community Affairs Committee Chair was briefed on this item on July 12, 2023.

Keith W. Bynam, Director

Prior Council Action:

2/15/2023 (O) 2023-111

9/14/2022 (O) 2022-713

Amount and Source of Funding:

\$474,498.00

Federal Government – Grant Funded

Fund 5010

Contact Information:

Roxanne Lawson, Division Manager

Housing and Community Development Department

Phone: 832-394-6307

ATTACHMENTS:

Description

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 6/29/2023

HCD23-75 Coalition for the Homeless - Housing Navigation Center Operations 2nd Amendment

Agenda Item#: 12.

Background:

The Housing and Community Development Department (HCD) recommends Council approval of an Ordinance authorizing a Second Amendment to the Agreement between the City of Houston (City) and the Coalition for the Homeless of Houston/Harris County (Coalition), providing up to \$474,498.00 of available Homeless Housing and Services Program (HHSP) funds for the operation of the Housing Navigation Center located at 2903 Jensen Drive, Houston, Texas 77026.

Due to pervasive, underlying health conditions and a lack of access to adequate facilities, people experiencing homelessness were especially susceptible to COVID-19 and at higher risk of experiencing severe symptoms. The City partnered with the Coalition to operate a Housing Navigation Center, which will temporarily house individuals living on the streets and assist them with moving into long-term housing.

The Coalition, through a selected subrecipient, manages the operations, administration and reporting for the Housing Navigation Center. The facility provides bridge beds for 350 clients annually to stay during the housing process. "Bridging" is the time from housing assessment to placement into permanent housing. The additional HHSP funding will support eligible shelter operations, such as but not limited to, food, supplies and security services.

Regulations pertaining to the use of previously approved Community Development Block Grant – CARES Act (CDBG-CV) funds for operations do not allow for the purchase of food. HHSP funding will assist in providing three meals a day to clients residing at the facility. Potential clients must be referred and transported by homeless agencies and/or first responders to enter and utilize the center's services.

CATEGORY	AMOUNT	PERCENT
Program	\$474,498.00	100.00%
Administrative	\$0.00	0.00%
Total	\$474,498.00	100.00%

The Agreement term, originally September 30, 2022, through August 31, 2023, was extended by 12-months to August 31, 2024, through an approved extension request. There were no findings during the last annual compliance monitoring and the agency has expended approximately 35% of funds through June 2023. The Coalition has received funding through the City for various grants since 2005.

Fiscal Note:

No Fiscal Note is required on grant items.

The Housing and Community Affairs Committee Chair was briefed on this item on July 12, 2023.

DocuSigned by:

Keith W. Bynam
Keith W. Bynam, Director

Prior Council Action:

2/15/2023 (O) 2023-111; 9/14/2022 (O) 2022-713

Amount and Source of Funding:

\$474,498.00 Federal Government – Grant Funded (5010)

Contact Information:

Roxanne Lawson, 832-394-6307

ATTACHMENTS:

Description

Affidavit of Ownership Form-Coalition
Relinquishment Form-Coalition

Type

Backup Material
Backup Material

Delinquent Tax Report
Public Notice
Prior Council Action - Ordinance 2022-713
Prior Council Action - Ordinance 2023-111

Backup Material
Public Notice
Backup Material
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/28/2023

HHD - Subrecipient Agreement with the University of Texas
Health Science Center - Asthma Coalition

Agenda Item#: 21.

Summary:

ORDINANCE authorizing and approving Subrecipient Agreement between City of Houston and **UNIVERSITY OF TEXAS HEALTH SCIENCE CENTER** to collaborate and share metrics concerning the effects of asthma on a wide breadth of social, economic, and environmental triggers to eliminate asthma health disparities and improve health outcomes for the Houston Health Department

Background:

Summary:

Subrecipient Agreement between The University of Texas Health Science Center at Houston and the Houston Health Department (HHD) to collaborate and share metrics concerning the effects of asthma on a wide breadth of social, economic, and environmental triggers to eliminate asthma health disparities; and improve health outcomes. Total Expenditure \$144,030.00

Specific Explanation:

- Dr. Gayla Ferguson of the University of Texas Health Science Center School of Public Health will serve as project lead for this Subrecipient Agreement. Dr. Linda Highfield, associate professor, will assist Dr. Ferguson. They will work closely with HHD and develop a comprehensive evaluation plan following CDC guidelines. They will also provide guidance to the department to conduct surveillance activities, including strategies to improve the implementation and use to the project's surveillance dashboard.

MWBE Participation:

- A Zero Percentage goal has been approved by OBO.

FISCAL NOTE:

No fiscal note is required for grant items.

Grant Source:

The funding for this project is from a Federal Government grant through the Centers for Disease and Prevention. Specifically for Asthma Control through Evidence Based Intervention.

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

ESTIMATED SPEND AUTHORITY				
FUND SOURCE	AGENCY	FY24	OUTYEARS	TOTAL
Federal Fund	The University of Texas Health Science Center at Houston	\$72,015.00	\$72,015.00	\$144,030.00

Amount and Source of Funding:

\$144,030.00
Fed/Local/State Pass Fund
Fund 5000

Contact Information:

Wayne Kelley HHD (832) 393-4714
Porfirio Villarreal HHD (832) 393-5041

ATTACHMENTS:

Description	Type
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CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/17/2023

HHD – DSHS re Texas Healthy Communities Grant
Program

Agenda Item#: 22.

Summary:

ORDINANCE approving and authorizing Director of the City of Houston Health Department ("Director") to accept Grant Award from the **TEXAS DEPARTMENT OF STATE HEALTH SERVICES** for the **Texas Healthy Communities Grant Program** for Amendment No. 4 to the Department of State Health Contract; authorizing the Director to expend the Grant Funds, as awarded, and to apply for and accept all subsequent awards, if any, pertaining to the Grant

Background:

Background

The Director of the Houston Health Department ("HHD") recommends City Council approve an Ordinance authorizing the Director to accept a grant award from the **Texas Department of State Health Services ("DSHS")** for the Texas Healthy Communities Grant Program for Amendment No. 4 to the DSHS Contract No. HHS00043840004 which has been executed by the Mayor and countersigned by the City Controller as Contract No. C78005 for the contract period September 1, 2023 through August 31, 2024 with a grant allocation of \$85,185.00. The project performance period covered by this grant is from October 1, 2019 through August 31, 2024, with a total not-to-exceed \$454,979.00; thereby requiring council action.

The purpose of this grant is to continue HHD's capacity to implement targeted, evidence-based community systems and environmental change strategies that address areas of weakness, which will be identified by DSHS via its Texas Healthy Communities ("TXHC") Assessment. HHD will develop, complete, and submit a Draft Project Work Plan, in conjunction with DSHS. The Project Work Plan will include objectives supporting activities that address indicators identified in the TXHC Assessment as needing improvement, efforts toward achieving the objectives and activities, and plans for sustaining activities upon this Contract's termination.

HHD also requests City Council authorize the Mayor to execute all related contracts, agreements, amendments, and documents with the approval as to form of the City Attorney in connection with the grant application and to authorize the Director or his designee to act as the City's representative with the authority to apply for, accept and expend the grant funds as awarded, and to accept and expend all subsequent supplemental awards, if any, and to extend the term and/or budget and project period not to exceed 5 years.

Grant Source:

The funding for this project is from a state government grant through the Centers for Disease Control and Prevention.

Fiscal Note:

No fiscal note is required on grant items.

Stephen L. Williams, M.Ed., M.P.A.
Director - Houston Health Department

Amount and Source of Funding:

\$454,979.00
FED/LOCAL/STATE PASS Fund
Fund 5030

Contact Information:

Porfirio Villarreal; Health Department
832-393-5041

ATTACHMENTS:

Description

Type

RCA Coversheet re DSHS
HHS000438400004 Amend No. 4 re THC
Grant [Signed]

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/17/2023

HHD – DSHS re Texas Healthy Communities Grant Program

Agenda Item#: 62.

Summary:

Background:

Background

The Director of the Houston Health Department ("HHD") recommends City Council approve an Ordinance authorizing the Director to accept a grant award from the **Texas Department of State Health Services ("DSHS")** for the Texas Healthy Communities Grant Program for Amendment No. 4 to the DSHS Contract No. HHS00043840004 which has been executed by the Mayor and countersigned by the City Controller as Contract No. C78005 for the contract period September 1, 2023 through August 31, 2024 with a grant allocation of \$85,185.00. The project performance period covered by this grant is from October 1, 2019 through August 31, 2024, with a total not-to-exceed \$454,979.00; thereby requiring council action.

The purpose of this grant is to continue HHD's capacity to implement targeted, evidence-based community systems and environmental change strategies that address areas of weakness, which will be identified by DSHS via its Texas Healthy Communities ("TXHC") Assessment. HHD will develop, complete, and submit a Draft Project Work Plan, in conjunction with DSHS. The Project Work Plan will include objectives supporting activities that address indicators identified in the TXHC Assessment as needing improvement, efforts toward achieving the objectives and activities, and plans for sustaining activities upon this Contract's termination.

HHD also requests City Council authorize the Mayor to execute all related contracts, agreements, amendments, and documents with the approval as to form of the City Attorney in connection with the grant application and to authorize the Director or his designee to act as the City's representative with the authority to apply for, accept and expend the grant funds as awarded, and to accept and expend all subsequent supplemental awards, if any, and to extend the term and/or budget and project period not to exceed 5 years.

Grant Source:

The funding for this project is from a state government grant through the Centers for Disease Control and Prevention.

Fiscal Note:

No fiscal note is required on grant items.

DocuSigned by:

Stephen Williams

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Stephen L. Williams, M.Ed., M.P.A.

Director - Houston Health Department

Amount and Source of Funding:

Total Funds: \$454,979.00

Fund Name: FED/LOCAL/STATE/PASS

Fund 5030

Contact Information:

Porfirio Villarreal; Health Department

832-393-5041

ATTACHMENTS:

Description

DSHS HHS000438400004 Amend No. 4 re THC Grant Agreement

Type

Contract/Exhibit



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/17/2023

HHD – PUBLIC HEALTH CRISIS RESPONSE GRANT

Agenda Item#: 23.

Summary:

ORDINANCE approving and authorizing Director of City of Houston Health Department ("Director") to accept Grant Award from the **U.S. DEPARTMENT OF HUMAN SERVICES, CENTERS FOR DISEASE CONTROL AND PREVENTION ("CDC")** for the **Public Health Crisis Response Grant**; authorizing the Director to expend the Grant Funds, as awarded, and to apply for and accept all subsequent awards, if any, pertaining to the Grant

Background:

The Director of the Houston Health Department recommends City Council approve an Ordinance authorizing the Director to accept a grant award from the U.S. Department of Human Services, Centers for Disease Control and Prevention ("CDC") for the Public Health Crisis Response Grant. The CDC provided the Houston Health Department ("HHD") with an additional grant award specifically in support of Monkeypox activities. The project period is from December 2022 to January 31, 2025. The total grant award amount is \$681,405.00. The city is not required to provide a matching cash distribution.

There are identified needs and gaps in service that would be required to support any necessary expansion of this public health response. Funding is needed to support all aspects of the local response including: public health preparedness and response efforts; public health surveillance, epidemiology, laboratory testing. Funding from this grant will support rapid mobilized response to the surge needs arising from Monkeypox that exceeds the capacity of jurisdictional public health resources. CDC seeks to enhance the nation's ability to rapidly mobilize, surge, and respond to public health emergencies (PHEs) as identified by CDC by establishing a roster of approved but unfunded (ABU) applicants that may receive rapid funding to respond to PHEs of such magnitude, complexity, or significance that they would have an overwhelming impact upon, and exceed resources available.

HHD also requests City Council authorize the Mayor to execute all related contracts, agreements, amendments, and documents with the approval as to form of the City Attorney in connection with the grant application and to authorize the Director or his designee to act as the City's representative with the authority to apply for, accept and expend the grant funds as awarded, and to accept and expend all subsequent supplemental awards, if any, and to extend the term and/or budget and project period not to exceed 5 years.

Grant Source:

The funding for this project is from a federal government grant through the Centers for Disease

Control and Prevention.

Fiscal Note:

No fiscal note is required on grant items.

Stephen L. Williams, M.Ed., M.P.A.
Director - Houston Health Department

Amount and Source of Funding:

Total Funds: \$681,405.00

Fund Name: Federal Government

Fund 5000

Contact Information:

Porfirio Villarreal; Health Department
832-393-5041

ATTACHMENTS:

Description

Public Health Crisis Response RCA
Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/17/2023

HHD – PUBLIC HEALTH CRISIS RESPONSE GRANT

Agenda Item#: 52.

Background:

The Director of the Houston Health Department recommend City Council approve an Ordinance authorizing the Director to accept a grant award from the U.S. Department of Human Services, Centers for Disease Control and Prevention ("CDC") for the Public Health Crisis Response Grant. The CDC provided the Houston Health Department ("HHD") with an additional grant award specifically in support of Monkeypox activities. The project period is from December 2022 to January 31, 2025. The total grant award amount is \$681,405.00. The city is not required to provide a matching cash distribution.

There are identified needs and gaps in service that would be required to support any necessary expansion of this public health response. Funding is needed to support all aspects of the local response including: public health preparedness and response efforts; public health surveillance, epidemiology, laboratory testing. Funding from this grant will support rapid mobilized response to the surge needs arising from Monkeypox that exceeds the capacity of jurisdictional public health resources. CDC seeks to enhance the nation's ability to rapidly mobilize, surge, and respond to public health emergencies (PHEs) as identified by CDC by establishing a roster of approved but unfunded (ABU) applicants that may receive rapid funding to respond to PHEs of such magnitude, complexity, or significance that they would have an overwhelming impact upon, and exceed resources available.

HHD also requests City Council authorize the Mayor to execute all related contracts, agreements, amendments, and documents with the approval as to form of the City Attorney in connection with the grant application and to authorize the Director or his designee to act as the City's representative with the authority to apply for, accept and expend the grant funds as awarded, and to accept and expend all subsequent supplemental awards, if any, and to extend the term and/or budget and project period not to exceed 5 years.

Grant Source:

The funding for this project is from a federal government grant through the Centers for Disease Control and Prevention.

Fiscal Note:

No fiscal note is required on grant items.

DocuSigned by:

Stephen Williams

Stephen L. Williams, M.Ed., M.P.A.

Director - Houston Health Department

Prior Council Action:

N/A

Amount and Source of Funding:

Total Funds: \$681,405.00

Fund Name: Federal Government

Fund 5000

Contact Information:

Porfirio Villarreal; Health Department

832-393-5041



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/28/2023

FIN - Fleet Appropriation FY24

Agenda Item#: 24.

Summary:

ORDINANCE appropriating \$29,392,520.00, out of Equipment Acquisition Consolidated Fund, \$1,302,000.00 out of Miscellaneous Capital Projects/Acquisitions Fund, \$1,105,000.00 out of Fleet Equipment Special Revenue Fund and \$644,021.00 out of Contributed Capital Project Fund for Vehicles and Related Equipment for Various City Departments

Background:

Approve an ordinance authorizing the total appropriation of \$32,443,541 from the following funds: Equipment Acquisition Consolidated Fund (1800), Misc. Cap. Projects/Acquisitions (4039), Contributed Capital Project Fund (4515), and Fleet Equipment Special Revenue Fund (9002) for vehicles and related equipment for various city departments.

SPECIFIC EXPLANATION:

The Director of Finance recommends that City Council approve an ordinance authorizing the total appropriation of \$32,443,541 out of the following funds: Equipment Acquisition Consolidated Fund (1800), Misc. Cap. Projects/Acquisitions (4039), Contributed Capital Project Fund (4515), and Fleet Equipment Special Revenue Fund (9002) for vehicles and related equipment for various city departments.

The appropriation will cover purchases of various vehicles and fleet maintenance equipment, such as vehicles for administrative and maintenance operations for Citywide departments. Emergency response, investigative, and administrative vehicles for the Police and Fire departments.

This appropriation ordinance is required to provide funding for the purchase of capital equipment (vehicles). SPD will return to Council at a later date to authorize purchase orders for the planned vehicle purchases.

FISCAL NOTE:

No significant Fiscal Operating impact is anticipated as a result of this project.

Will Jones
Chief Business Officer/Finance Director
Finance Department

Amount and Source of Funding:

\$ 29,392,520 - Equipment Acquisition Consolidated Fund (1800)
\$ 1,302,000 - Misc. Cap. Projects/Acquisitions (4039)
\$ 1,105,000 - Fleet Equipment Special Revenue Fund (9002)
\$ 644,021 - Contributed Capital Project Fund (4515)

\$ 32,443,541 - Total FY24 Fleet Appropriation

Contact Information:

Gary Glasscock (Dir. FMD) - (832) 393-6901
Christopher, Gonzales - FIN (832) 393-9072
Greg Cunningham – FIN (832) 393-9031

ATTACHMENTS:

Description

Signed coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

ALL

Item Creation Date: 7/28/2023

FIN - Fleet Appropriation FY24

Agenda Item#: 23.

Background:

Approve an ordinance authorizing the total appropriation of \$32,443,541 from the following funds: Equipment Acquisition Consolidated Fund (1800), Misc. Cap. Projects/Acquisitions (4039), Contributed Capital Project Fund (4515), and Fleet Equipment Special Revenue Fund (9002) for vehicles and related equipment for various city departments.

SPECIFIC EXPLANATION:

The Director of Finance recommends that City Council approve an ordinance authorizing the total appropriation of \$32,443,541 out of the following funds: Equipment Acquisition Consolidated Fund (1800), Misc. Cap. Projects/Acquisitions (4039), Contributed Capital Project Fund (4515), and Fleet Equipment Special Revenue Fund (9002) for vehicles and related equipment for various city departments.

The appropriation will cover purchases of various vehicles and fleet maintenance equipment, such as vehicles for administrative and maintenance operations for Citywide departments. Emergency response, investigative, and administrative vehicles for the Police and Fire departments.

This appropriation ordinance is required to provide funding for the purchase of capital equipment (vehicles). SPD will return to Council at a later date to authorize purchase orders for the planned vehicle purchases.

FISCAL NOTE:

No significant Fiscal Operating impact is anticipated as a result of this project.

DocuSigned by:

William Jones

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Will Jones
Chief Business Officer/Finance Director
Finance Department

Amount and Source of Funding:

\$ 29,392,520 - Equipment Acquisition Consolidated Fund (1800)
\$ 1,302,000 - Misc. Cap. Projects/Acquisitions (4039)
\$ 1,105,000 - Fleet Equipment Special Revenue Fund (9002)
\$ 644,021 - Contributed Capital Project Fund (4515)

DS

MD

\$ 32,443,541 - Total FY24 Fleet Appropriation

Contact Information:

Gary Glasscock (Dir. FMD) - (832) 393-6901
Christopher, Gonzales - FIN (832) 393-9072
Greg Cunningham - FIN (832) 393-9031

ATTACHMENTS:

Description

Form A
SAP Documents

Type

Financial Information
Financial Information



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B, District E, District I

Item Creation Date: 8/8/2023

HAS - FAA Airport Improvement Program (AIP) Entitlement Grant Awards

Agenda Item#: 25.

Summary:

ORDINANCE approving and authorizing Director of the Houston Airport System to apply for and accept Entitlement Airport Improvement Program (AIP) Entitlement Grant Awards from the **FEDERAL AVIATION ADMINISTRATION (FAA)** for Various Projects at George Bush Intercontinental Airport/Houston, William P. Hobby Airport, and Ellington Airport; declaring the City's eligibility for such Grants; authorizing the Director of the Houston Airport System to expend the Grant Award and to apply for and accept all subsequent awards - **DISTRICT B - JACKSON; E - MARTIN and I - GALLEGOS**

Background:

RECOMMENDATION:

Enact an ordinance approving and authorizing the Director of the Houston Airport System (HAS) to apply for and accept Airport Improvement Program (AIP) Entitlement Grant Awards from the Federal Aviation Administration (FAA); declaring the City's eligibility for such Grants; authorizing the Director to expend the Grant Funds as awarded and to apply for and accept all subsequent awards.

SPECIFIC EXPLANATION:

Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Entitlement Grant funds may be used to pay for airfield projects such as runway and taxiway improvements and other eligible projects related to enhancing airport safety, capacity, security, and environmental stewardship. Entitlement Grant awards are distributed per a formula and are subject to appropriations made by the U.S. Congress. Based on eligible projects in the Airport Capital Improvement Plans (ACIPs) for George Bush Intercontinental Airport/Houston (IAH), William P. Hobby Airport (HOU), and Ellington Airport (EFD), the Houston Airport System (HAS) could receive up to \$51M in Entitlement Grant awards from Federal Fiscal Year (FFY) 2023 through FFY 2027 (October 1, 2022 through September 30, 2027). Contracts and expenditures for projects utilizing grant funds will require separate approval by City Council. A local share of up to 25% will be provided by HAS enterprise fund dollars.

HAS requests City Council to authorize the Director or his designee to act as the City's representative in the application process with the authority to apply for, accept, and expend the grant funds as awarded and to apply for, accept, and expend all subsequent awards, if any, to extend the budget period, and to authorize the Mayor and the Director to execute all related

agreements with the approval of the City Attorney in connection with the grant not to exceed five years.

Fiscal Note:

No Fiscal note is required on grant items.

Director's Signature:

Mario C. Diaz
Houston Airport System

Amount and Source of Funding:

\$51,000,000.00

HAS Grants _

Fund 8000

Contact Information:

Todd Curry 281/233-1896

Clint Stephen 281/233-1382

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:
District B, District E, District I
Item Creation Date: 8/8/2023

HAS - FAA Airport Improvement Program (AIP) Entitlement Grant Awards

Agenda Item#:

Background:

RECOMMENDATION:

Enact an ordinance approving and authorizing the Director of the Houston Airport System (HAS) to apply for and accept Airport Improvement Program (AIP) Entitlement Grant Awards from the Federal Aviation Administration (FAA); declaring the City's eligibility for such Grants; authorizing the Director to expend the Grant Funds as awarded and to apply for and accept all subsequent awards.

SPECIFIC EXPLANATION:

Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Entitlement Grant funds may be used to pay for airfield projects such as runway and taxiway improvements and other eligible projects related to enhancing airport safety, capacity, security, and environmental stewardship. Entitlement Grant awards are distributed per a formula and are subject to appropriations made by the U.S. Congress. Based on eligible projects in the Airport Capital Improvement Plans (ACIPs) for George Bush Intercontinental Airport/Houston (IAH), William P. Hobby Airport (HOU), and Ellington Airport (EFD), the Houston Airport System (HAS) could receive up to \$51M in Entitlement Grant awards from Federal Fiscal Year (FFY) 2023 through FFY 2027 (October 1, 2022 through September 30, 2027). Contracts and expenditures for projects utilizing grant funds will require separate approval by City Council. A local share of up to 25% will be provided by HAS enterprise fund dollars.

HAS requests City Council to authorize the Director or his designee to act as the City's representative in the application process with the authority to apply for, accept, and expend the grant funds as awarded and to apply for, accept, and expend all subsequent awards, if any, to extend the budget period, and to authorize the Mayor and the Director to execute all related agreements with the approval of the City Attorney in connection with the grant not to exceed five years.

Fiscal Note:

No Fiscal note is required on grant items.

Director's Signature:

DocuSigned by:

Mario Diaz

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Mario C. Diaz
Houston Airport System

Amount and Source of Funding:

\$51,000,000.00

HAS Grants _
Fund 8000

Contact Information:

Todd Curry 281/233-1896
Clint Stephen 281/233-1382



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B, District E, District I

Item Creation Date: 8/8/2023

HAS – FAA Airport Improvement Program (AIP) Discretionary Grant Awards

Agenda Item#: 26.

Summary:

ORDINANCE approving and authorizing the Director of the Houston Airport System to apply for and accept Discretionary Airport Improvement Program (AIP) Discretionary Grant Awards from the **FEDERAL AVIATION ADMINISTRATION (FAA)** for Various Projects at George Bush Intercontinental Airport/Houston, William P. Hobby Airport, and Ellington Airport; declaring the City's eligibility for such Grants; authorizing the Director of the Houston Airport System to expend the Grant Award and to apply for and accept all subsequent awards - **DISTRICTS B - JACKSON; E - MARTIN and I - GALLEGOS**

Background:

RECOMMENDATION:

Enact an ordinance approving and authorizing the Director of the Houston Airport System (HAS) to apply for and accept Airport Improvement Program (AIP) Discretionary Grant Awards from the Federal Aviation Administration (FAA); declaring the City's eligibility for such Grants; authorizing the Director to expend the Grant Funds as awarded and to apply for and accept all subsequent awards.

SPECIFIC EXPLANATION:

Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Discretionary Grant funds may be used to pay for airfield projects such as runway and taxiway improvements and other eligible projects related to enhancing airport safety, capacity, security, and environmental stewardship. Discretionary Grant awards are made with available funds after Entitlement Grant awards are designated and are subject to appropriations made by the U.S. Congress. Based on eligible projects in the Airport Capital Improvement Plans (ACIPs) for George Bush Intercontinental Airport/Houston (IAH), William P. Hobby Airport (HOU), and Ellington Airport (EFD), the Houston Airport System (HAS) could receive up to \$446M in Discretionary Grant awards from Federal Fiscal Year (FFY) 2023 through FFY 2027 (October 1, 2022 through September 30, 2027). Contracts and expenditures for projects utilizing grant funds will require separate approval by City Council. A local share of up to 25% will be provided by HAS enterprise fund dollars.

HAS requests City Council to authorize the Director or his designee to act as the City's representative in the application process with the authority to apply for, accept, and expend the grant funds as awarded and to apply for, accept, and expend all subsequent awards, if any, to

extend the budget period, and to authorize the Mayor and the Director to execute all related agreements with the approval of the City Attorney in connection with the grant not to exceed five years.

Fiscal Note:

No Fiscal note is required on grant items.

Director's Signature:

Mario C. Diaz
Houston Airport System

Amount and Source of Funding:

\$446,000,000.00

HAS Grants

Fund 8000

Contact Information:

Todd Curry 281/233-1896

Clint Stephen 281/233-1382

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:
District B, District E, District I
Item Creation Date: 8/8/2023

HAS – FAA Airport Improvement Program (AIP) Discretionary Grant Awards

Agenda Item#:

Background:

RECOMMENDATION:

Enact an ordinance approving and authorizing the Director of the Houston Airport System (HAS) to apply for and accept Airport Improvement Program (AIP) Discretionary Grant Awards from the Federal Aviation Administration (FAA); declaring the City's eligibility for such Grants; authorizing the Director to expend the Grant Funds as awarded and to apply for and accept all subsequent awards.

SPECIFIC EXPLANATION:

Federal Aviation Administration (FAA) Airport Improvement Program (AIP) Discretionary Grant funds may be used to pay for airfield projects such as runway and taxiway improvements and other eligible projects related to enhancing airport safety, capacity, security, and environmental stewardship. Discretionary Grant awards are made with available funds after Entitlement Grant awards are designated and are subject to appropriations made by the U.S. Congress. Based on eligible projects in the Airport Capital Improvement Plans (ACIPs) for George Bush Intercontinental Airport/Houston (IAH), William P. Hobby Airport (HOU), and Ellington Airport (EFD), the Houston Airport System (HAS) could receive up to \$446M in Discretionary Grant awards from Federal Fiscal Year (FFY) 2023 through FFY 2027 (October 1, 2022 through September 30, 2027). Contracts and expenditures for projects utilizing grant funds will require separate approval by City Council. A local share of up to 25% will be provided by HAS enterprise fund dollars.

HAS requests City Council to authorize the Director or his designee to act as the City's representative in the application process with the authority to apply for, accept, and expend the grant funds as awarded and to apply for, accept, and expend all subsequent awards, if any, to extend the budget period, and to authorize the Mayor and the Director to execute all related agreements with the approval of the City Attorney in connection with the grant not to exceed five years.

Fiscal Note:

No Fiscal note is required on grant items.

Director's Signature:

DocuSigned by:

Mario Diaz

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Mario C. Diaz
Houston Airport System

Amount and Source of Funding:

\$446,000,000.00

HAS Grants

Fund 8000

Contact Information:

Todd Curry 281/233-1896

Clint Stephen 281/233-1382



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District I

Item Creation Date: 8/4/2023

HAS – Amendment No. 2 to the Airport Use and Lease
Agreement with Southwest Airlines Co. at HOU

Agenda Item#: 27.

Summary:

ORDINANCE appropriating \$150,000,000.00 out of Airport System Consolidated 2011 Construction Fund and \$100,000,000.00 out of Airports Improvement Fund; approving and authorizing Amendment No. 2 to an Airport Use and Lease Agreement at William P. Hobby Airport between City of Houston and **SOUTHWEST AIRLINES CO - DISTRICT I - GALLEGOS**

Background:

RECOMMENDATION:

Enact an ordinance appropriating \$150,000,000.00 from the Airport System Consolidated 2011 Construction Fund (8206) and \$100,000,000.00 from the Airports Improvement Fund (8011), and authorizing Amendment No. 2 to the Airport Use and Lease Agreement between the City of Houston and Southwest Airlines Co. at William P. Hobby Airport (HOU).

SPECIFIC EXPLANATION:

On February 13, 2013, City Council approved Airport Use and Lease Agreement No. 75187 (U&L) with Southwest Airlines Co. (Southwest) at William P. Hobby Airport (HOU). The U&L defines the terms and conditions by which Southwest may conduct its commercial air transportation of persons, property, cargo, and mail as a certificated air carrier; use the airfield for aircraft operations; lease space in the terminal and concourses; have preferential use of ticket counters and aircraft gates; and use the Federal Inspection Services (FIS) area at HOU. Pursuant to a competition plan review by the Federal Aviation Administration (FAA), the City was required to enter into Amendment No. 1 to the U&L to include provisions regarding passenger facility charges and clarification on gate usage, which City Council approved on March 12, 2014, by authority of Ordinance No. 2014-214.

Subsequent to entering into the U&L, Southwest constructed a West Concourse with five international gates, four leased preferentially to Southwest, and one reserved as a City gate to be used on a common-use basis. Under the provisions of the U&L allowing the City to purchase the completed West Concourse, the City reimbursed Southwest for such Concourse taking over full control thereof.

Due to expected growth needs, Southwest proposes to expand the West Concourse with seven additional gates, six to lease preferentially, and one additional City gate to use for common-use by airlines for international or domestic operations. By authority of Ordinance No. 2022-176, adopted

on March 2, 2022, the parties entered into Memorandum of Agreement No. 4600017128 pertaining to the expansion project ("2022 Project"), and the City appropriated \$20,000,000.00 for Southwest to beginning planning and design on the 2022 Project.

Southwest has now completed a project definition manual outlining the components of the 2022 Project and the parties are ready to proceed with this Amendment No. 2 to the U&L. The requested \$250,000,000.00 appropriation will allow the City to reimburse Southwest on a monthly basis, with title vesting in the City on a brick-by-brick basis, for Southwest to construct the West Concourse expansion and related components. A supplemental appropriation request of \$200,000,000 will be made between 12 to 15 months after the initial appropriation. Project costs are fully recoverable from the airlines following project completion in 2027 through the airline use and lease agreements. The project also includes additional concession space, generating additional non-aeronautical revenue.

The pertinent terms of the U&L include the following:

1. Term: The U&L is currently in effect and will expire on June 30, 2040. Southwest may terminate the agreement with 60 days' advance written notice upon the occurrence of certain events affecting its right to provide air carrier service or rights to use the airport.
2. Rentals: Under the U&L, Southwest pays various fees under airport rates and charges including landing fees, terminal rents and fees, and FIS charges, which are set each fiscal year. Southwest shall also pay a base capital charge of \$2.50 per square foot for all areas of HOU terminal space which have not been demolished or replaced, the original cost of which has been fully amortized.
-
3. 2022 Project Reimbursement: Southwest shall construct a seven-gate expansion in the West Concourse, including holdrooms, concession shell space, restrooms, aircraft apron, outbound and inbound baggage handling system expansion, baggage claim area renovation, restroom improvements, clerestory modifications in the central processor, and a canopy across the departure ramp/roadway from the garage to the terminal building for passenger convenience. The City shall reimburse the actual costs on a monthly basis, and title to such elements shall vest in the City on a brick-by-brick basis. An MWBE goal has been established for the scope of work pertaining to the 2022 Project consisting of 25% for design, 5.3% for construction of the baggage handling system, and 30% for construction of all elements other than construction of the baggage handling system.
4. Permitted Uses: At HOU, Southwest leases private offices and operations areas for exclusive use. It leases, on a preferential basis, ticket counters, queuing areas, baggage makeup areas, aircraft gates, holdrooms, and aircraft apron areas. All HOU airlines use the baggage claim area, the FIS, and the security checkpoint pursuant to access and assignment procedures.
5. Other: Southwest shall be required to provide standard insurance and indemnification as required in the U&L, as well as compliance with the Living Wage Executive Order. Southwest currently has the ability to receive up to \$3.9 Million annually in inside concession revenue sharing, based on the growth in passengers against a 2015 baseline. A new baseline of 2019 will be established which will also result in the annual cap on inside concession revenue participation to increase to \$4.2 Million annually.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:

Mario C. Diaz
Houston Airport System

Andy Icken
Chief Development Officer

Prior Council Action:

2/13/13 (O) 2013-129

3/12/14 (O) 2014-214

3/02/22 (O) 2022-176

Amount and Source of Funding:

\$150,000,000.00 Airport System Consolidated 2011 Construction Fund (8206)

\$100,000,000.00 Airports Improvement Fund (8011)

\$250,000,000.00 TOTAL

Contact Information:

Todd Curry 281/233-1796
Francisco Cuellar 281/233-1682

ATTACHMENTS:**Description**

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District I

Item Creation Date: 8/4/2023

HAS – Amendment No. 2 to the Airport Use and Lease Agreement with Southwest Airlines Co. at HOU

Agenda Item#:

Background:

RECOMMENDATION:

Enact an ordinance appropriating \$150,000,000.00 from the Airport System Consolidated 2011 Construction Fund (8206) and \$100,000,000.00 from the Airports Improvement Fund (8011), and authorizing Amendment No. 2 to the Airport Use and Lease Agreement between the City of Houston and Southwest Airlines Co. at William P. Hobby Airport (HOU).

SPECIFIC EXPLANATION:

On February 13, 2013, City Council approved Airport Use and Lease Agreement No. 75187 (U&L) with Southwest Airlines Co. (Southwest) at William P. Hobby Airport (HOU). The U&L defines the terms and conditions by which Southwest may conduct its commercial air transportation of persons, property, cargo, and mail as a certificated air carrier; use the airfield for aircraft operations; lease space in the terminal and concourses; have preferential use of ticket counters and aircraft gates; and use the Federal Inspection Services (FIS) area at HOU. Pursuant to a competition plan review by the Federal Aviation Administration (FAA), the City was required to enter into Amendment No. 1 to the U&L to include provisions regarding passenger facility charges and clarification on gate usage, which City Council approved on March 12, 2014, by authority of Ordinance No. 2014-214.

Subsequent to entering into the U&L, Southwest constructed a West Concourse with five international gates, four leased preferentially to Southwest, and one reserved as a City gate to be used on a common-use basis. Under the provisions of the U&L allowing the City to purchase the completed West Concourse, the City reimbursed Southwest for such Concourse taking over full control thereof.

Due to expected growth needs, Southwest proposes to expand the West Concourse with seven additional gates, six to lease preferentially, and one additional City gate to use for common-use by airlines for international or domestic operations. By authority of Ordinance No. 2022-176, adopted on March 2, 2022, the parties entered into Memorandum of Agreement No. 4600017128 pertaining to the expansion project ("2022 Project"), and the City appropriated \$20,000,000.00 for Southwest to beginning planning and design on the 2022 Project.

Southwest has now completed a project definition manual outlining the components of the 2022 Project and the parties are ready to proceed with this Amendment No. 2 to the U&L. The requested \$250,000,000.00 appropriation will allow the City to reimburse Southwest on a monthly basis, with title vesting in the City on a brick-by-brick basis, for Southwest to construct the West Concourse expansion and related components. A supplemental appropriation request of \$200,000,000 will be made between 12 to 15 months after the initial appropriation. Project costs are fully recoverable from the airlines following project completion in 2027 through the airline use and lease agreements. The project also includes additional concession space, generating additional non-aeronautical revenue.

The pertinent terms of the U&L include the following:

1. **Term:** The U&L is currently in effect and will expire on June 30, 2040. Southwest may terminate the agreement with 60 days' advance written notice upon the occurrence of certain events affecting its right to provide air carrier service or rights to use the airport.
2. **Rentals:** Under the U&L, Southwest pays various fees under airport rates and charges including landing fees, terminal rents and fees, and FIS charges, which are set each fiscal year. Southwest shall also pay a base capital charge of \$2.50 per square foot for all areas of HOU terminal space which have not been demolished or replaced, the original cost of which has been fully amortized.
3. **2022 Project Reimbursement:** Southwest shall construct a seven-gate expansion in the West Concourse, including holdrooms, concession shell space, restrooms, aircraft apron, outbound and inbound baggage handling system expansion, baggage claim area renovation, restroom improvements, clerestory modifications in the central processor, and a canopy across the departure ramp/roadway from the garage to the terminal building for passenger convenience. The City shall reimburse the actual costs on a monthly basis, and title to such elements shall vest in the City on a brick-by-brick basis. An MWBE goal has been established for the scope of work pertaining to the 2022 Project consisting of 25% for design, 5.3% for construction of the baggage handling system, and 30% for construction of all elements other than construction of the baggage handling system.
4. **Permitted Uses:** At HOU, Southwest leases private offices and operations areas for exclusive use. It leases, on a preferential basis, ticket counters, queuing areas, baggage makeup areas, aircraft gates, holdrooms, and aircraft apron areas. All HOU airlines

use the baggage claim area, the FIS, and the security checkpoint pursuant to access and assignment procedures.

5. Other: Southwest shall be required to provide standard insurance and indemnification as required in the U&L, as well as compliance with the Living Wage Executive Order. Southwest currently has the ability to receive up to \$3.9 Million annually in inside concession revenue sharing, based on the growth in passengers against a 2015 baseline. A new baseline of 2019 will be established which will also result in the annual cap on inside concession revenue participation to increase to \$4.2 Million annually.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:


DocuSigned by:

Mario Diaz

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Mario C. Diaz
Houston Airport System

DocuSigned by:



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Andy Icken
Chief Development Officer

Prior Council Action:

2/13/13 (O) 2013-129

3/12/14 (O) 2014-214

3/02/22 (O) 2022-176

Amount and Source of Funding:

\$150,000,000.00 Airport System Consolidated 2011 Construction Fund (8206)

\$100,000,000.00 Airports Improvement Fund (8011)

\$250,000,000.00 TOTAL

Contact Information:

Todd Curry 281/233-1796

Francisco Cuellar 281/233-1682



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 7/26/2023

**HAS – Additional Appropriation for IAH Skyway APM
System Operations and Maintenance Services Agreement
with Alstom Transport USA Inc.**

Agenda Item#: 28.

Summary:

ORDINANCE appropriating \$13,108,044.31 out of Airports Improvement Fund for the IAH Skyway Automated People Mover System Operations and Maintenance Services Agreement between City of Houston and **ALSTOM TRANSPORT USA INC - DISTRICT B - JACKSON**

Background:

RECOMMENDATION:

Enact an ordinance appropriating \$13,108,044.31 out of the Airports Improvement Fund for the IAH Skyway Automated People Mover (APM) System Operations and Maintenance Services Agreement with Alstom Transport USA Inc.

SPECIFIC EXPLANATION:

On March 31, 2021, City Council enacted Ordinance 2021-226, approving and authorizing an Agreement with Bombardier Transportation (Holdings) USA Inc. (now Alstom Transport USA Inc.) for Automated People Mover (APM) Operations and Maintenance (O&M) Services for the Houston Airport System (HAS) at George Bush Intercontinental Airport/Houston (IAH) and appropriating \$25,000,000.00 for the first two and one-half years of the Agreement. The Agreement has a term of ten (10) years, ending on April 5, 2031. Bombardier Transportation Holdings USA Inc. was purchased by Alstom Transport USA Inc., and Alstom is the successor in interest to this Agreement.

The Skyway APM at IAH is a Bombardier (Alstom)-engineered driverless transportation solution that provides passengers in the IAH terminals post-security sterile areas the ability to safely and efficiently connect between Terminals A, B, C, and D/E. The Skyway Systems consists of 16 APM vehicles, four passenger stations, one maintenance service facility, and associated appurtenances. Under the Agreement, Alstom is responsible for the Skyway System's operation and maintenance, including all management, supervision, labor, parts/materials/consumables, equipment, diagnostics, lubricants, tools, instruments, reports, transportation, insurance, sub-contracts, bonds, incidentals, and other related services. Alstom must provide both preventive maintenance (PM) and corrective maintenance (CM) in accordance with applicable standards, best industry practices, and the HAS-approved maintenance program.

The \$25,000,000.00 appropriated under Ordinance 2021-226 was intended to cover O&M

Services while the procurement process for a new Skyway System was undertaken. The Houston Airport System has underway the issuance of a Request for Qualifications solicitation for the Skyway System replacement. A new Skyway System will improve the passenger experience while also reducing the need for costly repairs and further capital reinvestment in obsolete technology.

It is now requested that City Council enact an ordinance appropriating an additional \$13,108,044.31 to provide funding for an additional year to accommodate the solicitation process for the Skyway System replacement project. Additional funding may be requested in the future should the procurement process necessitate additional time for completion.

MWBE Participation:

The MWBE advertised goal for this project is 11%. Alstom submitted a participation plan committing to 12% and is currently achieving 12.4%. The HAS Office of Business Opportunity will continue to monitor this agreement in accordance with its procedures.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:

Mario C. Diaz
Houston Airport System

Andy Icken
Chief Development Officer

Prior Council Action:

03/31/2021 (O) 2021-226

Amount and Source of Funding:

\$13,108,044.31
Airports Improvement Fund
Fund 8011

Contact Information:

Todd Curry	281/233-1896
Jim Szczesniak	281/233-1889
Scott Hill	281/233-1639

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

District B

Item Creation Date: 7/26/2023

HAS – Additional Appropriation for IAH Skyway APM System Operations and Maintenance Services Agreement with Alstom Transport USA Inc.

Agenda Item#: 28.

Background:

RECOMMENDATION:

Enact an ordinance appropriating \$13,108,044.31 out of the Airports Improvement Fund for the IAH Skyway Automated People Mover (APM) System Operations and Maintenance Services Agreement with Alstom Transport USA Inc.

SPECIFIC EXPLANATION:

On March 31, 2021, City Council enacted Ordinance 2021-226, approving and authorizing an Agreement with Bombardier Transportation (Holdings) USA Inc. (now Alstom Transport USA Inc.) for Automated People Mover (APM) Operations and Maintenance (O&M) Services for the Houston Airport System (HAS) at George Bush Intercontinental Airport/Houston (IAH) and appropriating \$25,000,000.00 for the first two and one-half years of the Agreement. The Agreement has a term of ten (10) years, ending on April 5, 2031. Bombardier Transportation Holdings USA Inc. was purchased by Alstom Transport USA Inc., and Alstom is the successor in interest to this Agreement.

The Skyway APM at IAH is a Bombardier (Alstom)-engineered driverless transportation solution that provides passengers in the IAH terminals post-security sterile areas the ability to safely and efficiently connect between Terminals A, B, C, and D/E. The Skyway Systems consists of 16 APM vehicles, four passenger stations, one maintenance service facility, and associated appurtenances. Under the Agreement, Alstom is responsible for the Skyway System's operation and maintenance, including all management, supervision, labor, parts/materials/consumables, equipment, diagnostics, lubricants, tools, instruments, reports, transportation, insurance, sub-contracts, bonds, incidentals, and other related services. Alstom must provide both preventive maintenance (PM) and corrective maintenance (CM) in accordance with applicable standards, best industry practices, and the HAS-approved maintenance program.

The \$25,000,000.00 appropriated under Ordinance 2021-226 was intended to cover O&M Services while the procurement process for a new Skyway System was undertaken. The Houston Airport System has underway the issuance of a Request for Qualifications solicitation for the Skyway System replacement. A new Skyway System will improve the passenger experience while also reducing the need for costly repairs and further capital reinvestment in obsolete technology.

It is now requested that City Council enact an ordinance appropriating an additional \$13,108,044.31 to provide funding for an additional year to accommodate the solicitation process for the Skyway System replacement project. Additional funding may be requested in the future should the procurement process necessitate additional time for completion.

MWBE Participation:

The MWBE advertised goal for this project is 11%. Alstom submitted a participation plan committing to 12% and is currently achieving 12.4%. The HAS Office of Business Opportunity will continue to monitor this agreement in accordance with its procedures.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:

DocuSigned by:

Liliana Rambo

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Mario C. Diaz

Houston Airport System

DocuSigned by:

Andy Icken

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Andy Icken

Chief Development Officer

Prior Council Action:

03/31/2021 (O) 2021-226

Amount and Source of Funding:

\$13,108,044.31

Airports Improvement Fund

Fund 8011

Contact Information:

Todd Curry	281/233-1896
Jim Szczesniak	281/233-1889
Scott Hill	281/233-1639



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 8/9/2023

HAS – Amendment No. 3 and Additional Appropriation for
the Program Management Support Services (PMSS)
Contracts with the Houston Aviation Alliance (HAA) and
Parsons & H.J. Russell IAH Team (PHJR); Project No. 801

Agenda Item#: 29.

Summary:

ORDINANCE appropriating \$11,982,349.00 out of Airports Improvement Fund; approving and authorizing Amendment No. 3 to two contracts between City of Houston and 1) **HOUSTON AVIATION ALLIANCE, A JOINT VENTURE**, and 2) **PARSONS & H.J. RUSSELL IAH TEAM, A JOINT VENTURE**, for Program Management Support Services for the Houston Airport System (Project No. 801) (as approved by Ordinance No. 2015-314 and amended by Ordinance Nos. 2016-801 and 2019-349) - **DISTRICT B - JACKSON**

Background:

RECOMMENDATION:

Enact an Ordinance approving and authorizing Amendment No.3 to the Program Management Support Services (PMSS) Contracts with the Houston Aviation Alliance (HAA), a Joint Venture, and the Parsons & H.J. Russell IAH Team (PHJR), a Joint Venture, and appropriating \$11,982,349.00 from the Airports Improvement Fund (8011).

SPECIFIC EXPLANATION:

The Program Management Support Services (PMSS) scope of services includes the provision for staffing, services, and systems in support of the Project Management, Design Management, and Construction Management (PM/DM/CM) and Project Controls Services of the IAH Terminal Redevelopment Program (ITRP).

On April 8, 2015, Houston City Council enacted Ordinance 2015-314, approving and authorizing two PMSS Contracts—one with the Houston Aviation Alliance (HAA) and one with the Parsons & H.J. Russell IAH Team (PHJR) —and appropriating an initial amount of \$21,000,000.00. The Contracts have a term of 8 years with a two-year extension option (10 years total).

On October 19, 2016, City Council enacted Ordinance 2016-801, approving and authorizing Amendment No. 1 to the Contracts and appropriating an additional \$22,000,000.00. Amendment No. 1 updated the Contracts' *Exhibit B: PMSS Consultant's Raw Salary Rates* due to increases caused by inflation and costs of employment.

On March 7, 2018, City Council enacted Ordinance 2018-174, appropriating an additional

\$18,144,400.00.

On May 8, 2019, City Council enacted Ordinance 2019-349, approving and authorizing Amendment No. 2 to the Contracts and appropriating an additional \$18,900,000.00. Amendment No. 2 updated the Contracts' *Exhibit B: PMSS Consultant's Raw Salary Rates* due to increases caused by inflation and costs of employment.

On August 26, 2020, City Council enacted Ordinance 2020-739, appropriating an additional \$13,000,000.00.

On September 29, 2021, City Council enacted Ordinance 2021-840, appropriating an additional \$14,600,000.00.

On September 28, 2022, City Council enacted Ordinance 2022-757, appropriating an additional \$15,600,000.00.

A wide variety of skills and capabilities are required under the PMSS Contracts by the Houston Airport System. Resource requirements are prepared on an individual basis for each assignment, and Letters of Authorization (LOAs) are executed prior to the commencement of any given assignment. Appropriations have been completed on an annual basis, funding approximately each subsequent year of services.

The total of PMSS appropriations to date is \$123,244,400.00, with HAA receiving \$45,993,200.00 and PHJR receiving \$77,251,200.00. The total ITRP PMSS appropriation is included in the overall \$1.43B ITRP Budget.

It is now requested that City Council enact an ordinance appropriating an additional \$11,982,349.00 for continued and uninterrupted delivery for Program Management Support Services in support of ITRP. The ordinance will also approve and authorize Amendment No. 3 to the PMSS Contracts to update *Exhibit B: to align position titles with the PMSS Consultant's current personnel roles and responsibilities*.

The subject of this item was part of a presentation to the City Council Economic Development Committee on June 21, 2023.

Project Costs:

The \$11,982,349.00 will be allocated to the two Contracts (HAA and PHJR) as needed through LOAs. A portion of the spending may be eligible for reimbursement under either the FAA AIP or PFC Programs.

M/WBE Participation:

The M/WBE goal approved for each Contract is 35%. The current participation achieved by HAA is 40.04%. The current participation achieved by PHJR is 38.08%. The standard for meeting M/W/SBE participation goals is the demonstration of Good Faith Efforts. The M/W/SBE performance and Good Faith Efforts on this project remain on target towards the goal. The HAS Office of Business Opportunity will continue to monitor these agreements in accordance with its procedures.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:

Mario C. Diaz
Houston Airport System

Andy Icken
Chief Development Officer

Prior Council Action:

04/08/2015 (O) 2015-314
10/19/2016 (O) 2016-801
03/07/2018 (O) 2018-174
05/08/2019 (O) 2019-349
08/26/2020 (O) 2020-739
09/29/2021 (O) 2021-840
09/28/2022 (O) 2022-757

Amount and Source of Funding:

\$11,982,349.00
Airports Improvement Fund
Fund 8011

Contact Information:

Todd Curry 281/233-1896
Gary High 281/233-1675

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District B

Item Creation Date: 8/9/2023

HAS – Amendment No. 3 and Additional Appropriation for the Program Management Support Services (PMSS) Contracts with the Houston Aviation Alliance (HAA) and Parsons & H.J. Russell IAH Team (PHJR); Project No. 801

Agenda Item#:

Background:

RECOMMENDATION:

Enact an Ordinance approving and authorizing Amendment No.3 to the Program Management Support Services (PMSS) Contracts with the Houston Aviation Alliance (HAA), a Joint Venture, and the Parsons & H.J. Russell IAH Team (PHJR), a Joint Venture, and appropriating \$11,982,349.00 from the Airports Improvement Fund (8011).

SPECIFIC EXPLANATION:

The Program Management Support Services (PMSS) scope of services includes the provision for staffing, services, and systems in support of the Project Management, Design Management, and Construction Management (PM/DM/CM) and Project Controls Services of the IAH Terminal Redevelopment Program (ITRP).

On April 8, 2015, Houston City Council enacted Ordinance 2015-314, approving and authorizing two PMSS Contracts—one with the Houston Aviation Alliance (HAA) and one with the Parsons & H.J. Russell IAH Team (PHJR)—and appropriating an initial amount of \$21,000,000.00. The Contracts have a term of 8 years with a two-year extension option (10 years total).

On October 19, 2016, City Council enacted Ordinance 2016-801, approving and authorizing Amendment No. 1 to the Contracts and appropriating an additional \$22,000,000.00. Amendment No. 1 updated the Contracts' *Exhibit B: PMSS Consultant's Raw Salary Rates* due to increases caused by inflation and costs of employment.

On March 7, 2018, City Council enacted Ordinance 2018-174, appropriating an additional \$18,144,400.00.

On May 8, 2019, City Council enacted Ordinance 2019-349, approving and authorizing Amendment No. 2 to the Contracts and appropriating an additional \$18,900,000.00. Amendment No. 2 updated the Contracts' *Exhibit B: PMSS Consultant's Raw Salary Rates* due to increases caused by inflation and costs of employment.

On August 26, 2020, City Council enacted Ordinance 2020-739, appropriating an additional \$13,000,000.00.

On September 29, 2021, City Council enacted Ordinance 2021-840, appropriating an additional \$14,600,000.00.

On September 28, 2022, City Council enacted Ordinance 2022-757, appropriating an additional \$15,600,000.00.

A wide variety of skills and capabilities are required under the PMSS Contracts by the Houston Airport System. Resource requirements are prepared on an individual basis for each assignment, and Letters of Authorization (LOAs) are executed prior to the commencement of any given assignment. Appropriations have been completed on an annual basis, funding approximately each subsequent year of services.

The total of PMSS appropriations to date is \$123,244,400.00, with HAA receiving \$45,993,200.00 and PHJR receiving \$77,251,200.00. The total cost of the PMSS Contracts is still within the \$135.2M PMSS Budget and is included in the overall \$1.43B ITRP Budget.

It is now requested that City Council enact an ordinance appropriating an additional \$11,982,349.00 for continued and uninterrupted delivery for Program Management Support Services in support of ITRP. The ordinance will also approve and authorize Amendment No. 3 to the PMSS Contracts to update *Exhibit B: PMSS Consultant's Raw Salary/Rates* due to increases caused by inflation and costs of employment.

The subject of this item was part of a presentation to the City Council Economic Development Committee on June 21, 2023.

Project Costs:

The \$11,982,349.00 will be allocated to the two Contracts (HAA and PHJR) as needed through LOAs. A portion of the spending may be eligible for reimbursement under either the FAA AIP or PFC Programs.

M/WBE Participation:

The M/WBE goal approved for each Contract is 35%. The current participation achieved by HAA is 40.04%. The current participation achieved by PHJR is 38.08%. The standard for meeting M/W/SBE participation goals is the demonstration of Good Faith Efforts. The M/W/SBE performance and Good Faith Efforts on this project remain on target towards the goal. The HAS Office of Business Opportunity will continue to monitor these agreements in accordance with its procedures.

Fiscal Note:

No significant Fiscal Operating impact is anticipated as a result of this project.

Director's Signature:

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GH

DocuSigned by:

Mario Diaz

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Mario C. Diaz

Houston Airport System

DocuSigned by:

Andy Icken

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Andy Icken

Chief Development Officer

Prior Council Action:

04/08/2015 (O) 2015-314
10/19/2016 (O) 2016-801
03/07/2018 (O) 2018-174
05/08/2019 (O) 2019-349
08/26/2020 (O) 2020-739
09/29/2021 (O) 2021-840
09/28/2022 (O) 2022-757

Amount and Source of Funding:

\$11,982,349.00

Airports Improvement Fund

Fund 8011

Contact Information:

Todd Curry 281/233-1896
Gary High 281/233-1675



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 6/1/2023

HPL - Appropriation for Mayor's Office of Adult Literacy

Agenda Item#: 30.

Summary:

ORDINANCE appropriating \$1,500,000.00 from the Library Special Revenue Fund for the administration of Adult Literacy for the Mayor's Office for Adult Literacy

Background:

Houston Public Library (HPL) recommends City Council approve an ordinance appropriating \$1,500,000.00 out of the Library Special Revenue Fund for the administration of adult literacy services through the Mayor's Office for Adult Literacy (MOAL).

Established by Mayor Turner in June of 2018, MOAL focuses on adult literacy and creating awareness of its impact on Houston's economy, communities, families, and individuals. The problem of adult literacy is a critical one in Houston - one in every 5 adults in Harris County is functionally illiterate. Therefore, MOAL advocates for adult literacy and adult education causes and providers in the City of Houston, by developing partnerships to leverage resources, and advising on public policies that place adults on a pathway to improve their lives. The MOAL office is located in the Julia Ideson Building and operations are managed by HPL, with staff reporting to the HPL Director or her designee.

Dr. Rhea Brown Lawson

Prior Council Action:

Ordinance No. 2018-705 - Passed September 5, 2018

Amount and Source of Funding:

\$1,500,000.00

Library Special Revenue Fund

Fund 2500

Contact Information:

Federico Salas-Isnardi, Director of MOAL, HPL: (832) 393-0307

Ricardo Peralez, Chief Operating Officer, HPL: (832) 393-1400

Patrick Atkins, Deputy Assistant Director, HPL: (832) 393-1567

Hope Obika, Chief Financial Officer, HPL: (832) 393-1348

ATTACHMENTS:

Description

HPL Mayors Office of Adult Literacy RCA
Cover sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 6/1/2023

HPL - Appropriation for Mayor's Office of Adult Literacy

Agenda Item#: 10.

Summary:

NOT A REAL CAPTION

ORDINANCE appropriating \$1,500,000.00 out of Library Special Revenue Fund for Houston Public Library's Administration of Adult Literacy Services.

Background:

Houston Public Library (HPL) recommends City Council approve an ordinance appropriating \$1,500,000.00 out of the Library Special Revenue Fund for the administration of adult literacy services through the Mayor's Office for Adult Literacy (MOAL). Established by Mayor Turner in June of 2018, MOAL focuses on adult literacy and creating awareness of its impact on Houston's economy, communities, families, and individuals. The problem of adult literacy is a critical one in Houston - one in every 5 adults in Harris County is functionally illiterate. Therefore, MOAL advocates for adult literacy and adult education causes and providers in the City of Houston, by developing partnerships to leverage resources, and advising on public policies that place adults on a pathway to improve their lives. The MOAL office is located in the Julia Ideson Building and operations are managed by HPL, with staff reporting to the HPL Director or her designee.

Prior Council Action:

Ordinance No. 2018-705 - Passed September 5, 2018

Amount and Source of Funding:

\$1,500,000.00

Library Special Revenue Fund
Fund 2500

DS

RP

DS

HW

DocuSigned by:

Dr. Rhea Brown Lawson

8/16/2023

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Dr. Rhea Brown Lawson

Contact Information:

Federico Salas-Isnardi, Director of MOAL, HPL: (832) 393-0307

Ricardo Peralez, Chief Operating Officer, HPL: (832) 393-1400

Patrick Atkins, Deputy Assistant Director, HPL: (832) 393-1567

Hope Obika, Chief Financial Officer, HPL: (832) 393-1348

ATTACHMENTS:

Description

Previous Appropriation for HPL Mayor's Office of Adult Literacy

Type

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/31/2023

25GM365 – Amend Ordinance No. 2022-35 to Increase
Maximum Contract Amount for Waste and Stormwater
Interceptor Pump Outs with Magna Flow Environmental
Services, Inc.

Agenda Item#: 31.

Summary:

ORDINANCE amending Ordinance No. 2022-035 (Passed on January 19, 2022) to increase the maximum contract amount for contract between City of Houston and **MAGNA FLOW ENVIRONMENTAL SERVICES, INC** for City-Wide Special Waste and Stormwater Interceptor Pump Outs - \$780,000.00 - General Fund

Background:

RECOMMENDATION: Approve an Ordinance amending Ordinance No. 2022-35 (passed January 19, 2022) to increase the maximum contract amount to \$2,730,000 for City-Wide Special Waste and Stormwater Interceptor Pump Outs with Magna Flow Environmental Services.

Specific Explanation: The General Services Department recommends that City Council approve Ordinance amending Ordinance No. 2022-35 to increase the maximum contract amount from \$1,950,000 to \$2,730,000 for special waste and stormwater interceptor pump outs contract with Magna Flow Environmental Services. The requested increase will allow Magna Flow to complete pending environmental projects, which will exceed the current maximum contract amount.

PROJECT LOCATIONS: Citywide

PROJECT DESCRIPTION: The General Services Department requires the maintenance and cleaning of special waste and stormwater interceptors at frequencies of monthly to annually to meet regulatory requirements enforced by the TCEQ. The scope of work consists of the evacuation of interceptors using vacuum trucks; cleaning of coalescers, filters, or similar filter media; pressure washing; confined space entry when necessary; and transport and disposal of all generated waste. Services will be required on a scheduled, expedited, and emergency pump-out support. Additionally, the contractor will provide for the final disposition of all waste, which includes collection, transport, and manifesting, in compliance with applicable federal, state, and local regulations.

PREVIOUS HISTORY AND PROJECT SCOPE: On January 19, 2022, Ordinance No. 2022-35, City Council awarded a two-year contract with one-year renewal to Magna Flow Environmental Services for Special Waste and Stormwater Interceptor Pump Outs for a term of three years and set a maximum contract amount of \$1,950,000.

M/WBE PARTICIPATION: The original contract has an 11% M/WBE goal that has been established for the

contract. To date, Magna Flow has achieved 14.53% M/WBE participation.

FISCAL NOTE: Funding for this item will be included in the FY2025 Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Estimated Spending Authority			
Department	Current FY	Out Year	Total
General Services	\$ -	\$ 780,000.00	\$ 780,000.00
Total	\$ -	\$ 780,000.00	\$ 780,000.00

DIRECTOR'S SIGNATURE / DATE:

C. J. Messiah, Jr.
General Services Department

Prior Council Action:

Ordinance No. 2022-35; January 19, 2022

Amount and Source of Funding:

\$ 780,000.00 General Fund (1000)

Contact Information:

Enid M. Howard
Council Liaison
Phone: 832.393.8023

ATTACHMENTS:

Description

Revised coversheet
Vicinity Map

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

ALL

Item Creation Date: 7/31/2023

25GM365 – Amend Ordinance No. 2022-35 to Increase Maximum Contract Amount for
Waste and Stormwater Interceptor Pump Outs with Magna Flow Environmental Services,
Inc.

Agenda Item#: 26.

Background:

RECOMMENDATION: Approve an Ordinance amending Ordinance No. 2022-35 (passed January 19, 2022) to increase the maximum contract amount to \$2,730,000 for City-Wide Special Waste and Stormwater Interceptor Pump Outs with Magna Flow Environmental Services.

SPECIFIC EXPLANATION: The General Services Department recommends that City Council approve an Ordinance amending Ordinance No. 2022-35 to increase the maximum contract amount from \$1,950,000 to \$2,730,000 for special waste and stormwater interceptor pump outs contract with Magna Flow Environmental Services. The requested increase will allow Magna Flow to complete pending environmental projects, which will exceed the current maximum contract amount.

PROJECT LOCATIONS: Citywide

PROJECT DESCRIPTION: The General Services Department requires the maintenance and cleaning of special waste and stormwater interceptors at frequencies of monthly to annually to meet regulatory requirements enforced by the TCEQ. The scope of work consists of the evacuation of interceptors using vacuum trucks; cleaning of coalescers, filters, or similar filter media; pressure washing; confined space entry when necessary; and transport and disposal of all generated waste. Services will be required for scheduled, expedited, and emergency pump-out support. Additionally, the contractor will provide for the final disposition of all waste, which includes collection, transport, and manifesting, in compliance with all applicable federal, state, and local regulations.

PREVIOUS HISTORY AND PROJECT SCOPE: On January 19, 2022, Ordinance No. 2022-35, City Council awarded a two-year contract with one-year renewal to Magna Flow Environmental Services for Special Waste and Stormwater Interceptor Pump Outs for a term of three years and set a maximum contract amount of \$1,950,000.

M/WBE PARTICIPATION: The original contract has an 11% M/WBE has been established for this contract. To date, Magna Flow has achieved 14.53% M/WBE participation.

FISCAL NOTE: Funding for this item will be included in the FY2025 Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Estimated Spending Authority			
Department	Current FY	Out Year	Total
General Services	\$ -	\$ 780,000.00	\$ 780,000.00
Total	\$ -	\$ 780,000.00	\$ 780,000.00

DIRECTOR'S SIGNATURE / DATE:

DocuSigned by:

C.J. Messiah, Jr.

8/18/2023

C. J. Messiah, Jr.

General Services Department

Prior Council Action:

Ordinance No. 2022-35; January 19, 2022

Amount and Source of Funding:

\$ 780,000.00 General Fund (1000)

Contact Information:

Enid M. Howard

Council Liaison

Phone: 832.393.8023

ATTACHMENTS:

Description

[Vicinity Map](#)

[Tax Delinquent Report](#)

[Original Ordinance & Coversheet 2022-35](#)

[Health & Safety Justification - CPO Approval](#)

Type

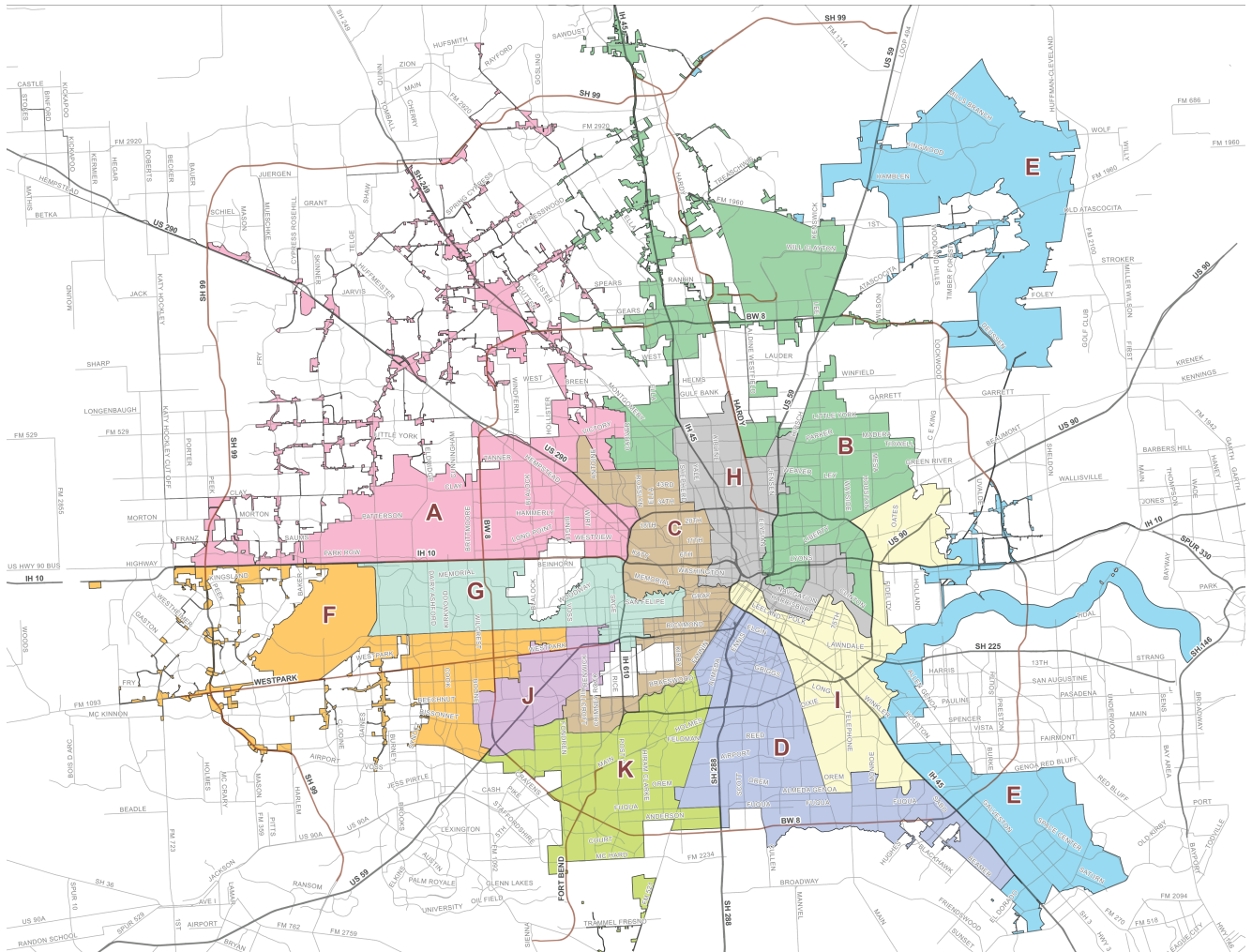
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**CITY OF HOUSTON
HARRIS COUNTY, TEXAS**



**Amend Ordinance No. 2022-35 to Increase Maximum Contract Amount for
Waste and Stormwater Interceptor Pump Outs with Magna Flow
Environmental Services, Inc.**

COUNCIL DISTRICTS: ALL



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date: 8/8/2023

25CF125 Lease Agreement with Carolotas Properties, Inc. 5005 Mitchelldale, Suite 130, Houston, Texas 77092 for the Capital Projects Division of the Houston Public Works Department

Agenda Item#: 32.

Summary:

ORDINANCE approving and authorizing Lease Agreement between **CARLOTAS PROPERTIES, INC.**, as Landlord, and City of Houston, Texas, as Tenant for space at 5005 Mitchelldale, Houston, Texas for use as offices for Houston Public Works Department - **DISTRICT C - KAMIN**

Background:

RECOMMENDATION: Approve and authorize a Lease Agreement between Carolotas Properties, Inc. (Landlord) and City of Houston (Tenant) for office space at 5005 Mitchelldale, Suite 130, Houston, Texas 77092 for the Houston Public Works Department (HPW).

SPECIFIC EXPLANATION: The General Services Department recommends approval of a Lease Agreement with Carolotas Properties, Inc. (Landlord), for 8,335 square feet of office space at 5005 Mitchelldale, Suite 130, Houston, Texas 77092, for the Capital Projects Division, previously known as the Engineering and Construction Division of HPW. HPW's Capital Projects inspectors have leased 5,115 square feet of office space at 1702 Seamist since 1999 and are currently paying \$17.31 per square foot per year. They also have leased 3,960 square feet of office space at 4300 S. Wayside since 2006 and were paying \$10.41 per square foot per year in April 2023, when the lease expired. In April 2023, the Wayside inspectors consolidated into the Seamist space and desired an extended lease term. However, the owners of the Seamist campus plan to sell the property and would only agree to monthly holdover pursuant to a Fourth Amendment that extended the lease term through April 15, 2023. The current monthly rental remains at \$7,380.22 (\$17.31 per square foot per year).

The proposed Lease term at Mitchelldale will be 130 months, commencing upon completion of tenant improvements which is estimated to occur by April 1, 2024. Base rent for the first ten full calendar months of the lease will be abated, or the equivalent can be used for tenant improvement cost that exceeds the tenant allowance. Monthly base rental will commence at \$18 per rentable square foot per year (RSF/YR) and increase annually in \$.50 per rentable square foot per year intervals. The Landlord will reconfigure and renovate the leased premises at Landlord's sole cost up to \$47.50 per square foot of net rentable area.

Landlord will provide maintenance, utilities, and janitorial services. Tenant will pay its pro rata share of excess operating expense (OE), which is the amount by which the actual operating expenses for the then current year exceed the actual operating expenses for the base year. "Base Year" means calendar year 2023, with Operating Expenses estimated at \$8.65 per rentable square foot.

Rent shall be as follows:

Months	Rent/RSF/YR (8335 SF)	Annual Rent (First 10 months abated)	Monthly Rent (First 10 months abated)	Annual Average Estimated OE \$.50/RSF/YR	Monthly Average Estimated OE \$.50/RSF/YR	Annual Rent and Annual Average Estimated OE	Monthly Rent and Monthly Average Estimated OE
1-22	\$18.00	\$150,030.00	\$12,502.50	\$4,167.50	\$347.29	\$154,197.50	\$12,849.79
23-34	\$18.50	\$154,197.50	\$12,849.79	\$4,167.50	\$347.29	\$158,365.00	\$13,197.08
35-46	\$19.00	\$158,365.00	\$13,197.08	\$4,167.50	\$347.29	\$162,532.50	\$13,544.38
47-58	\$19.50	\$162,532.50	\$13,544.38	\$4,167.50	\$347.29	\$166,700.00	\$13,891.67
59-70	\$20.00	\$166,700.00	\$13,891.67	\$4,167.50	\$347.29	\$170,867.50	\$14,238.96
71-82	\$20.50	\$170,867.50	\$14,238.96	\$4,167.50	\$347.29	\$175,035.00	\$14,586.25
83-94	\$21.00	\$175,035.00	\$14,586.25	\$4,167.50	\$347.29	\$179,202.50	\$14,933.54

95-106	\$21.50	\$179,202.50	\$14,933.54	\$4,167.50	\$347.29	\$183,370.00	\$15,280.83
107-118	\$22.00	\$183,370.00	\$15,280.83	\$4,167.50	\$347.29	\$187,537.50	\$15,628.13
119-130	\$22.50	\$187,537.50	\$15,628.13	\$4,167.50	\$347.29	\$191,705.00	\$15,975.42
Total		\$1,687,837.50		\$41,675.00		\$1,729,512.50	

FUNDING SUMMARY:

\$ 00.00 Rent and operating expenses FY24 (3 months; abated)
 \$1,729,512.50 Rent and operating expenses (out-going years)
 \$1,729,512.50 Total rent and operating expenses

\$ 177,704.00 Furniture acquisition
 \$ 20,000.00 Security equipment
 \$ 65,000.00 Information technology equipment, vendor, and service provider
 \$ 10,000.00 Relocation
 \$ 40,000.00 Contingency for furniture, security, information technology, and relocation
 \$ 50,000.00 Contingency for tenant improvements exceeding allowance
 \$ 362,704.00 Total one-time cost in FY2024

\$2,092,216.50 TOTAL

FISCAL NOTE: Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Estimated Spending Authority			
Department	FY2024	Out-Years	Total
Houston Public Works	\$362,704.00	\$1,729,512.50	\$2,092,216.50

DIRECTOR'S SIGNATURE/DATE:

 C. J. Messiah, Jr.
 General Services Department

 Carol Ellinger Haddock, P.E.
 Houston Public Works

Prior Council Action:
 N/A

Amount and Source of Funding:

\$2,092,216.50 Project Cost Recovery (1001)

Contact Information:

Enid M. Howard
 Council Liaison
 Phone: 832.393.8023

ATTACHMENTS:

Description	Type
Signed Coversheet	Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

District C

Item Creation Date: 8/8/2023

25CF125 Lease Agreement with Carolas Properties, Inc. 5005 Mitchelldale, Suite 130,
Houston, Texas 77092 for the Capital Projects Division of the Houston Public Works
Department

Agenda Item#: 43.

Background:

RECOMMENDATION: Approve and authorize a Lease Agreement between Carolas Properties, Inc. (Landlord) and City of Houston (Tenant) for office space at 5005 Mitchelldale, Suite 130, Houston, Texas 77092 for the Houston Public Works Department (HPW).

SPECIFIC EXPLANATION: The General Services Department recommends approval of a Lease Agreement with Carolas Properties, Inc. (Landlord), for 8,335 square feet of office space at 5005 Mitchelldale, Suite 130, Houston, Texas 77092, for the Capital Projects Division, previously known as the Engineering and Construction Division of HPW. HPW's Capital Projects inspectors have leased 5,115 square feet of office space at 1702 Seamist since 1999 and are currently paying \$17.31 per square foot per year. They also have leased 3,960 square feet of office space at 4300 S. Wayside since 2006 and were paying \$10.41 per square foot per year in April 2023, when the lease expired. In April 2023, the Wayside inspectors consolidated into the Seamist space and desired an extended lease term. However, the owners of the Seamist campus plan to sell the property and would only agree to monthly holdover pursuant to a Fourth Amendment that extended the lease term through April 15, 2023. The current monthly rental remains at \$7,380.22 (\$17.31 per square foot per year).

The proposed Lease term at Mitchelldale will be 130 months, commencing upon completion of tenant improvements which is estimated to occur by April 1, 2024. Base rent for the first ten full calendar months of the lease will be abated, or the equivalent can be used for tenant improvement cost that exceeds the tenant allowance. Monthly base rental will commence at \$18 per rentable square foot per year (RSF/YR) and increase annually in \$.50 per rentable square foot per year intervals. The Landlord will reconfigure and renovate the leased premises at Landlord's sole cost up to \$47.50 per square foot of net rentable area.

Landlord will provide maintenance, utilities, and janitorial services. Tenant will pay its pro rata share of excess operating expense (OE), which is the amount by which the actual operating expenses for the then current year exceed the actual operating expenses for the base year. "Base Year" means calendar year 2023, with Operating Expenses estimated at \$8.65 per rentable square foot.

Rent shall be as follows:

Months	Rent/RSF/YR (8335 SF)	Annual Rent (First 10 months abated)	Monthly Rent (First 10 months abated)	Annual Average Estimated OE \$.50/RSF/YR	Monthly Average Estimated OE \$.50/RSF/YR	Annual Rent and Annual Average Estimated OE	Monthly Rent and Monthly Average Estimated OE
1-22	\$18.00	\$150,030.00	\$12,502.50	\$4,167.50	\$347.29	\$154,197.50	\$12,849.79
23-34	\$18.50	\$154,197.50	\$12,849.79	\$4,167.50	\$347.29	\$158,365.00	\$13,197.08
35-46	\$19.00	\$158,365.00	\$13,197.08	\$4,167.50	\$347.29	\$162,532.50	\$13,544.38
47-58	\$19.50	\$162,532.50	\$13,544.38	\$4,167.50	\$347.29	\$166,700.00	\$13,891.67
59-70	\$20.00	\$166,700.00	\$13,891.67	\$4,167.50	\$347.29	\$170,867.50	\$14,238.96
71-82	\$20.50	\$170,867.50	\$14,238.96	\$4,167.50	\$347.29	\$175,035.00	\$14,586.25
83-94	\$21.00	\$175,035.00	\$14,586.25	\$4,167.50	\$347.29	\$179,202.50	\$14,933.54
95-106	\$21.50	\$179,202.50	\$14,933.54	\$4,167.50	\$347.29	\$183,370.00	\$15,280.83
107-118	\$22.00	\$183,370.00	\$15,280.83	\$4,167.50	\$347.29	\$187,537.50	\$15,628.13
119-130	\$22.50	\$187,537.50	\$15,628.13	\$4,167.50	\$347.29	\$191,705.00	\$15,975.42
Total		\$1,687,837.50		\$41,675.00		\$1,729,512.50	

FUNDING SUMMARY:

\$ 00.00 Rent and operating expenses FY24 (3 months; abated)

\$1,729,512.50 Rent and operating expenses (out-going years)

\$1,729,512.50 Total rent and operating expenses

\$ 177,704.00 Furniture acquisition

\$ 20,000.00 Security equipment

\$ 65,000.00 Information technology equipment, vendor, and service provider

\$ 10,000.00 Relocation

\$ 40,000.00 Contingency for furniture, security, information technology, and relocation

\$ 50,000.00 Contingency for tenant improvements exceeding allowance

\$ 362,704.00 Total one-time cost in FY2024

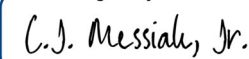
\$2,092,216.50 TOTAL

FISCAL NOTE: Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Estimated Spending Authority			
Department	FY2024	Out-Years	Total
Houston Public Works	\$362,704.00	\$1,729,512.50	\$2,092,216.50

DIRECTOR'S SIGNATURE/DATE:

DocuSigned by:



8/9/2023

C. J. Messiah, Jr.

General Services Department

Carol Ellinger Haddock, P.E.
Houston Public Works

Prior Council Action:

N/A

Amount and Source of Funding:

\$2,092,216.50 Project Cost Recovery (1001)

Contact Information:

Enid M. Howard
Council Liaison

Phone: 832.393.8023

DS
EH



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/25/2023

E32935 – ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System (Inductive Health Informatics, LLC) - ORDINANCE

Agenda Item#: 33.

Summary:

ORDINANCE approving and authorizing Sole Source Contract between City of Houston and **INDUCTIVE HEALTH INFORMATICS, LLC** for Use and Support of ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System for the Houston Health Department; providing a maximum contract amount - 3 Years with 2 one-year options - \$816,729.16 - Grant Fund

Background:

Sole Source (E32935) – Approve an Ordinance authorizing and awarding a Sole Source contract between the City of Houston and Inductive Health Informatics, LLC. in an amount not to exceed \$816,729.16 for the use and support of ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System for the Houston Health Department.

Specific Explanation:

The Director of the Houston Health Department and the Chief Procurement Officer recommend the City Council approve an Ordinance authorizing and awarding a Sole Source contract in an amount not to exceed **\$816,729.16**; for a **three-year agreement with two subsequent one-year term options** with **Inductive Health Informatics, LLC**; for the use and support of the Enhanced Surveillance System for the Early Notification of Community-Based Epidemics (ESSENCE) for the Houston Health Department.

The Houston Health Department presently uses ESSENCE software for the state and local operation and maintenance of the market-leading improved syndromic surveillance software, Inductive Health. With the support of Inductive Health's ESSENCE syndromic surveillance platform, public health organizations can conduct patient matching and integration with public health technologies like immunization registries, contact tracing software, and other related services. The platform equips public health organizations with the future integration of numerous data sources, including mortality, climate, environment, toxicity, substance use, and other crucial health data.

ESSENCE, a syndromic surveillance system, was developed by Johns Hopkins University Applied Physics Laboratory (JHU-APL) through this vital cooperation. Inductive Health Informatics, LLC, the exclusive licensee for the ESSENCE software, took over the local

management and maintenance of the ESSENCE application from Johns Hopkins in January 2021. Through this crucial collaboration with the Johns Hopkins University Applied Physics Laboratory (JHU-APL), the creators of ESSENCE, Inductive Health is able to lead the field in advanced syndromic surveillance research, development, and improvement.

This recommendation is made pursuant to subsection 252.022(a)(7) of the Texas Local Government Code, which provides that “a procurement of items that are available from only one source” is exempt from the competitive requirements for purchases.

M/WBE Participation:

M/WBE Zero-Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City’s Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing a sole source vendor for this purchase.

Fiscal Note:

No Fiscal Note is require for grant funds.

Jedediah Greenfield
Chief Procurement Officer
Finance/ Strategic Procurement Division

Department Approval Authority

Estimated Spending Authority			
Department	FY2024	Out-Years	Award Amount
Houston Health Department	70,000.00	\$746,729.16	\$816,729.16

Amount and Source of Funding:

\$816,729.16

Federal Government – Grant Funded
Fund No. 5000

Contact Information:

NAME:	DEPARTMENT/DIVISION	PHONE
Shelia Baker, Division Manager	FIN/SPD	(832) 393-8109
Carolyn Hanahan, Assistant Chief Policy Officer		
Jedediah Greenfield, Chief Procurement Officer	FIN/SPD	(832) 393-9127
	FIN/SPD	(832) 393-9126

ATTACHMENTS:

Description

Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

ALL

Item Creation Date: 7/25/2023

E32935 – ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System (Inductive Health Informatics, LLC) - ORDINANCE

Agenda Item#: 61.

Background:

Sole Source (E32935) – Approve an Ordinance authorizing and awarding a Sole Source contract between the City of Houston and Inductive Health Informatics, LLC. in an amount not to exceed \$816,729.16 for the use and support of ESSENCE for Syndromic Surveillance, Anomaly Detection, and Alerting System for the Houston Health Department.

Specific Explanation:

The Director of the Houston Health Department and the Chief Procurement Officer recommend the City Council approve an Ordinance authorizing and awarding a Sole Source contract in an amount not to exceed **\$816,729.16**; for a **three-year agreement with two subsequent one-year term options** with **Inductive Health Informatics, LLC**; for the use and support of the Enhanced Surveillance System for the Early Notification of Community-Based Epidemics (ESSENCE) for the Houston Health Department.

The Houston Health Department presently uses ESSENCE software for the state and local operation and maintenance of the market-leading improved syndromic surveillance software, Inductive Health. With the support of Inductive Health's ESSENCE syndromic surveillance platform, public health organizations can conduct patient matching and integration with public health technologies like immunization registries, contact tracing software, and other related services. The platform equips public health organizations with the future integration of numerous data sources, including mortality, climate, environment, toxicity, substance use, and other crucial health data.

ESSENCE, a syndromic surveillance system, was developed by Johns Hopkins University Applied Physics Laboratory (JHU-APL) through this vital cooperation. Inductive Health Informatics, LLC, the exclusive licensee for the ESSENCE software, took over the local management and maintenance of the ESSENCE application from Johns Hopkins in January 2021. Through this crucial collaboration with the Johns Hopkins University Applied Physics Laboratory (JHU-APL), the creators of ESSENCE, Inductive Health is able to lead the field in advanced syndromic surveillance research, development, and improvement.

This recommendation is made pursuant to subsection 252.022(a)(7) of the Texas Local Government Code, which provides that "a procurement of items that are available from only one source" is exempt from the competitive requirements for purchases.

M/WBE Participation:

M/WBE Zero-Percentage Goal document approved by the Office of Business Opportunity.

Hire Houston First:

This procurement is exempt from the City's Hire Houston First Ordinance. Bids/proposals were not solicited because the department is utilizing a sole source vendor for this purchase.

Fiscal Note:

No Fiscal Note is required for grant funds.

8/3/2023

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DocuSigned by:

Stephen Williams
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Jedediah Greenfield
Chief Procurement Officer
Finance/ Strategic Procurement Division

Department Approval Authority

8/3/2023

Estimated Spending Authority			
Department	FY2024	Out-Years	Award Amount
Houston Health Department	70,000.00	\$746,729.16	\$816,729.16

Amount and Source of Funding:

\$816,729.16

Federal Government – Grant Funded
Fund No. 5000

Contact Information:

NAME:	DEPARTMENT/DIVISION	PHONE
Shelia Baker, Division Manager	FIN/SPD	(832) 393-8109
Carolyn Hanahan, Assistant Chief Policy Officer		
Jedediah Greenfield, Chief Procurement Officer	FIN/SPD	(832) 393-9127
	FIN/SPD	(832) 393-9126

ATTACHMENTS:

Description	Type
Form_A_-_Budget_FY24	Financial Information
Certification of Funds	Financial Information
OA-4600017846	Financial Information
Agreement (Partially Executed)	Contract/Exhibit
Sole Source Justification 6-21-2023	Backup Material
OBO MWBE Goal Waiver	Backup Material
Clear Tax Report	Backup Material
Affidavit of Ownership	Backup Material
Certificate of Liability Insurance No. 275467663	Backup Material
JHU/APL Transition of Operational and Maintenance Memo	Backup Material
JHU/APL Termination Memo	Backup Material
PCA 2016-550	Other
PCA 2017-268	Other
PCA 2020-350	Other



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/21/2023

MYR- RCA Amend COF and Policies

Agenda Item#: 34.

Summary:

ORDINANCE relating to the expansion of the capacity and mission of the **HOUSTON LAND BANK ("HLB")**; approving and authorizing amendment to the Certificate of Formation of HLB and HLB Policies and Procedures

Background:

SUBJECT: Ordinance approving and authorizing an amendment to the certificate of formation and the policies and procedures of the Houston Land Bank (HLB).

RECOMMENDATION: City Council adopt an ordinance approving and authorizing an amendment to the certificate of formation and the policies and procedures of the Houston Land Bank (HLB).

SPECIFIC EXPLANATION:

On October 27, 1999, the City approved the creation of the Land Assemblage Redevelopment Authority ("LARA"), together with its Articles of Incorporation ("Articles") and bylaws ("Bylaws"); and on July 25, 2018, the City approved and authorized the name change to Houston Land Bank ("HLB"), amended the certificate of formation and amended and restated the Bylaws of HLB ordinance pursuant to Ordinance No. 2018-598.

On June 16, 2021, SB1679 was passed in the 87th Legislative session and became effective on September 1, 2021, establishing Chapter 379H of the Texas Local Government Code. SB1679 created the Urban Land Bank Program for a city with a population of two million or more, and HLB qualifies as a land bank subject to Chapter 379H.

HLB seeks to incorporate all rights and powers granted to HLB under Chapter 379H by amending its Certificate of Formation and HLB Policies and Procedures, subject to City approval.

The Amendment to the Certificate of Formation adds the following language in Article IIA. "Corporation shall have and exercise all of the rights, powers, privileges, authority and functions given by the general laws of Texas to a land bank under Texas Local Government Code Chapter 379H (the "Urban Land Bank Act")."

The amendment to the HLB Policies and Procedures adds language to "Section I: General Information" to clarify the organizational structure as an "Urban Land Bank" and clarify the governing statutes that authorize the creation and operation of the HLB.

Prior Council Action:

Ord. No. 1999-59, 10/27/1999
Ord. No. 2018-598, July 25, 2018

Contact Information:

Andrew F. Icken, Chief Development Officer

Gwendolyn Tillotson, Deputy Director
Mayor's Office
Phone: 832.393.0937

ATTACHMENTS:

Description

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/21/2023

MYR- RCA Amend COF and Policies

Agenda Item#: 4.

Background:

SUBJECT: Ordinance approving and authorizing an amendment to the certificate of formation and the policies and procedures of the Houston Land Bank (HLB).

RECOMMENDATION: City Council adopt an ordinance approving and authorizing an amendment to the certificate of formation and the policies and procedures of the Houston Land Bank (HLB).

SPECIFIC EXPLANATION:

On October 27, 1999, the City approved the creation of the Land Assemblage Redevelopment Authority ("LARA"), together with its Articles of Incorporation ("Articles") and bylaws ("Bylaws"); and on July 25, 2018, the City approved and authorized the name change to Houston Land Bank ("HLB"), amended the certificate of formation and amended and restated the Bylaws of HLB ordinance pursuant to Ordinance No. 2018-598.

On June 16, 2021, SB1679 was passed in the 87th Legislative session and became effective on September 1, 2021, establishing Chapter 379H of the Texas Local Government Code. SB1679 created the Urban Land Bank Program for a city with a population of two million or more, and HLB qualifies as a land bank subject to Chapter 379H.

HLB seeks to incorporate all rights and powers granted to HLB under Chapter 379H by amending its Certificate of Formation and HLB Policies and Procedures, subject to City approval.

The Amendment to the Certificate of Formation adds the following language in Article IIA.

"Corporation shall have and exercise all of the rights, powers, privileges, authority and functions given by the general laws of Texas to a land bank under Texas Local Government Code Chapter 379H (the "Urban Land Bank Act")."

The amendment to the HLB Policies and Procedures adds language to "Section I: General Information" to clarify the organizational structure as an "Urban Land Bank" and clarify the governing statutes that authorize the creation and operation of the HLB.

Prior Council Action:

Ord. No. 1999-59, 10/27/1999; Ord. No. 2018-598, July 25, 2018

Amount and Source of Funding:

N/A

Contact Information:

DocuSigned by:

A handwritten signature in black ink, appearing to read "A. Icken", is written over a blue DocuSign verification line.

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Andrew F. Icken, Chief Development Officer

A handwritten signature in black ink, appearing to read "G. Tillotson", is written over a blue DocuSign verification line.

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

Ord. No. 2018-598

Ord. No. 1999-59

Cover Sheet

Type

Backup Material

Backup Material

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date:

MYR- RCA HLB ILA

Agenda Item#: 35.

Summary:

ORDINANCE approving and authorizing Interlocal Agreement between City of Houston and **HOUSTON LAND BANK ("HLB")** for the transfer of real property tax revenues collected by the City on subject properties pursuant to Section 379H.203 of the Texas Local Government Code; approving the creation of the HLB Tax Rev Fund to receive real property tax revenues collected from properties subject to the agreement; appropriating any and all property tax revenues received into the fund for the purposes set out in the agreement

This item should only be considered after passage of Item 34 above

Background:

SUBJECT: Ordinance approving and authorizing an interlocal agreement between the City of Houston and the Houston Land Bank (HLB); approving the creation of the HLB Tax Rev Fund "Fund" to transfer property tax revenues to HLB.

RECOMMENDATION: City Council adopt an ordinance approving and authorizing an interlocal agreement between the City of Houston and the Houston Land Bank (HLB); approving the creation of the HLB Tax Rev Fund "Fund" to transfer property tax revenues to HLB.

SPECIFIC EXPLANATION:

On October 27, 1999, the City approved the creation of the Land Assemblage Redevelopment Authority ("LARA"), together with its Articles of Incorporation ("Articles") and bylaws ("Bylaws"); and on July 25, 2018, the City approved and authorized the name change to Houston Land Bank ("HLB"), amended the certificate of formation, and amended and restated the Bylaws of HLB ordinance pursuant to Ordinance No. 2018-598.

On June 16, 2021, SB1679 was passed in the 87th Legislative session and became effective on September 1, 2021. In accordance with Section 379H.203 of the bill, certain City of Houston real property tax revenues owed to HLB are to be remitted in accordance with the administrative procedures established by the Tax Assessor-Collector of the county in which the land bank is located. In summary, the City will remit to the HLB property tax revenues generated on property owned and conveyed by the HLB to affordable housing builders. The City will remit payment by June 1 after the conveyance and continue for 10 years on qualifying properties.

The HLB is located within Harris County and in a letter dated February 6, 2023, Tax Assessor-Collector Ann Harris Bennett's office submitted a letter describing the "Administrative Procedures to Remit Collection Data to the Houston Land Bank and City of Houston" to the city. The letter referenced the Tax Assessor-Collector's requirement to comply with SB1679 and further

described the remittance process, which will include the compilation of relevant property accounts, the account review and verification procedures, and dates the City will remit payment representing real property tax revenue collected on eligible accounts.

The Finance Department will establish the HLB Tax Rev Fund to transfer the real property tax revenue generated on HLB properties and appropriate to HLB annually from the same fund. The Finance Department will review the annual payments calculated by the MOED prior to remitting the payment to HLB.

The latest data reflects that HLB owns 444 lots and has conveyed 144 lots to home builders. The estimated payment for the first year (TY2021) is \$105,816.

Prior Council Action:

Ord. No. 1999-59, 10/27/1999; Ord. No. 2018-598, July 25, 2018

Amount and Source of Funding:

N/A

Contact Information:

Andrew F. Icken, Chief Development Officer

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

Cover Sheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date:

MYR- RCA HLB ILA

Agenda Item#: 5.

Background:

SUBJECT: Ordinance approving and authorizing an interlocal agreement between the City of Houston and the Houston Land Bank (HLB); approving the creation of the HLB Tax Rev Fund "Fund" to transfer property tax revenues to HLB.

RECOMMENDATION: City Council adopt an ordinance approving and authorizing an interlocal agreement between the City of Houston and the Houston Land Bank (HLB); approving the creation of the HLB Tax Rev Fund "Fund" to transfer property tax revenues to HLB.

SPECIFIC EXPLANATION:

On October 27, 1999, the City approved the creation of the Land Assemblage Redevelopment Authority ("LARA"), together with its Articles of Incorporation ("Articles") and bylaws ("Bylaws"); and on July 25, 2018, the City approved and authorized the name change to Houston Land Bank ("HLB"), amended the certificate of formation, and amended and restated the Bylaws of HLB ordinance pursuant to Ordinance No. 2018-598.

On June 16, 2021, SB1679 was passed in the 87th Legislative session and became effective on September 1, 2021. In accordance with Section 379H.203 of the bill, certain City of Houston real property tax revenues owed to HLB are to be remitted in accordance with the administrative procedures established by the Tax Assessor-Collector of the county in which the land bank is located. In summary, the City will remit to the HLB property tax revenues generated on property owned and conveyed by the HLB to affordable housing builders. The City will remit payment by June 1 after the conveyance and continue for 10 years on qualifying properties.

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The Finance Department will establish the HLB Tax Rev Fund to transfer the real property tax revenue generated on HLB properties and appropriate to HLB annually from the same fund. The Finance Department will review the annual payments calculated by the MOED prior to remitting the payment to HLB.

The latest data reflects that HLB owns 444 lots and has conveyed 144 lots to home builders. The estimated payment for the first year (TY2021) is \$105,816.

Prior Council Action:

Ord. No. 1999-59, 10/27/1999; Ord. No. 2018-598, July 25, 2018

Amount and Source of Funding:

N/A

Contact Information:

DocuSigned by:

Andrew F. Icken, Chief Development Officer

GT

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

Ord. No. 2018-598

Ord. No. 1999-59

MYR- RCA HLB ILA NovusCover

Type

Backup Material

Backup Material

Signed Cover sheet

Certificate Of Completion

Envelope Id: 2CBE11ADEBC840748059C036FFA849B0

Status: Sent

Subject: Complete with DocuSign: MYR- RCA HLB ILA.pdf

Source Envelope:

Document Pages: 1

Signatures: 1

Envelope Originator:

Certificate Pages: 5

Initials: 1

LaTausha Miles

AutoNav: Enabled

611 Walker St.

Envelopeld Stamping: Enabled

HITS

Time Zone: (UTC-06:00) Central Time (US & Canada)

Houston, TX 77002

LaTausha.Miles@houston.tx.gov

IP Address: 204.235.229.248

Record Tracking

Status: Original

Holder: LaTausha Miles

Location: DocuSign

8/21/2023 11:41:58 AM

LaTausha.Miles@houston.tx.gov

Security Appliance Status: Connected

Pool: FedRamp

Storage Appliance Status: Connected

Pool: City of Houston IT Services

Location: DocuSign

Signer Events**Signature****Timestamp**

Karen Kelly

Sent: 8/21/2023 11:42:07 AM

Karen.Kelly@houston.tx.gov

City of Houston IT Services

Security Level: Email, Account Authentication
(None)**Electronic Record and Signature Disclosure:**

Not Offered via DocuSign

Gwendolyn Tillotson-Bell



Sent: 8/21/2023 11:42:07 AM

gwendolyn.tillotson-bell@houston.tx.gov

Viewed: 8/21/2023 12:03:40 PM

Security Level: Email, Account Authentication
(None)

Signed: 8/21/2023 12:04:02 PM

Signature Adoption: Pre-selected Style

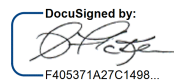
Using IP Address: 204.235.229.248

Electronic Record and Signature Disclosure:

Accepted: 8/21/2023 12:03:40 PM

ID: 52c1ba08-e8c5-4ba0-8ec6-32bbf40ff2e4

Andy Icken



Sent: 8/21/2023 11:42:08 AM

Andy.Icken@houston.tx.gov

Viewed: 8/21/2023 3:08:10 PM

Chief Development Officer

Signed: 8/21/2023 3:08:18 PM

City of Houston IT Services

Signature Adoption: Uploaded Signature Image

Security Level: Email, Account Authentication
(None)

Using IP Address: 204.235.229.248

Electronic Record and Signature Disclosure:

Not Offered via DocuSign

In Person Signer Events**Signature****Timestamp****Editor Delivery Events****Status****Timestamp****Agent Delivery Events****Status****Timestamp****Intermediary Delivery Events****Status****Timestamp****Certified Delivery Events****Status****Timestamp**

Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	8/21/2023 11:42:08 AM
Certified Delivered	Security Checked	8/21/2023 3:08:10 PM
Signing Complete	Security Checked	8/21/2023 3:08:18 PM
Payment Events	Status	Timestamps
Electronic Record and Signature Disclosure		

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If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

Consequences of changing your mind

If you elect to receive required notices and disclosures only in paper format, it will slow the speed at which we can complete certain steps in transactions with you and delivering services to you because we will need first to send the required notices or disclosures to you in paper format, and then wait until we receive back from you your acknowledgment of your receipt of such paper notices or disclosures. Further, you will no longer be able to use the DocuSign system to receive required notices and consents electronically from us or to sign electronically documents from us.

All notices and disclosures will be sent to you electronically

Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through the DocuSign system all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures electronically from us.

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You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:

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To let us know of a change in your email address where we should send notices and disclosures electronically to you, you must send an email message to us at it@cityofhouston.net and in the body of such request you must state: your previous email address, your new email address. We do not require any other information from you to change your email address.

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To request delivery from us of paper copies of the notices and disclosures previously provided by us to you electronically, you must send us an email to it@cityofhouston.net and in the body of such request you must state your email address, full name, mailing address, and telephone number. We will bill you for any fees at that time, if any.

To withdraw your consent with City of Houston - Information Technology

To inform us that you no longer wish to receive future notices and disclosures in electronic format you may:

- i. decline to sign a document from within your signing session, and on the subsequent page, select the check-box indicating you wish to withdraw your consent, or you may;

ii. send us an email to docusign@houstontx.gov and in the body of such request you must state your email, full name, mailing address, and telephone number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

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The minimum system requirements for using the DocuSign system may change over time. The current system requirements are found here: <https://support.docusign.com/guides/signer-guide-signing-system-requirements>.

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To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please confirm that you have read this ERSD, and (i) that you are able to print on paper or electronically save this ERSD for your future reference and access; or (ii) that you are able to email this ERSD to an email address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format as described herein, then select the check-box next to ‘I agree to use electronic records and signatures’ before clicking ‘CONTINUE’ within the DocuSign system.

By selecting the check-box next to ‘I agree to use electronic records and signatures’, you confirm that:

- You can access and read this Electronic Record and Signature Disclosure; and
- You can print on paper this Electronic Record and Signature Disclosure, or save or send this Electronic Record and Disclosure to a location where you can print it, for future reference and access; and
- Until or unless you notify City of Houston - Information Technology as described above, you consent to receive exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you by City of Houston - Information Technology during the course of your relationship with City of Houston - Information Technology.



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 1/11/2023

MYR- FY23 RCA TIRZ 18 Fifth Ward

Agenda Item#: 36.

Summary:

ORDINANCE relating to Fiscal Affairs of **FIFTH WARD REDEVELOPMENT AUTHORITY ON BEHALF OF REINVESTMENT ZONE NUMBER EIGHTEEN, CITY OF HOUSTON, TEXAS (FIFTH WARD ZONE)**; approving Fiscal Year 2023 Operating Budget for the Authority and Fiscal Years 2023-2027 Capital Improvement Budge for the Zone - **DISTRICT B - JACKSON**

Background:

SUBJECT: Ordinance approving the Fiscal Year 2023 Operating Budget for the Fifth Ward Redevelopment Authority and a Fiscal Years 2023 – 2027 Capital Improvement Plan (CIP) Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Fifth Ward Zone).

RECOMMENDATION: City Council adopt an ordinance approving the Fiscal Year 2023 Operating Budget for the Fifth Ward Redevelopment Authority and a Fiscal Years 2023 - 2027 CIP Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Fifth Ward Zone).

SPECIFIC EXPLANATION:

The Administration has undertaken a comprehensive review of the proposed FY23 TIRZ budgets and recommends approval of the FY23 Operating Budget for the Fifth Ward Redevelopment Authority (Authority) and the FY23 – FY27 CIP Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Zone).

- Total Operating Budget for FY23 is \$5,424,915 which includes \$645,615 for required fund transfers as required by the tri-party agreement between the City, the Zone, and the Authority; and the interlocal agreement between the City, the Zone and Houston Independent School District.
- The FY23 Budget also includes \$4,779,300 for Project Costs committed to property acquisition, streetscape enhancements along Lyons Avenue, environmental remediation, area parks and cultural facilities.
- The FY23 Operating Budget includes \$847,500 in Developer Reimbursements
- The FY23 Operating Budget includes \$107,800 for administration and overhead.
- The FY23 – FY27 CIP Budget for the Zone totals \$8,086,000 for affordable housing (land acquisition, design, and construction), sidewalks, cultural facilities, historic preservation and community parks.

- The FY23 Operating Budget provides for the transfer of \$441,280 to the City's Housing and Community Development Department for affordable housing.
- The Authority must advise the Chief Development Officer of any budget amendments. Adjustments to the budget that exceed the lesser of \$400,000 or 5% of Project Costs require City Council approval.
- The FY23 Operating Budget does not have a municipal service charge.

Attachments: FY23 Operating Budget and FY23 – FY27 CIP Budget

Andrew F. Icken, Chief Development Officer

Prior Council Action:

Ord. No. 2021-893, 10/20/2021

Contact Information:

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

CDO memo

Coversheet (revised)

Type

Backup Material

Signed Cover sheet



CITY OF HOUSTON

Sylvester Turner

Mayor

Andrew F. Icken
Chief Development Officer
P.O. Box 1562
Houston, Texas 77251-1562

T - 832-393-1064
F - 832-393-0844
www.houstontx.gov

To: Mayor Sylvester Turner

From: Andrew F. Icken
Chief Development Officer

Subject: TIRZ FY23 Budgets

Date: August 23, 2023

TIRZ budgets to be presented to City Council on August 30, 2023, for consideration and approval are listed below:

TIRZ #18 – FIFTH WARD (DISTRICT B) was created to facilitate the revitalization of the historic Fifth Ward from a blighted and deteriorated neighborhood into a viable residential community with supporting commercial and retail development. Proposed improvements would address inadequate or deteriorated streets, utilities and sidewalks, parks, and affordable housing.

The actual incremental property tax revenue is \$1.66M, comprised of City increment (\$1.32M) and HISD increment (\$338K).

The FY23 budget is \$5.4M, which allocates \$367K for management and consulting services, \$3.57M for capital projects, and \$848K for developer reimbursements. The budget also includes transfers to HISD for educational facilities (\$113K); to the City (\$66K) and HISD (\$25K) for administration fees; and to the City for affordable housing (\$441K).

The FY23 capital projects include acquisition of land to address retail, food, and other "deserts" (\$1.55M); street and sidewalk improvements (\$1M); Lyons Avenue streetscape improvements (\$255K); and historic preservation of community landmarks (\$225K).

The Five-Year CIP (FY23 – FY27) totals \$8.09M.

FY22 – FY26 CIP: \$7.44M **FY23 – FY27 CIP:** \$8.09M

Projects ADDED for FY23 – FY27:

- None



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 1/11/2023

MYR- FY23 RCA TIRZ 18 Fifth Ward

Agenda Item#: 36.

Summary:

ORDINANCE relating to Fiscal Affairs of **FIFTH WARD REDEVELOPMENT AUTHORITY ON BEHALF OF REINVESTMENT ZONE NUMBER EIGHTEEN, CITY OF HOUSTON, TEXAS (FIFTH WARD ZONE)**; approving Fiscal Year 2023 Operating Budget for the Authority and Fiscal Years 2023-2027 Capital Improvement Budget for the Zone - **DISTRICT B - JACKSON**

Background:

SUBJECT: Ordinance approving the Fiscal Year 2023 Operating Budget for the Fifth Ward Redevelopment Authority and a Fiscal Years 2023 – 2027 Capital Improvement Plan (CIP) Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Fifth Ward Zone).

RECOMMENDATION: City Council adopt an ordinance approving the Fiscal Year 2023 Operating Budget for the Fifth Ward Redevelopment Authority and a Fiscal Years 2023 - 2027 CIP Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Fifth Ward Zone).

SPECIFIC EXPLANATION:

The Administration has undertaken a comprehensive review of the proposed FY23 TIRZ budgets and recommends approval of the FY23 Operating Budget for the Fifth Ward Redevelopment Authority (Authority) and the FY23 – FY27 CIP Budget for Reinvestment Zone Number Eighteen, City of Houston, Texas (Zone).

- Total Operating Budget for FY23 is \$5,424,915 which includes \$645,615 for required fund transfers as required by the tri-party agreement between the City, the Zone, and the Authority; and the interlocal agreement between the City, the Zone and Houston Independent School District.
- The FY23 Budget also includes \$4,779,300 for Project Costs committed to property acquisition, streetscape enhancements along Lyons Avenue, environmental remediation, area parks and cultural facilities.
- The FY23 Operating Budget includes \$847,500 in Developer Reimbursements
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- The FY23 Operating Budget provides for the transfer of \$441,280 to the City's Housing and Community Development Department for affordable housing.
- The Authority must advise the Chief Development Officer of any budget amendments. Adjustments to the budget that exceed the lesser of \$400,000 or 5% of Project Costs require City Council approval.
- The FY23 Operating Budget does not have a municipal service charge.

Attachments: FY23 Operating Budget and FY23 – FY27 CIP Budget

DocuSigned by:

A handwritten signature in blue ink, appearing to read "A. Icken", is placed over a blue line.

F405971A27C1498

Andrew F. Icken, Chief Development Officer

Prior Council Action:

Ord. No. 2021-893, 10/20/2021

DS

Contact Information:

A handwritten signature in blue ink, appearing to read "G. Tillotson", is placed over a blue line.

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Mayor's Office
Phone: 832.393.0937

ATTACHMENTS:

Description

Ord. No. 2021-778
Caption
Ordinance
CDO memo
Coversheet
Budget (revised)

Type

Backup Material
Other
Ordinance/Resolution/Motion
Backup Material
Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/1/2023

MYR-RCA Houston ISD Pass Through FY2024

Agenda Item#: 37.

Summary:

ORDINANCE appropriating \$17,536,650.00 out of City of Houston, Texas, Tax Increment Funds for **REINVESTMENT ZONE NUMBERS ONE (SAINT GEORGE PLACE ZONE), TWO (MIDTOWN ZONE), THREE (MAIN STREET/MARKET SQUARE ZONE), SIX (EASTSIDE ZONE), SEVEN (OLD SPANISH TRAIL/ALMEDA CORRIDORS ZONE), EIGHT (GULFGATE ZONE), NINE (SOUTH POST OAK ZONE), TWELVE (CITY PARK ZONE), THIRTEEN (OLD SIXTH WARD ZONE), FOURTEEN (FOURTH WARD ZONE), FIFTEEN (EAST DOWNTOWN ZONE), SIXTEEN (UPTOWN ZONE), and EIGHTEEN (FIFTH WARD ZONE) CITY OF HOUSTON, TEXAS**, for payments to City's affordable housing costs, payments to Houston Independent School District Educational Facilities Project costs, and payments to certain Redevelopment Authorities as provided herein

Background:

SUBJECT: Ordinance appropriating \$17,536,650 in tax increment revenue payments made by Houston Independent School District ("HISD") and authorizing the transfer of tax increment revenues to various funds and to the redevelopment authorities on behalf of the Tax Increment Reinvestment Zones ("TIRZ") pursuant to the City's interlocal agreements.

RECOMMENDATION: City Council approve an ordinance appropriating \$17,536,650 in tax increment revenue payments made by Houston Independent School District ("HISD") and authorizing the transfer of tax increment revenues to various TIRZ funds pursuant to the City's Interlocal Agreements with HISD and the TIRZs.

SPECIFIC EXPLANATION:

The appropriation of \$17,536,650 results from tax increment payments received in the City's Fiscal Year 2024 from HISD for transfer to the various TIRZs.

As shown in the attached spreadsheet, \$999,721 will be transferred to the City's Affordable Housing Fund; \$14,121,667 will be paid to HISD for Educational Facilities Project Costs, \$2,326,638 will be paid to the Midtown Redevelopment Authority for their affordable housing program and \$88,624 will be paid to the South Post Oak Redevelopment Authority for their affordable housing program.

Andy F. Icken, Chief Development Officer

All tri-party agreements and creation documents can be found on the following website:
<http://www.houstontx.gov/ecodev/>

Prior Council Action:

Ord. No. 2022-641, 8/24/22

Contact Information:

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

Signed coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/22/2023

ALL

Item Creation Date: 8/1/2023

MYR-RCA Houston ISD Pass Through FY2024

Agenda Item#: 31.

Summary:

NOT A REAL CAPTION

ORDINANCE appropriating \$17,536,650 in tax increment revenue payments made by Houston Independent School District and authorizing the transfer of tax increment revenues to various funds and to the redevelopment authorities on behalf of the Tax Increment Reinvestment Zones pursuant to the City's interlocal agreements

Background:

SUBJECT: Ordinance appropriating \$17,536,650 in tax increment revenue payments made by Houston Independent School District ("HISD") and authorizing the transfer of tax increment revenues to various funds and to the redevelopment authorities on behalf of the Tax Increment Reinvestment Zones ("TIRZ") pursuant to the City's interlocal agreements.

RECOMMENDATION: City Council approve an ordinance appropriating \$17,536,650 in tax increment revenue payments made by Houston Independent School District ("HISD") and authorizing the transfer of tax increment revenues to various TIRZ funds pursuant to the City's Interlocal Agreements with HISD and the TIRZs.

SPECIFIC EXPLANATION:

The appropriation of \$17,536,650 results from tax increment payments received in the City's Fiscal Year 2024 from HISD for transfer to the various TIRZs.

As shown in the attached spreadsheet, \$999,721 will be transferred to the City's Affordable Housing Fund; \$14,121,667 will be paid to HISD for Educational Facilities Project Costs, \$2,326,638 will be paid to the Midtown Redevelopment Authority for their affordable housing program and \$88,624 will be paid to the South Post Oak Redevelopment Authority for their affordable housing program.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Andy F. Icken", is written over a horizontal line.

Andy F. Icken, Chief Development Officer

All tri-party agreements and creation documents can be found on the following website:
<http://www.houstontx.gov/ecodev/>

Prior Council Action:

Ord. No. 2022-641, 8/24/22

Contact Information:

A handwritten signature in black ink, appearing to read "GT", is written over a horizontal line.

Gwendolyn Tillotson, Deputy Director

Mayor's Office

Phone: 832.393.0937

ATTACHMENTS:

Description

ORD. 2022-641

Cover Sheet

Type

Backup Material

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/13/2023

**SWMD - Compromise & Settlement Agreement DRC
Emergency Services, LLC**

Agenda Item#: 38.

Summary:

ORDINANCE approving and authorizing Compromise, Settlement and Release Agreement between City of Houston and **DRC EMERGENCY SERVICES, LLC**; providing a settlement amount - \$587,000.00 - General Fund

Background:

An Ordinance approving and authorizing a Compromise, Settlement and Release Agreement between the City of Houston and DRC Emergency Services, LLC to resolve disputes regarding invoices for removal, collection, and disposal of Bulk Waste (Junk Waste/Heavy Trash) services under multiple purchase orders/contracts.

SPECIFIC EXPLANATION:

The Director of the Solid Waste Management Department ("SWMD") recommends that City Council adopt an ordinance approving and authorizing the resolution of a dispute with DRC Emergency Services, LLC (DRC) under which the City will pay DRC \$587,000.00 and settle all claims associated with disputed invoices for Bulk Waste Collection Services and any other bulk waste services performed prior to December 31, 2022.

On April 24, 2018, pursuant to Ordinance No. 2018-0347, City Council approved a pre-positioned contract for disaster debris collection services.

On August 7, 2019, pursuant to Motion No. 2019-0413, City Council authorized the Chief Procurement Officer to issue emergency purchase orders to DRC Emergency Services, LLC (DRC) (and another vendor as to which there is no dispute) in a combined total amount of \$1,900,000.00 for disaster debris removal services (the "Item"). On December 18, 2019, pursuant to Motion No. 2019-0645, City Council increased the spending authority for the Item from \$1,900,000.00 to \$3,700,000.00.

On February 17, 2021, pursuant to Motion No. 2021-0075, City Council authorized the Chief Procurement Officer to issue emergency purchase orders to DRC Emergency Services, LLC (DRC) in the amount of \$1,776,000.00 for COVID-19 debris removal services and amended this motion on June 2, 2021 to increase the spending authority to \$2,252,808.00 with Motion 2021-0338.

After an extensive review process on disputed invoices totaling over \$728,744, all Parties have agreed to compromise and settle the dispute for \$587,000.00 and DRC's release of any and all claims related to the disputed invoices.

Fiscal Note:

Funding for this item is included in the FY23 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Mark C. Wilfalk
Director, Solid Waste Management Dept.

<u>Estimated Spending Authority:</u>			
Department	FY2023	Out Years	Total
Solid Waste Department	\$587,000.00	\$0.00	\$587,000.00

Prior Council Action:

Ordinance 2018-0347
Motion 2019-0413
Motion 2019-0645
Motion 2021-0075
Motion 2021-0338

Amount and Source of Funding:

\$587,000.00
General Fund 1000

Contact Information:

Veronica Lizama, SWMD (832) 393-0463

ATTACHMENTS:

Description

Signed Coversheet

Type

Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 7/25/2023

ALL

Item Creation Date: 7/13/2023

SWMD - Compromise & Settlement Agreement DRC Emergency Services, LLC

Agenda Item#: 12.

Summary:

NOT A REAL CAPTION

Ordinance - Compromise, Settlement & Release agreement - **DRC EMERGENCY SERVICES, LLC -**

Background:

An Ordinance approving and authorizing a Compromise, Settlement and Release Agreement between the City of Houston and DRC Emergency Services, LLC to resolve disputes regarding invoices for removal, collection, and disposal of Bulk Waste (Junk Waste/Heavy Trash) services under multiple purchase orders/contracts.

SPECIFIC EXPLANATION:

The Director of the Solid Waste Management Department ("SWMD") recommends that City Council adopt an ordinance approving and authorizing the resolution of a dispute with DRC Emergency Services, LLC (DRC) under which the City will pay DRC \$587,000.00 and settle all claims associated with disputed invoices for Bulk Waste Collection Services and any other bulk waste services performed prior to December 31, 2022.

On April 24, 2018, pursuant to Ordinance No. 2018-0347, City Council approved a pre-positioned contract for disaster debris collection services.

On August 7, 2019, pursuant to Motion No. 2019-0413, City Council authorized the Chief Procurement Officer to issue emergency purchase orders to DRC Emergency Services, LLC (DRC) (and another vendor as to which there is no dispute) in a combined total amount of \$1,900,000.00 for disaster debris removal services (the "Item"). On December 18, 2019, pursuant to Motion No. 2019-0645, City Council increased the spending authority for the Item from \$1,900,000.00 to \$3,700,000.00.

On February 17, 2021, pursuant to Motion No. 2021-0075, City Council authorized the Chief Procurement Officer to issue emergency purchase orders to DRC Emergency Services, LLC (DRC) in the amount of \$1,776,000.00 for COVID-19 debris removal services and amended this motion on June 2, 2021 to increase the spending authority to \$2,252,808.00 with Motion 2021-0338.

After an extensive review process on disputed invoices totaling over \$728,744, all Parties have agreed to compromise and settle the dispute for \$587,000.00 and DRC's release of any and all claims related to the disputed invoices.

Fiscal Note:

Funding for this item is included in the FY24 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

DocuSigned by:

Mark Wilfalk

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Mark C. Wilfalk

Director, Solid Waste Management Dept.

Prior Council Action:

Ordinance 2018-0347

Motion 2019-0413

Motion 2019-0645

Motion 2021-0075

Motion 2021-0338

Amount and Source of Funding:

\$587,000.00

General Fund 1000

Contact Information:

Veronica Lizama, SWMD (832) 303-0462

Veronica Lizama, SVVMD (032) 333-0403

ATTACHMENTS:

Description	Type
SAP Documents	Signed Cover sheet
Form A	Signed Cover sheet
Compromise, Settlement and Release Agreement	Contract/Exhibit



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District H

Item Creation Date: 8/11/2023

PLN - Special Minimum Lot Size Block Application No. 835
(1000 block of Bayland Avenue, north and south sides,
between Michaux Street and Norhill Boulevard)

Agenda Item#: 39.

Summary:

ORDINANCE establishing the north and south sides of the 1000 block of Bayland Avenue, between Michaux Street and Norhill Boulevard, within the City of Houston, Texas, as a Special Minimum Lot Size Block pursuant to Chapter 42 of the Code of Ordinances, Houston, Texas
- **DISTRICT H - CISNEROS**

Background:

In accordance with Section 42-197 of the Code of Ordinances, the property owner of 1027 Bayland Avenue, Lot 12, Block 11, in the Norhill Subdivision, initiated an application for the designation of a Special Minimum Lot Size Block (SMLSB). The application includes written evidence of support from the owners of 70% of the block.

The Planning and Development Department mailed notifications to sixteen (16) property owners indicating that the SMLSB application had been submitted. The notification further stated that a written protest must be filed with the Planning and Development Department within thirty days of mailing. In accordance with the Code, since no protest was filed and no action was required by the Houston Planning Commission, the application was submitted directly to City Council for consideration.

The Planning and Development Department recommends that City Council adopt an ordinance establishing a Special Minimum Lot Size of 5,000 square feet for the 1000 block of Bayland Avenue, north and south sides, between Norhill Boulevard and Michaux Street.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Bennie Chambers III, Planner II

832-393-6636

ATTACHMENTS:

Description

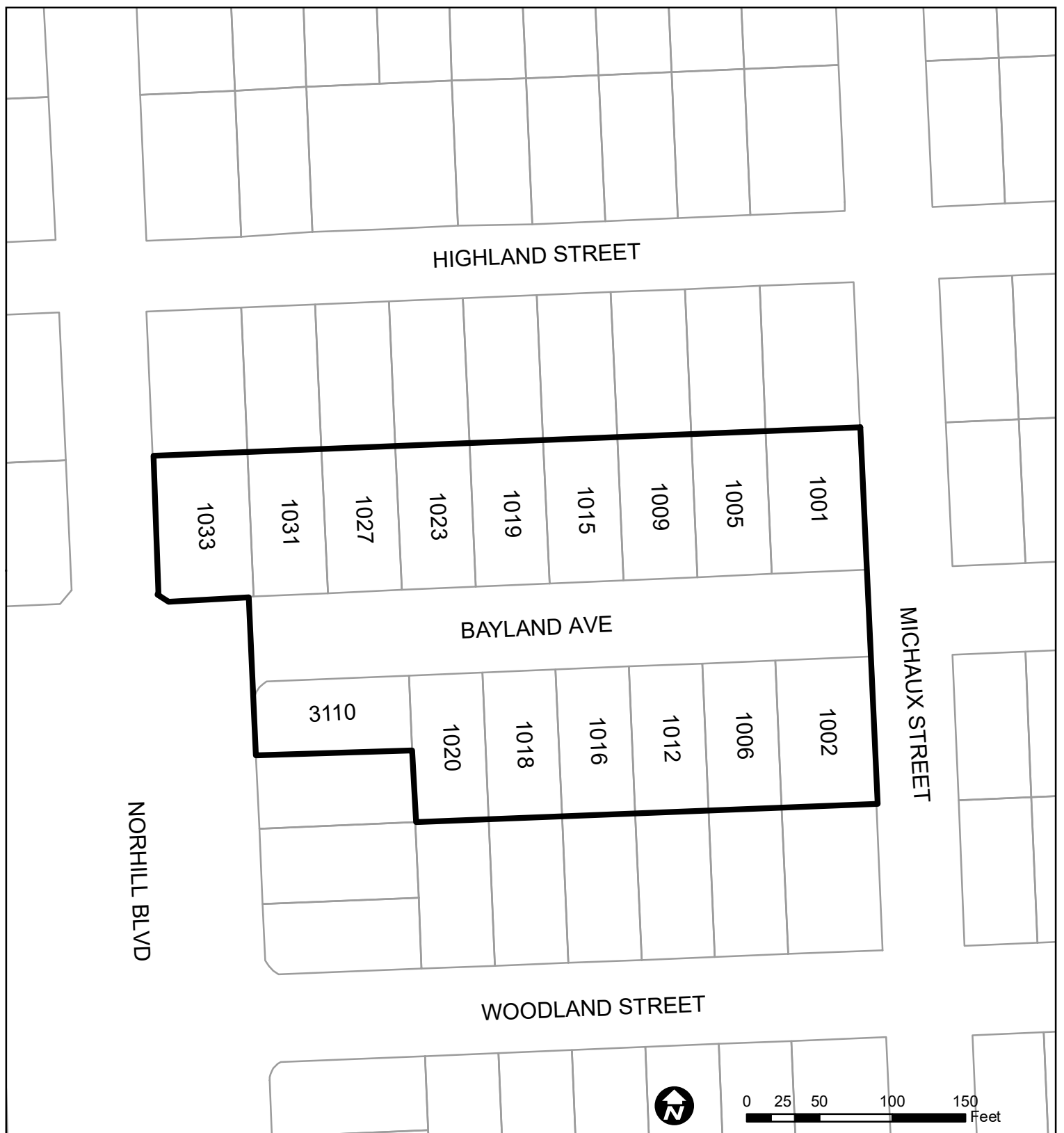
Map

RCA


Type

Backup Material

Signed Cover sheet



Special Minimum Lot Size
1000 block of Bayland Avenue, north and south sides,
between Michaux Street and Norhill Boulevard
5,000 Square Feet

 Special Minimum Lot Size Boundary

All properties within the application area are single family unless noted as such:

MF	Multi Family
COM	Commercial
VAC	Vacant
EXC	Excluded

Source: Harris County Appraisal District
 Date: November 21, 2022
 Reference: MLS 835

This map is made available for reference purposes only and should not be substituted for a survey product. The City of Houston will not accept liability of any kind in conjunction with its use.



**PLANNING &
 DEVELOPMENT
 DEPARTMENT**



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District H

Item Creation Date: 8/11/2023

PLN - Special Minimum Lot Size Block Application No. 835 (1000 block of Bayland Avenue, north and south sides, between Michaux Street and Norhill Boulevard)

Agenda Item#: 56.

Background:

In accordance with Section 42-197 of the Code of Ordinances, the property owner of 1027 Bayland Avenue, Lot 12, Block 11, in the Norhill Subdivision, initiated an application for the designation of a Special Minimum Lot Size Block (SMLSB). The application includes written evidence of support from the owners of 70% of the block.

The Planning and Development Department mailed notifications to sixteen (16) property owners indicating that the SMLSB application had been submitted. The notification further stated that a written protest must be filed with the Planning and Development Department within thirty days of mailing. In accordance with the Code, since no protest was filed and no action was required by the Houston Planning Commission, the application was submitted directly to City Council for consideration.

The Planning and Development Department recommends that City Council adopt an ordinance establishing a Special Minimum Lot Size of 5,000 square feet for the 1000 block of Bayland Avenue, north and south sides, between Norhill Boulevard and Michaux Street.

DocuSigned by:

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2A61A07011A5494

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Bennie Chambers III, Planner II
832-393-6636

ATTACHMENTS:

Description	Type
Map	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: The Earl and Berthea Carpenter House

Agenda Item#: 40.

Summary:

ORDINANCE designating the property municipally known as 5330 Mandell Street and also known as "Earl and Berthea Carpenter House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Earl and Berthea Carpenter House at 5330 Mandell Street was initiated by the owners.

A public hearing was held on January 26, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Earl and Berthea Carpenter House as a Protected Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV

832-393-6631

ATTACHMENTS:

Description

RCA

Protected Landmark Designation Report

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: The Earl and Berthea Carpenter House

Agenda Item#: 25.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Earl and Berthea Carpenter House at 5330 Mandell Street was initiated by the owners.

A public hearing was held on January 26, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Earl and Berthea Carpenter House as a Protected Landmark.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown".

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Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description	Type
Protected Landmark Designation Report	Backup Material

PROTECTED LANDMARK DESIGNATION REPORT

LANDMARK NAME: Earl and Berthea Carpenter House

OWNERS: Peter and Fannie Morris

APPLICANTS: Same as Owner

LOCATION: 5330 Mandell Street, Houston, Texas 77005 –
Cherokee Place

AGENDA ITEM: C

HPO FILE NO.: HP2022_0283

DATE ACCEPTED: 11/21/2022

HAHC HEARING: 01/26/2023

SITE INFORMATION: Lot 9, Block 2, Cherokee Addition, City of Houston, Harris County, Texas. Designation is requested for the one-story house. The building is 3,203 square feet on a 15,995 square foot lot.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation

HISTORY AND SIGNIFICANCE SUMMARY:

The house at 5330 Mandell is a single story classic contemporary ranch-style home designed by noted Houston architect Lucian T. Hood, Jr. It was built for contractor Earl A. Carpenter and wife Berthea in 1959. The house is significant for its architectural style as well as its time as a rectory for the sixth bishop of the Episcopal Diocese of Texas.

The current owners of 5330 Mandell, Peter and Fannie Morris, purchased the home in 1993 and undertook minor renovations in 2002 and 2014. A remodel of the rear pool house is currently in progress. The couple is seeking protected landmark status for the home to preserve it as an example of the early residential work of Lucian T. Hood, Jr. They are requesting protected status for the primary residence only, excluding the detached garage/pool house and breezeway. The property meets Criteria 1, 3, 4, and 6 for Landmark designation and Criterion 1 for Protected Landmark designation. Protected landmark designation for 5330 Mandell would be the first in Cherokee Place. The designation report was researched and written by David Putz and Emily Ardoin with Preservation Houston.

HISTORY AND SIGNIFICANCE

CHEROKEE PLACE

Cherokee Place was platted in 1923 and was one of several neighborhoods, including Broadacres, Shadyside, and Shadowlawn, that were aimed at Houston's middle and upper middle classes after nearby Rice University opened its doors in 1912.

Oilman Henry Birdsall Masterson developed Cherokee Place on 14 acres between Bissonnet and Sunset and had it divided by two streets, Mandell and Cherokee, each lined with 16 large lots that were over one-third an acre. Five homes were completed during the initial stages of Cherokee's development, from 1922-1930, including Masterson's own home at 5359 Mandell (1924). The rest of the neighborhood was built up between 1934 and 1940. At various times, investor and philanthropist Faye Sarofim, noted

heart surgeon Dr. Michael Debakey, and Episcopal Bishop Maurice M. Benitez have called Cherokee Place home.

The original houses in Cherokee Place were designed in styles that were popular in Houston in the 1920s and 1930s, including Georgian, Tudor, Colonial Revival, and French Eclectic. Architect Joseph Finger designed one of the first homes in Houston with air conditioning at 5345 Mandell (1935). Well-known builders C.C. Rouse (5303 Cherokee, 1936; 5310 Cherokee, 1935), who built many of the homes in River Oaks, and William Farrington (5315 Cherokee, 1936; 5324 Mandell, 1940), who would later develop Tanglewood in the Memorial area, also designed and completed homes in the neighborhood. Prolific home builder Russell Brown (5309 Mandell, 1924; 5327 Mandell, 1935) was active in the neighborhood, and one of the earliest homes designed by builder De Witt Krahll can be found at 5319 Mandell (1934). More recently, the neighborhood showcases the work of noted Houston architect Lucian T. Hood, Jr. (5330 Mandell, 1959).

Cherokee Place has maintained much of its housing stock from the 1920s and 1930s, however, in the past few years, several original homes have been lost to redevelopment. There are currently no historical protections for the neighborhood.

LUCIAN T. HOOD, JR.

Lucian T. Hood, Jr. (1916-2001) was one of the leading architects in Houston during the 1970s and 1980s. In a career that spanned 40 years, Hood was known primarily for designing traditional homes for Houston's elite. Though most of his work was in the Tanglewood area of west Houston, examples of his designs stretch from downtown, to the Museum District, and west to the Memorial Villages.

Hood was born in Talpa, Texas in 1916 but grew up in Ft. Worth. He attended the University of Texas for two years, from 1935 to 1937, but returned to Ft. Worth where he worked as a draftsman for architect Robert P. Woltz, Jr.. In 1942, Hood joined the US Army Air Corp, and after the end of the war, married Edna Allen. Shortly thereafter, the couple had a son, Lucian T. Hood III.

In 1946 Hood moved with his family to Houston where he enrolled in the architecture program at the University of Houston and studied under well-known architect Howard Barnstone. While at UH, Hood continued his work as a draftsman, this time in the office of Houston architect Philip G. Willard. It was in Willard's office where Hood first began designing low-slung ranch style houses, often working closely with Barnstone on projects, such as the homes at 4127 Drummond (1952) in Braeswood Place and 4511 North Roseneath (1953) in Riverside Terrace.

Shortly after his graduation from UH in 1952 and his departure from his work with Barnstone in 1953, Hood entered into a short-lived partnership with Lars Bang and designed two commercial buildings in Houston, the Times Building (1955) at 2444 Times and the Century Building (1956) at 2120 Travis. In 1955, Hood opened his own architectural practice where he returned to designing homes such as 5330 Mandell (1959) in the contemporary ranch style he began while at Willard's office. It was around this time that Hood started supplementing his residential work with small commercial buildings and apartment complexes such as 2414 Mimosa (1958) in the River Oaks area. Homes at 2203 Briarstead

(1958) in Briarwood and 9302 Memorial (1957) are typical of his work as an independent residential architect during this period.

Hood began working with a small team of draftsmen in the 1960s where he developed a reputation for both his attention to detail and historically accurate designs, two skills that appealed to his wealthy clients. As a result, Hood designed houses in many of the city's most prestigious neighborhoods during this period, including Tanglewood, River Oaks, and the Memorial Villages. His designs at 713 Tanglewood (1976) and 302 Fall River Court (1976) showcase his skill at designing both contemporary and transitional homes during this mid-career period. Hood did not limit his work to custom residential designs. He also designed homes for Houston-area real estate developers and mass market builders such as 12311 Mossycup (1962) in Frostwood for Dreabon Copeland and the "Dover Place" model for builder John Robbins at 7823 Meadowbriar (1962) in Briarmeadow.

Hood closed his Houston office in 1992 and died in 2001. He leaves behind a large body of work, and many of his later drawings are now housed at the University of Houston.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

HISTORY OF 5330 MANDELL

Earl Anthony Carpenter (b. January 11, 1911; d. July 5, 1978)

Berthea Dorothy Erickson Carpenter (b. October 21, 1909; d. September 3, 1978)

Earl Carpenter and wife Berthea Dorothy Erickson Carpenter were the first owners of the home at 5330 Mandell. Earl Carpenter was born January 11, 1911 in Duluth, Minnesota to Canadian immigrants Patrick Carpenter and Mary Fortune Carpenter. He was the youngest of five children born to the couple. Berthea Dorothy Erickson Carpenter was born October 21, 1909 to Swedish immigrants Eric Erickson and Signe Haggblad Erickson in Duluth, Minnesota. She was the oldest of six children. Both Earl and Berthea grew up in working class households.

Carpenter started his career in building construction in his hometown of Duluth shortly after the couple married. The two moved to Houston around 1942 where Carpenter once again began working in the construction industry, this time with Fulton Construction. After a brief stay in an apartment at 1102 Banks, the couple moved to 5330 Mandell by 1948, ten years before they commissioned their new house.

Carpenter continued his work in the construction industry and would go on to found his own firm, Carpenter Construction, in 1968 that specialized in marine and industrial projects. Much of the firm's work centered around the Houston Ship Channel and the oil refineries of southeast Texas. Carpenter was also involved in ship channel-area real estate and served on the board of the now-defunct Port City State Bank on the Eastex Freeway.

Earl and Berthea Carpenter remained at 5330 Mandell until their deaths in 1978, Earl's in July of that year and Berthea's in September. Both Earl and Berthea are interred at Forest Park Westheimer in Houston.

Rev. Maurice Manuel Benitez (b. January 23, 1928; d. February 27, 2014)
Joanne Dossett Benitez (b. December 3, 1928; d. July 25, 2012)

Later occupants of the home were Reverend Maurice M. Benitez, sixth bishop of the Episcopal Diocese of Texas, and his wife Joanne Benitez. Reverend Benitez had relocated to Houston from San Antonio when he was named rector of St. John the Divine Episcopal Church in River Oaks in 1974. He was elected bishop in 1980. The same year, the Benitez family moved into a smaller townhome on Mandell, and the diocese sold a larger rectory in River Oaks. By 1984, reportedly in need of more space for entertaining, they had moved to 5330 Mandell. While in Houston, Joanne Benitez earned a Master of Education in Counseling at the University of Houston and subsequently worked as a counselor; she also taught weekly Bible classes at St. John the Divine. Benitez served as Bishop of the Episcopal Diocese of Texas for 15 years. The Benitezes relocated to Austin in 1994 and remained there until their deaths in 2012 and 2014. They are interred at Saint John the Divine Episcopal Church Cemetery in Houston.

The home's current owners, Peter and Fannie Morris, purchased the property from the Episcopal Diocese of Texas in 1993 when the Benitez family relocated to Austin. Though they initially considered demolishing it, the Morris family came to appreciate the house's contemporary style so much that they made few alterations and ultimately chose to pursue Protected Landmark designation.

ARCHITECTURAL DESCRIPTION

5330 Mandell Street is a one-story, L-shaped contemporary ranch house situated at the corner of Mandell Street and Sunset Boulevard, facing tree-lined Mandell Street. A driveway along the northern edge of the property leads to a one-story rear garage and pool house. The garage has a low-pitched side gabled roof and is clad in brick veneer matching the main house. It connects to the house with a covered breezeway. The house, garage, and breezeway form a U-shaped rear courtyard that frames a kidney-shaped swimming pool.

The house is set on a concrete slab foundation and is clad primarily in pink brick veneer in running bond. Columns and other accents are clad in rough square-cut stone veneer in irregular courses; this material continues to the interior in some locations. The low-pitched cross-gabled roof is covered with asphalt shingles and has wide boxed eaves. An asymmetrical double chimney clad in stone veneer penetrates the roof near its center. An ornamental metal gate with a Greek key pattern encloses the driveway; similar ornamental metal columns and railings are present in the breezeway and rear courtyard.

The primary (east) façade is asymmetrical. The north (right) side features a projecting front gable enclosed with fixed windows on two sides; three openings feature wood paneling instead of glazing. A wide column clad in stone veneer supports the gable ridge and extends into dining room interior. A low built-in planter clad in the same veneer surrounds the projecting gable; the stone material continues

across the front steps of the recessed entry porch, which is located north of center. The double entry doors are wood with full-height sidelights and centered brass knobs with large rosettes. The south (left) portion of the façade is symmetrical with four pairs of sliding aluminum windows flanking a smaller sliding window in the center. All windows have brick rowlock sills. An integrated brick planter wall approximately 4 feet high and capped with a header course spans this portion of the façade. Five cantilevered wood columns attached to the planter wall support the wide eave, and a stone veneer column at the north edge separates the planter wall from the entry porch. Five rectangular openings in the eave are aligned with the front windows; these openings were added c. 2002. The brick planter wall wraps around the south side of the house and becomes a privacy wall partially concealing the south elevation and a portion of the west (rear) elevation.

The south elevation faces Sunset Boulevard. Behind the brick privacy wall, this elevation is asymmetrical with a projecting low-pitched gable on the right (east) side. The gabled portion has a wood vent below the ridge and asymmetrically spaced aluminum sliding windows. The west portion includes two grouped aluminum sliding windows toward the east and one fixed-pane aluminum window toward the west; each window has a corresponding opening in the eave. Outside of the privacy wall is a low semicircular brick planter positioned east of center.

The west (rear) side is mostly screened from a rear alley by the brick privacy wall, which terminates with a wood gate at the edge of the garage. The rear wall of the garage has no openings.

RESTORATION HISTORY

5330 Mandell remains substantially unchanged from its original appearance. The only notable recent façade alteration is a series of openings cut into the front (east) and south eaves; this was completed c. 2002 in a renovation designed by Glassman Shoemaker Maldonado Architects. The original cedar shake roof was replaced with asphalt shingles at an unknown time.

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Hess, Alan and Noah Sheldon. *The Ranch House*. University of California: Harry N. Abrams, 2004.

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_____, "5303 Cherokee." May 31, 1936.

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_____, "Building Permits for Past Week Totaled \$215,555." September 27, 1935.

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Rhizon, Tracie. "What's Long and Low and Getting Lonelier?" *The New York Times*, December 16, 1999. B1.

The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by [Planner Name], Planning and Development Department, City of Houston.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION

Sec. 33-224. Criteria for designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
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	<input type="checkbox"/>			
<input type="checkbox"/>	<input checked="" type="checkbox"/>			
	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input type="checkbox"/>			

☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

S **NA** **S - satisfies** **D - does not satisfy** **NA - not applicable**

- ☒ ☐ (1) Meets at least three of the criteria for designation in section 33-224 of this Code;
- ☐ ☒ (2) Was constructed more than 100 years before application for designation was received by the director;
- ☐ ☒ (3) Is listed individually or as a contributing structure in an historic district on the National Register of Historic Places; or
- ☐ ☒ (4) Is recognized by the State of Texas as a Recorded State Historical Landmark.

APPROVAL

The Houston Archaeological and Historical Commission recommends to City Council the Protected Landmark Designation of the Earl and Berthea Carpenter House at 5330 Mandell Street, Houston, 77005.

EXHIBIT A CURRENT PHOTOS



East (front) elevation facing west from Mandell St.



Northeast corner facing southwest from driveway



East (front) elevation facing northwest from sidewalk



Front entry facing west



South (side) elevation facing north from Sunset Blvd.

EXHIBIT B Floor Plan

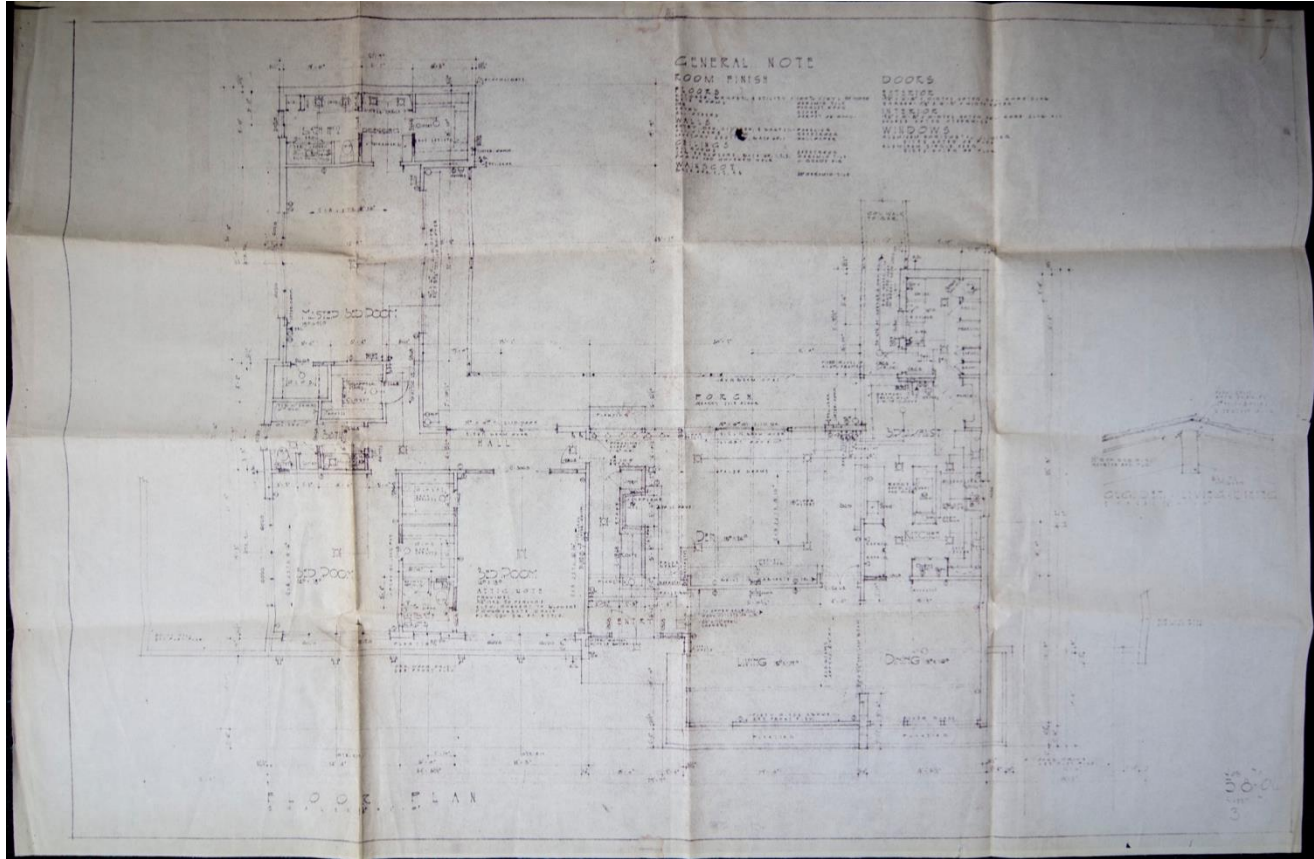
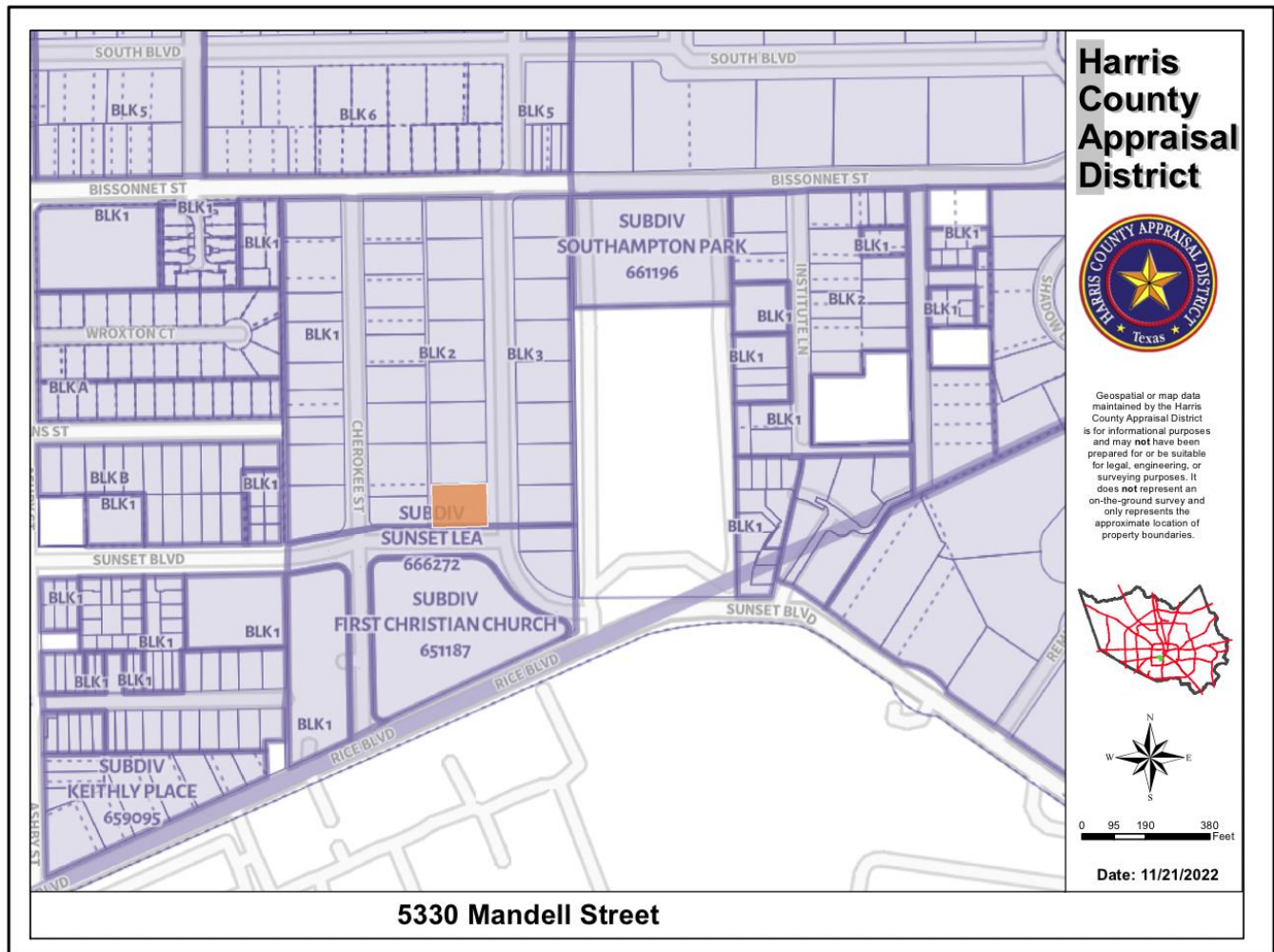


EXHIBIT C Property Location





CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District D

Item Creation Date:

PLN - Historic Protected Landmark: The Wilbanks-Hannah House

Agenda Item#: 41.

Summary:

ORDINANCE designating the property municipally known as 2506 Rosedale Street and also known as "The Wilbanks-Hannah House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT D - EVANS-SHABAZZ**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Wilbanks-Hannah House at 2506 Rosedale Street was initiated by the owner.

A public hearing was held on January 26, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of 2506 Rosedale Street as a Protected Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description

RCA
Protected Landmark Designation Report

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District D

Item Creation Date:

PLN - Historic Protected Landmark: The Wilbanks-Hannah House

Agenda Item#: 26.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Wilbanks-Hannah House at 2506 Rosedale Street was initiated by the owner.

A public hearing was held on January 26, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of 2506 Rosedale Street as a Protected Landmark.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown", is written over a blue DocuSign verification line.

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Margaret Wallace Brown, AICP, CNU-A

Director

Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison

832-393-6578

Yasmin Arslan, Planner IV

832-393-6631

ATTACHMENTS:

Description

Protected Landmark Designation Report

Type

Backup Material

PROTECTED LANDMARK DESIGNATION REPORT

LANDMARK NAME: The Wilbanks-Hannah House

OWNERS: Asif Mahmood

APPLICANTS: Asif Mahmood

LOCATION: 2506 Rosedale Street, Houston, Texas, 77004

AGENDA ITEM: B

HPO FILE NO.: HP2022_0148

DATE ACCEPTED: 06/01/2022

HAHC HEARING: 1/26/2023

SITE INFORMATION: TRS 6 & 7A, Block 15, Riverside Terrace Section 1, City of Houston, Harris County, Texas. Designation is requested for the 2,292 square foot, single-family house on a 8,775 square foot lot.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation

HISTORY AND SIGNIFICANCE SUMMARY:

The Wilbanks-Hannah House at 2506 Rosedale Street is a two-story, brick veneer house with a Colonial Revival-style entrance. The house was built in 1928; at that time, it was listed for sale by the Guardian Trust Company. The home is located in the historic Riverside Terrace subdivision in Third Ward.

There have been several long-term owners of the home. Charles Kavanaugh Wilbanks and his wife Maidie Autry Wilbanks purchased the home in the early 1930s. Charles was a cotton broker and Maidie a homemaker. The most prominent owner was African American businessman and civic leader Mack Henry Hannah, Jr., who lived in the house with his wife Reba Othelene Hicks Hannah and their children. Reba Hannah was a committed community leader and dedicated teacher. The house remained in the Hannah family from 1974 to 2012..

The current owner, Asif Mahmood, purchased the home in 2021. He is seeking a protected landmark designation for 2506 Rosedale Street to preserve the home's history and ensure that it remains a part of Riverside Terrace's historic housing stock. The Wilbanks-Hannah House meets criteria 1, 3, 5, 6 and 8 for landmark designation and criteria 1 and 3 for protected landmark designation.

HISTORY AND SIGNIFICANCE

RIVERSIDE TERRACE

The first section of Riverside Terrace was platted in 1924. Development of the area was started by Henry Frederick MacGregor, who came to Houston in 1883 and began investing in real estate. By 1900, MacGregor had helped to extend Houston's residential area southward by building several subdivisions in the South End. During the first two decades of the 20th century, "street-car suburbs" flourished in Houston and residential developments spurred the extension of streetcar lines.

By the mid-1920s, the growing popularity of the automobile led to new “automobile suburbs” in Houston. Several of these residential subdivisions were platted on either side of Brays Bayou in the vicinity of Hermann Park. One such suburb was Riverside Terrace.

Early Riverside Terrace sales brochures stressed the area’s premier location. The subdivision was promoted as being near South Main’s cultural, medical, educational and social facilities. The first section of the project, an area bounded by Almeda, Blodgett, Live Oak and Oakdale streets, was financed by the Guardian Trust Company. The developer, using similar sales language to that used by the River Oaks Corporation, noted that there would be “rigid building restrictions ... so that each purchaser is assured beforehand of the exact character of the improvements with which he will be surrounded.”

The success of Riverside Terrace attracted other developers, and the subdivisions of Washington Terrace and Riverside were platted in the vicinity. Today, the entire area is known as Riverside Terrace. Riverside Terrace was once home to many Jewish families, including such prominent names as Weingarten, Finger, Sakowitz and Battlestein, who were excluded from residing in River Oaks. From the 1930s until the postwar era, the neighborhood was unofficially known as the “Jewish River Oaks” for its affluent residents and impressive homes, particularly those on MacGregor Way overlooking Brays Bayou.

Architects who designed homes in the neighborhood include John Staub, Birdsall Briscoe, Bolton & Barnstone and Joseph Finger. Several distinctive modern houses were designed by the office of Bailey A. Swenson. The architectural firm of MacKie & Kamrath also produced homes of modern design. One house, featured in *Architectural Record* in 1942, was described as having excited neighborhood controversy for being so modern. Today, the neighborhood contains numerous outstanding examples of residential architecture ranging from traditional revival styles to late Art Deco and mid-century modern, interspersed with small motels, apartment buildings and, most recently, townhouse developments.

The neighborhood’s demographics began to change in 1952 when affluent African-American cattleman Jack Caesar moved his family into Riverside Terrace. Caesar remained in his house even after a bomb was detonated on the front porch. In the mid-1950s, white families began moving to more distant suburbs. In the early 1960s, white residents who saw the potential for an integrated neighborhood tried to stabilize the area by posting signs that read, “This Is Our Home, It Is Not for Sale,” which became the title of a 1985 documentary by Jon Schwartz that gave a 60-year overview of the community and its struggle to integrate.

Eventually, all but a few white homeowners left Riverside Terrace, but the neighborhood once again became home to prominent professionals – this time African-American college professors, doctors, lawyers and politicians. Home construction and commercial development have recently revived, especially on the southern edge of the neighborhood.

OWNERSHIP HISTORY

Charles Kavanaugh Wilbanks (b. February 1, 1874, d. October 15, 1941)

Maidie Autry Wilbanks (b. on October 2, 1890, d. June 27, 1975)

The house at 2506 Rosedale Street was built around 1928 and was listed for sale by the Guardian Trust Company. The property remained vacant until the early 1930s, when the Wilbanks family moved in. Charles Kavanaugh Wilbanks and his wife, Maidie Autry Wilbanks, were first listed at the address in the 1932 Houston City Directory.

Charles Wilbanks was born on February 1, 1874, in Edna, Texas, to Thomas Gillham Wilbanks of Louisiana and Augusta Maria Loomis Wilbanks of Arkansas. Charles married his first wife, Alice Adcock, on December 25, 1900, in Victoria County, Texas. They had three children. The couple later divorced, and Charles married Maidie Autry on June 1, 1923 in Houston. Maidie was born in Hallettsville, Texas, on October 2, 1890, to Francis Ashbury Autry of Mississippi and Lavinia Elmira Reagan Autry of Texas. S

Charles was a cotton broker for 25 years and Maidie was a housewife. Maidie remained in the house after Charles' death on October 15, 1941, but sold the property by 1948. Maidie died on June 27, 1975. Maidie and Charles are buried at Hollywood Cemetery in Houston.

Raymond Albert Dickens (b. August 6, 1906, d. June 8, 1992)

Virginia Conyers Dickens (b. February 14, 1911, d. May 31, 2004)

The second owners of 2506 Rosedale were Raymond Albert Dickens, an accountant in the oil industry, and his wife, Virginia Conyers Dickens. They lived at the house with their children, Raymond Albert Dickens, Jr. and Henry Conyers Dickens. The Dickens are first listed at the address in 1948 and last listed in 1956.

Beulah B. Taylor (b. December 29, 1907, d. December 13, 1967)

Lincoln R. Taylor (b. April 21, 2000, d. April 18, 1973)

Mrs. Beulah Gibson Taylor was listed at the address in 1958, along with her husband Lincoln R. Taylor. Beulah was a teacher and Lincoln was a shipping clerk. She passed away in 1967, followed by Lincoln in 1973. At the time of his death, Lincoln was residing at 2535 N. MacGregor.

By 1974, Mrs. Reba O. Hannah was the new resident at 2506 Rosedale.

Mack Henry Hannah, Jr. (b. February 8, 1904, d. April 2, 1994)

Reba Othelene Hicks Hannah (b. March 7, 1907, d. October 1, 2009)

Mack Hannah, Jr. and his wife Reba were the owners of 2506 Rosedale by 1974.

Mack Henry Hannah, Jr. was a successful Black business owner, millionaire, financier, developer and prolific civic and political leader. He was born on February 8, 1904, in Brenham, Texas, to Mack Henry, Sr. and Daisy Brown Hannah. His family moved to Port Arthur, Texas, where he attended Lincoln High School. After graduating, Mack attended Bishop College in Marshall, Texas. Mack was a talented athlete, achieving the college's first All-American honors as a football player in 1927. He went on to coach football at Lincoln High School until 1930, when he began several business ventures.

From 1930 to 1944, Mack travelled extensively around the South as a salesman for the Orange Casket Company and eventually owned the company. In 1939, he founded the Metropolitan Service Life Insurance Company in New Orleans. He also founded the Gulf Western Mortgage Company and the Standard Savings & Loan Association, was a director of Homestead Bank and operated the Mack H. Hannah and Sons Funeral Home in Port Arthur. He was also the developer of three subdivisions in Port Arthur: Hannah Estates, Hannah Gardens and Sunset Gardens.

Along with his extensive business ventures, Mack served in educational institutions and business organizations, and was involved in politics. He was the founder and president of the Texas Federation of Burial Associations and a member of the National Association for the Advancement of Colored People, the Masons and the Elks. Mack was also regent of Texas Southern University and the University of Houston. He participated in the White House Conference on Youth and Children and served as the United States consul to the Republic of Liberia for 42 years.

Mack received an honorary Doctor of Law degree from Bishop College in 1968 and a Doctor of Humanities degree from Texas Southern University in 1974. Mack Hannah, Jr. died on April 2, 1994, in Houston.

Reba Othelene Hicks Hannah was born on March 4, 1907, in Waxahachie, Texas, to William and Zetta Hamilton Hicks. She attended Bishop College and graduated in 1927. She moved to Port Arthur and began her career as a teacher at Lincoln High School, where she taught Latin and homemaking. Mack H. Hannah, Jr. was a coach at Lincoln High School and her college sweetheart. They married in 1927. The couple had four children: Daisy D. Hannah, Mack H. Hannah III, Barbra L. Hannah-Keys and Wilma Gene Hannah. Reba joined her husband in Houston around 1970.

She was very involved in her local church and community. She was one of the founders of Barnes Memorial United Methodist Church and acting church treasurer from 1947 to 1970. She was a member of the United Methodist Women and served as Hospitality Committee and Sunday School Superintendent. She also began a bus ministry to take children from the west side of Port Arthur to Sunday school, church and back home. Reba Hannah lived until the age of 102, passing away on October 1, 2009, in Port Arthur.

Additional Owners

According to the Harris County Appraisal District, additional owners of the property include: Zetta Daisy D. Hannah (1999-2012), Federal National Mortgage Association (2012-2013) and Ksenia McAdie (2013-2021).

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY*ARCHITECTURAL DESCRIPTION*

The Wilbanks-Hannah House at 2506 Rosedale Street is a two-story, brick veneer house that sits on a pier and beam foundation. An exterior brick chimney is on the right side of the house. Based on StreetView images, the brick has been painted since at least 2007.

The house has a low-pitched, side-gabled roof with boxed eaves. The symmetrical front façade consists of three bays. All of the windows of the are one-over-one sash windows with brick sills.

The first (left) bay contains two symmetrically spaced windows on each floor. The window placement on the third (right) bay mirrors the first bay. The second (central) bay contains a Colonial Revival-style portico. There is a paneled wooden entry door with sidelights. Each sidelight contains four lights above a decorative wooden panel. The semicircular portico is supported by four columns under a plain entablature. There is a simple metal railing atop the portico. A single window is center on the second floor above the portico.

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The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by [Planner Name], Planning and Development Department, City of Houston.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION

Sec. 33-224. Criteria for designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
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<input type="checkbox"/>	<input checked="" type="checkbox"/>			

- ☒ ☐ (8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.

AND

- ☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

Sec. 33-229. Criteria for protected landmark designation

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input checked="" type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
<input type="checkbox"/>	<input checked="" type="checkbox"/>			

STAFF RECOMMENDATION

APPROVAL

HAHC RECOMMENDATION

The Houston Archaeological and Historical Commission recommends to City Council the Protected Landmark Designation of The Wilbanks-Hannah House at 2506 Rosedale Street, Houston, 77004.

EXHIBIT A
CURRENT PHOTOS
THE WILBANKS-HANNAH HOUSE
2506 ROSEDALE STREET, HOUSTON, TEXAS 77004



CITY OF HOUSTON

Houston Archaeological & Historical Commission
Department

Planning and Development

EXHIBIT B SITE MAP

THE WILBANKS-HANNAH HOUSE
2506 ROSEDALE STREET, HOUSTON, TEXAS 77004

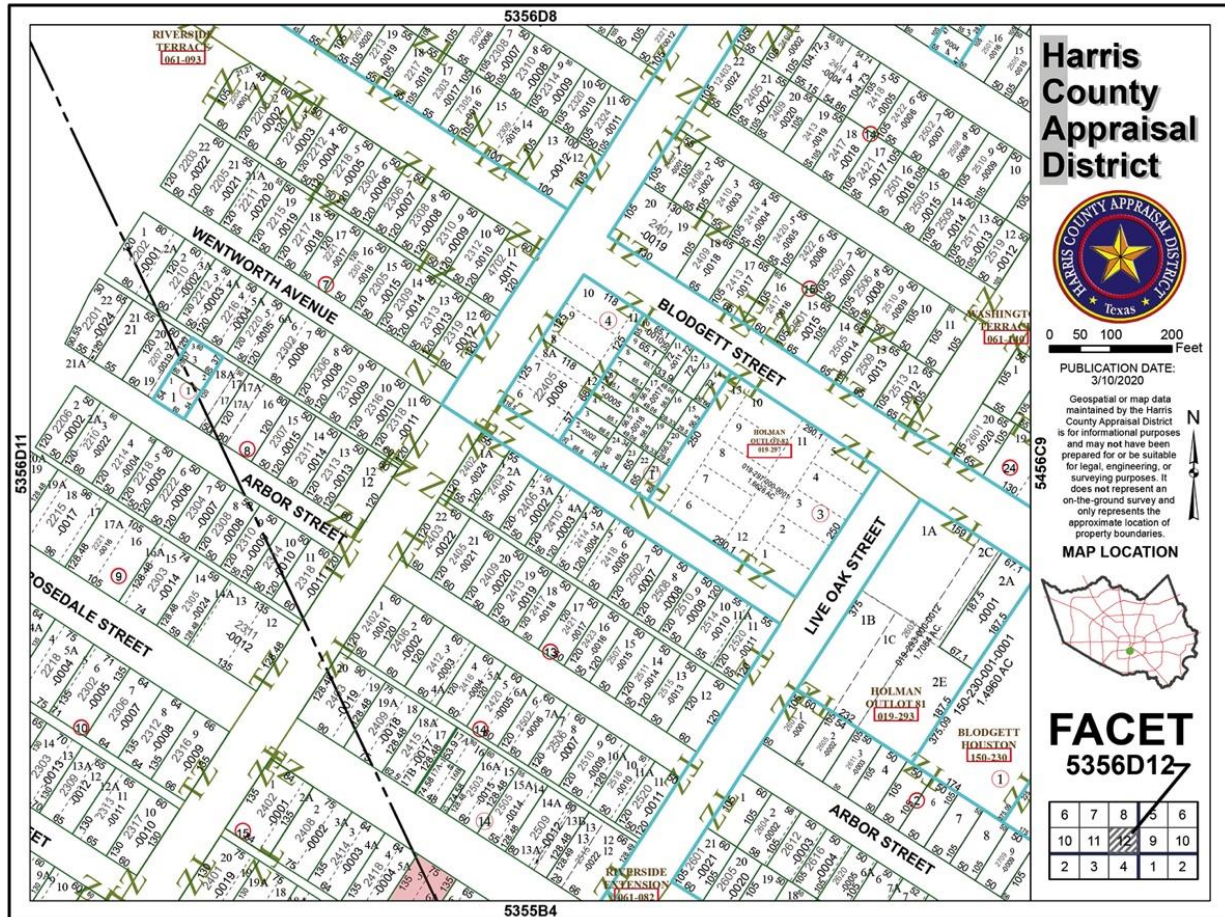


EXHIBIT C
SANBORN FIRE INSURANCE MAP
HOUSTON 1924-1951, VOL. 9, SHEET 968
THE WILBANKS-HANNAH HOUSE
2506 ROSEDALE STREET, HOUSTON, TEXAS 77004



EXHIBIT D
ADVERTISEMENT

HOUSTON CHRONICLE, OCTOBER 28, 1928

THE WILBANKS-HANNAH HOUSE

2506 ROSEDALE STREET, HOUSTON, TEXAS 77004

REAL ESTATE

88—Improved Property for Sale 88—Improved Property for Sale

Two Distinctive Homes Open for Inspection Today IN RIVERSIDE TERRACE 10 a.m. to 6:30 p.m.

2420 WICHITA

Another new home in the heart of Riverside Terrace. Two-story red brick, built on a spacious site 75 feet wide by 140 feet deep. Convenient arrangement, consisting of front hall, southeast living room with fireplace, dining room, breakfast room, kitchen with many built-in specialties; rear service hall. Upper hall, serving 3 large bedrooms, 2 of which connect; 2 tiled baths. Beautiful cream enamel woodwork and attractive wall paper throughout the house. Gas-steam heat. Double garage and servant quarters.

2506 ROSEDALE

One of those homes whose architectural designs are appealing because of the simplicity and the suggestion of roominess and comfort. Attractive red brick with green roof and shutters. Semi-colonial entrance, consisting of a circular porch with round supporting columns. House plan: Front hall, living room with fireplace, south dining room, breakfast room, kitchen with built-in features; hot water heater and ventilating fan; south terrace on the rear. Upstairs: 3 bedrooms with south or southeast exposures, or both; 2 tiled baths, one with shower. Here's a splendid home in an ideal location, and the price is moderate.

Guardian Trust Company

EXCLUSIVE AGENTS

ESPERSON BLDG. PRESTON 2704
FIELD OFFICE, CALUMET AND ALMEDA—HADLEY 5908

SOURCE: HOUSTON CHRONICLE DIGITAL ARCHIVES



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: Three Oaks, Mr. & Mrs.
H. Arch. Spradley House

Agenda Item#: 42.

Summary:

ORDINANCE designating the property municipally known as 2201 Albans Road and also known as "Three Oaks, Mr. & Mrs. H. Arch Spradley House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of Three Oaks, Mr. & Mrs. H. Arch Spradley House at 2201 Albans Road was initiated by the owners.

A public hearing was held on June 29, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of Three Oaks, Mr. & Mrs. H. Arch Spradley House as a Protected Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV

832-393-6631

ATTACHMENTS:

Description

RCA

Protected Landmark Designation Report

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: Three Oaks, Mr. & Mrs. H. Arch. Spradley House

Agenda Item#: 51.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of Three Oaks, Mr. & Mrs. H. Arch Spradley House at 2201 Albans Road was initiated by the owners.

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The Planning and Development Department recommends that City Council approve the designation of Three Oaks, Mr. & Mrs. H. Arch Spradley House as a Protected Landmark.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown".

2A61A07011A5494...

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description	Type
Protected Landmark Designation Report	Backup Material

PROTECTED LANDMARK DESIGNATION REPORT**LANDMARK NAME:** Three Oaks, Mr. & Mrs. H. Arch Spradley House**AGENDA ITEM:** C**OWNERS:** Mr. Christopher Knapp**HPO FILE NO.:** HP2023_0119**APPLICANTS:** Same**DATE ACCEPTED:** 05/2/2023**LOCATION:** 2201 Albans Road, Houston, 77005**HAHC HEARING:** 06/29/2023

SITE INFORMATION: Single story, 1,570 square foot brick, single-family house located on a 7,440 square foot corner lot, several blocks from Rice University. Lot 7, Block 29, Southampton Place. Built in 1929.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation

HISTORY AND SIGNIFICANCE SUMMARY:

Southampton Place is celebrating its Centennial this year. The Henry Archibald Spradley House, known as Three Oaks, was one of the earliest homes built on Albans Road in Southampton in 1929. It is a red brick, Tudor style bungalow in excellent original condition. The home has had just two owners in its ninety-four-year history: the current owner and its original owner, Detective H. “Arch” Spradley and his wife, Gertrude Jacob. Arch Spradley, as he was known, was a prominent member of the City of Houston police force. He became a detective and a lieutenant during his forty-two-year career in law enforcement.

Southampton Place is located near Rice University, the Museum District and the Texas Medical Center. The developer E.H. Fleming purchased the land in 1922, and development began in 1923. The early deed restrictions that enforced the building of only single-family residences with required minimum setbacks helped ensure that the neighborhood still has a “1920s feel.” The housing stock contains a variety of architectural styles including classical Georgian and Tudor Revival homes, as well as brick cottages and bungalows. However, historic houses in the neighborhood are increasingly being torn down. Many of the new, modern residences do not complement the neighborhood’s historic character.

The current owner is seeking a Protected Landmark Designation for 2201 Albans in order to preserve the house, which contributes to the historic character of Southampton Place and is representative of the neighborhood’s history.

Three Oaks meets criteria 1, 3, 4, 5 and 6 for Landmark Designation and criteria 1 for Protected Landmark Designation.

HISTORY AND SIGNIFICANCE:

SOUTHAMPTON PLACE

In 1922, the developer E.H. Fleming purchased 160.75 acres from Mrs. Nellie B. League of Galveston for \$297,387.50. He originally planned a “residential and business” community on the acreage. During this early period, the basic deed restrictions (that would eventually become part of every deed for each piece of property sold) were established, and helped preserve the residential quality that the neighborhood continues to enjoy today. These restrictions included the prohibition of saloons, the sales of “spirituous liquors,” any “foundry, cemetery, reform school, asylum, slaughterhouse, or institutions for the treatment of tuberculosis or the mentally impaired.” Furthermore, no “prospecting, mining or drilling” would be permitted. Apartment buildings and multi-family housing were also prohibited. In addition, to ensure building quality, minimum construction costs were set: lots facing Rice Boulevard ranged from \$12,000-\$15,000, lots facing Sunset Boulevard were between \$8,000 to \$10,000 and all other lots between \$5,000-\$7,000.

A sales prospectus advertised Southampton as “A place to love to live in” in 1922. The booklet predicted “A community of beautiful homes, harmonious in every detail” and a “desirable environment.” At its inception, Southampton was bolstered by the advantage of being adjacent to the Rice Institute, which was the largest privately endowed college in the nation. The brochure promised Southampton residents a park and playground, a school site, transportation fund, paved alleys and sidewalks, trees and ornamental plantings, and utilities and adequate storm sewers, rather than open culverts or ditches. The idea of enforcing stringent restrictions to protect the future of a large residential community made up of single-family homes may have been the brainchild of E.C. Barkley, a co-worker of E.H. Fleming and a Vice President at the San Jacinto Trust Company, who became one of Southampton’s earliest residents.

Early residents built their homes in an irregular pattern extending southward from Bissonnet, leaving construction on Rice Boulevard last. The 1926 directory lists four homes on Bissonnet, six on Wroxton, nine on Albans and seven on Sunset. By 1928, the directory lists homes on all Southampton east-west thoroughfares. There were 144 homes combined on Bissonnet, Wroxton, Albans, Sunset, Quenby, Tangle, Robinhood, Dunstan, Bolsover and Rice Boulevard. A.E. Kerr, the first resident on Rice Boulevard, became the first president of the Southampton Civic and Improvement Club a year after purchasing his home.

The development in Southampton was mirrored in downtown Houston. In the late 1920s, Houston witnessed the biggest building boom in its history. This boom would not be duplicated for the next three decades. Progress was in the air, and Mr. Fleming built two sample homes on Sunset Boulevard in Southampton to demonstrate what could be done with modern devices and design. The homes were fully electrified, and a contemporary newspaper article announced that, “Everything...is electrical, bringing before the people of this city an opportunity to learn the many advantages this wonderful invention of science has brought to the present-day household.” Architect William Ward Watkin wrote in *Houston* magazine about this era, “The opportunity is here to make a city, growing as recently and rapidly as Houston is growing, one of the most beautiful cities in the country...I wonder if we are not at the beginning of an epoch in the history of our country when we are about to experience a very positive migration from the northern and north-central states to the south and toward the southwest.” By 2000, there were 601 homes in Southampton.

Tunnels of live oak trees along both Sunset and Rice Boulevards are a hallmark of Southampton. The trees create a shady canopy for the classical Georgian homes, brick cottages and bungalows found throughout the neighborhood. Alley access in the back of the houses allows for more green space out front. Fleming Park and the esplanades on Sunset Boulevard are maintained by a Friends of the Park group. The civic association actively defends deed restrictions within the neighborhood, which has helped the community maintain a consistent feel. The deed restrictions require minimum setbacks from the street and prohibit businesses within Southampton. The neighborhood's proximity to the Texas Medical Center, Rice University, Rice Village, the museum district and downtown (it sits about 5 miles southwest of downtown), along with its walkability and historic character, have contributed to a steady rise in property values.

Six years after Southampton was founded its civic club was organized. On May 24, 1929, twenty-two residents met at the Poe School to draft by-laws and a constitution. The club hoped to "work in a consolidated body to secure all the civic improvements to which a progressive community aspires." The club began addressing neighborhood problems that ranged from roaming livestock and the dumping of trash on vacant lots to loud noises from the carnival grounds nearby on Main Street. The Southampton Civic Club was part of developing the off-street parking, residential permit paring, cell tower, and Chapter 42 Houston ordinances. The club's vigilance about deed restrictions is largely responsible for preserving the neighborhood's original character.

Henry Archibald "Arch" Spradley (b.5/4/1887, d.3/8/1972)

Arch Spradley was born and raised in Nacogdoches County in 1887 to parents, Elias Isiah Spradley and Mary Elizabeth "Mollie" Moore. The couple had two children, Henry Archibald and sister, Ira Belle. His father passed away at age 27 in 1888. On November 14, 1889, Arch's mother, Mollie remarried Charles "Charley" Tilman Pullen. Together they had seven children. Charles Pullen was born in Putnam, Tennessee in 1839. Mr. Pullen was a farmer who did not attend school and was unable to read or write. He was a soldier in the Confederate Army and passed away on March 2, 1931.

Like his father, Arch began farming at a young age. In the 1900 Census, Arch is listed as a farm laborer at age thirteen. He received a limited formal education. His World War I Draft Registration Card noted that the third and fourth finger on his left hand were partially missing and that his sight was compromised.

From 1913 through 1917, Arch lived at the Hotel Stratford and was already working as a Houston policeman. In 1917, he lived at 2411 Caroline Street and had advanced to detective in the City of Houston Police Department. From about 1923-25 Arch was living at the Milby Hotel.

Arch met and married Gertrude Jacob on January 21, 1926, in Jefferson, Texas. Three years later, Arch purchased the home at 2201 Albans. Harris County tax records show that the building permit was issued in March 1929. The *Texas General Contractors Association Monthly Bulletin* for August 1929 contains the citation for Arch Spradley awarding a \$5,200 contract to L. R. Ashmore to build a one-story, 31-foot by 50-foot brick veneer residence.

At the time, Mr. Spradley was working in the auto theft division of the Houston police force. He eventually became the head of the department. Throughout Arch's career his cases were detailed in the Houston

Chronicle and a few interesting cases were briefly described in the book, *A Texas Sheriff, A.J. Spradley*. A.J. Spradley was Arch's uncle and the renowned sheriff of Nacogdoches County for thirty-five years.

The book explains that after about twenty-five years on the police force, Arch Spradley was "one of the special criminal investigators in the office of Sheriff Binford." It continues, "Mr. Spradley has been engaged in unraveling a large number of bad cases."

The volume contains a chapter entitled "Famous Houston Detective," about Arch. In the chapter he is described as "a most valuable member of the Houston detective force" The author adds that Arch was the "son of Mr. and Mrs. Elias Spradley, two well-known Nacogdoches County citizens."

The book continues, "his education was limited, and he is largely a self-made man. He went to Houston...and was employed in the police department where his splendid work quickly attracted the attention of the chief and since that time his promotion has been an acknowledgement of his ability as an officer."

Arch Spradley's retirement from the Houston Police Department was a feature in the May 1, 1953, edition of the Houston Chronicle entitled, "Party Honors Lt. Spradley." Police headquarters hosted a joint retirement party and 65th birthday party for Arch after forty-two years of service on the force.

Gertrude Jacob Spradley (b.10/18/1898, d.1/29/1992)

Gertrude Jacob was born and raised in Houston. As a young girl she lived at 1610 Pierce Avenue in Houston's Third Ward with her parents and older sister, Clydelle. Her father, C.A. Jacob was a Texas native and mother, Lottie was born in Missouri. Gertrude completed two years of high school and began working as a clerk.

Houston city directories indicate that Gertrude was living at the Hotel Bender on 917 Austin Street and was employed as a clerk in 1917. By 1920, Gertrude was living at 1409 Eagle Avenue. Six years later, on January 21, 1926, she married Henry Archibald Spradley. They moved to the house at 2201 Albans Street in 1929.

Gertrude was an avid collector of American antiques. Her impressive collection was featured in the June 1955 edition of *Antiques* magazine. Mrs. Spradley's collection has been compared to Ima Hogg's famous collection of American decorative arts and antiques from 1620-1870, displayed at Bayou Bend in Houston. Gertrude also had an extensive couture collection. When she sold 2201 Albans to the current owner, the antiques were included in the sale. Mrs. Spradley passed away on January 29, 1992, at the age of ninety-four.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY:

Three Oaks is a single-story, red and black brick veneer, Tudor style house that is in excellent original condition.

The property was named Three Oaks by the original owners for the three specimen live oak trees that grace the property. A photo of the house dating from nearly fifty years ago, in 1975, shows that the three trees were already prominent features of the property. The home is situated beside two oaks located within the eastern side yard and one directly in front of the house. The large oaks and their horizontal branches create a shady canopy under which the house is shielded from the Texas sun.

As is typical of Tudor style houses, the façade of Three Oaks is asymmetrically arranged. A large, arched, screened opening spans the left side of the house. A deep screened porch is situated at the front, eastern side of the home.

In the middle of the façade, an oversized picture window comprised of three pairs of casement windows is centered beneath the peak of a front-facing gable. A shallow, curved, aged copper roof with a scalloped edge sits above the picture window.

The front entry is positioned to the right of the oversized window. Brick steps lead to the original heavy, wooden front door adorned with aged hardware. Above the door, a curved copper roof is supported by curving iron brackets. The roof's scalloped edge matches the roof above the neighboring picture window.

On the house's right hand, western side, a prominent chimney bisects a side-gabled roof.

The house was built on an oversized corner lot. A modern cedar fence with horizontal slats stretches along its east side, facing Shepherd Drive. The front fence, facing Albans Road, is constructed with iron rails. Entry into the garden surrounding the house is gained through a decorative iron double gate. On both the left and right gates a large "S" (for Spradley) is centered within the vertical iron rails. A whimsical, decorative iron arch with symmetrical curlicues adorns the entry. The iron arch is supported on each side of the gate by substantial sandstone pillars. A path constructed of irregularly shaped flagstone leads from the gate to the front entry.

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Fuller, Henry C., *A Texas Sheriff, A Brief History of A.J. Spradley. "Famous Houston Detective."*

- ☐ ☒ (2) Whether the building, structure, object, site or area is the location of a significant local, state or national event;
- ☒ ☐ (3) Whether the building, structure, object, site or area is identified with a person who, or group or event that, contributed significantly to the cultural or historical development of the city, state, or nation;
- ☒ ☐ (4) Whether the building or structure or the buildings or structures within the area exemplify a particular architectural style or building type important to the city;
- ☒ ☐ (5) Whether the building or structure or the buildings or structures within the area are the best remaining examples of an architectural style or building type in a neighborhood;
- ☒ ☐ (6) Whether the building, structure, object or site or the buildings, structures, objects or sites within the area are identified as the work of a person or group whose work has influenced the heritage of the city, state, or nation;
- ☐ ☒ (7) Whether specific evidence exists that unique archaeological resources are present;
- ☐ ☒ (8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.

AND

- ☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

Sec. 33-229. Criteria for protected landmark designation

- | S | NA | S - satisfies | D - does not satisfy | NA - not applicable |
|-------------------------------------|-------------------------------------|---------------|----------------------|---------------------|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | | | |
| | <input checked="" type="checkbox"/> | | | |
| <input type="checkbox"/> | <input type="checkbox"/> | | | |
| <input type="checkbox"/> | <input type="checkbox"/> | | | |
- (1) Meets at least three of the criteria for designation in section 33-224 of this Code;
- (2) Was constructed more than 100 years before application for designation was received by the director;
- (3) Is listed individually or as a contributing structure in an historic district on the National Register of Historic Places; or
- (4) Is recognized by the State of Texas as a Recorded State Historical Landmark.

STAFF RECOMMENDATION

Staff recommends that the Houston Archaeological and Historical Commission recommend to City Council the Landmark Designation of the Three Oaks, Mr. & Mrs. H. Arch Spradley House at 2201 Albans road

HAHC RECOMMENDATION

The Houston Archaeological and Historical Commission recommends to City Council the Landmark Designation of the Three Oaks, Mr. & Mrs. H. Arch Spradley House at 2201 Albans road

**EXHIBIT A
PHOTO
2201 ALBANS, 1975**



EXHIBIT C
PHOTO, 2201 ALBANS
2023





CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District D

Item Creation Date:

PLN - Historic Protected Landmark: The Spencer and Lela Robinson House

Agenda Item#: 43.

Summary:

ORDINANCE designating the property municipally known as 3019 Gray Street, Houston, TX 77004 and also known as "Spencer and Lela Robinson House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT D - EVANS-SHABAZZ**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Spencer and Lela Robinson House at 3019 Gray Street was initiated by the owners.

A public hearing was held on March 23, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Spencer and Lela Robinson House as a Protected Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description

RCA

Designation Report

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District D

Item Creation Date:

PLN - Historic Protected Landmark: The Spencer and Lela Robinson House

Agenda Item#: 28.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Spencer and Lela Robinson House at 3019 Gray Street was initiated by the owners.

A public hearing was held on March 23, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Spencer and Lela Robinson House as a Protected Landmark.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown", is written over a blue DocuSign signature line.

2A61A07011A5494

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

PROTECTED LANDMARK DESIGNATION REPORT**LANDMARK NAME:** Spencer and Lela Robinson House**OWNERS:** Khalin Washington**APPLICANTS:** SAME AS OWNER**LOCATION:** 3019 Gray Street, Houston, Texas 77004**AGENDA ITEM:** B**HPO FILE NO.:****DATE ACCEPTED:** 02/21/2023**HAHC HEARING:** 03/23/2023**SITE INFORMATION:** Lot 17, Block 1, Pierce Court, City of Houston, Harris County, Texas

The site includes a 1.5-story wood frame brick veneer single-family residence, a one-story wood frame garage, and a small wood frame shed. The garage is a contributing element.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation**HISTORY AND SIGNIFICANCE SUMMARY:**

The Robinson House is a 1929 1 ½-story wood frame Tudor Revival cottage with Craftsman elements located in the Pierce Court neighborhood, near the current northern edge of Houston's Third Ward. The Robinson family owned the house through its entire history until the recent passing of Della Robinson in 2022. Khalin Washington, a longtime neighbor and close family friend who now owns the home, is seeking a City of Houston Protected Landmark designation for the property.

The Robinson House is a unique example of the Tudor Revival and Craftsman styles in a historically segregated neighborhood within the larger primarily African American Third Ward; it is among the most intact small residents remaining in the neighborhood. The Robinson family included Lela Robinson, a long-time employee of the Harris County Welfare Department who was an active and respected community member and is recognized as a pioneer among Black social workers in Houston. The property meets criteria 1, 3, 4, and 5 for Landmark designation and Criterion 1 for Protected Landmark designation.

HISTORY AND SIGNIFICANCE*PIERCE COURT*

Pierce Court consists primarily of one-story residences and was developed in the mid-1920s as a segregated neighborhood with houses marketed to Black residents. A small eight-block area bordered by Sauer Street, Hadley Street, Nettleton Street, and the Gulf Freeway, the neighborhood developed later than its immediate neighbors. Developer E. J. Burke first advertised the neighborhood in 1925 with six brick veneer bungalows for sale featuring wood floors, built-in elements, and "modern conveniences."¹ Lots with houses also had concrete walkways and driveways, and the neighborhood's streets were originally paved with shells. Douglass Elementary School, a school for Black students built in 1926, anchored the neighborhood on its southern end. The northernmost blockface of the neighborhood, which

¹ *Houston Chronicle*, September 27, 1925: 24.

included a few more elaborate bungalows and the Fourth Missionary Baptist Church, was demolished around 1980.²

Pierce Court was one of Burke's first six developments; he had also begun development of the larger Pinecrest Court, also designated for Black residents, a few years prior. Burke developed Pierce Court during a time of rapid growth of his company, originally established as the Peoples Home Investment Company in 1923. In 1926 he changed the name to the E. J. Burke Company, increased capital stock from \$50,000 to \$500,000, and moved into a new office in the First National Bank Building.³ Beyond developing subdivisions, the company also offered mortgages, bonds, and real estate loans. Burke also owned the E. J. Burke Lumber Company at 4100 Lyons Avenue.

OWNER HISTORY OF 3019 GRAY STREET

Spencer Newton Robinson (b. January 26, 1901; d. March 4, 1977)

Lela Alice Jordan Robinson (b. January 12, 1902; d. May 17, 1999)

Della Robinson (b. November 3, 1951; d. August 28, 2022)

Spencer Newton Robinson was born in Hallettsville, Texas on January 26, 1901 to parents Abner Robinson and Della Chase. By 1920, his family had relocated to Shiner, where he lived with his father and his sister Eloise. Robinson had arrived in Houston by 1925. Lela Alice Jordan was born in January 1902 in Harris County to parents Johnnie Jordan and Margaret Thompson. After graduating from Houston Colored High School (now Booker T. Washington High School), she wished to pursue higher education despite her family's financial difficulties after her father's untimely death at age 27. Lela attended Tuskegee Institute in Alabama with assistance from the United Negro College Fund and her younger brother John, who left school to earn the funds for her train ticket.⁴ After graduating in 1923, she worked as a schoolteacher in Lavaca and Navarro counties for nearly a decade. During this time she completed further studies at Prairie View State Normal & Industrial College (now Prairie View A&M University).

In 1925 Spencer Robinson worked as a porter for the Germaline Chemical Company in Houston. In May 1928, Robinson purchased an unimproved lot in Pierce Court from developer E.J. Burke for \$1200. In March 1929 he contracted with carpenter Archie Thompson, believed to be Lela's uncle, to build "a five room brick veneer residence and garage" for \$3400. Two months later, on May 22, 1929, Spencer Robinson and Lela Alice Jordan were married. After a brief volunteer period with the Houston-Harris County Department of Welfare, Lela Robinson was hired full time around 1931 and began a 39-year career there. Early in her career, Mrs. Robinson pursued additional education at the Atlanta University School of Social Work. Mr. Robinson continued to work as a porter or shipping clerk at the Germaline Chemical Company until at least 1942.

The Robinsons' daughter, Della Margaret Robinson, was born November 3, 1951. After graduating from San Jacinto Senior High School in 1970, Della studied fashion design and merchandising in Atlanta,

² 1976 and 1981 aerial photos, historicaerials.com

³ "E. J. Burke Co. Is New Name of Real Estate Concern." *Houston Chronicle*, November 17, 1926: 25.

⁴ "Getting an education made a big difference." *Houston Chronicle*, June 5, 1997: 4D.

Georgia and Arlington, Texas. She later returned to Houston and worked in administrative roles for People in Partnership and the Casey Initiative. She also participated in youth ministry programs at Antioch Church. Spencer Robinson died in 1977 at age 76 and was buried in Paradise North Cemetery in northwest Houston. Lela Robinson remained in the house until her death in 1999, and Della Robinson continued to live there until her death in August 2022. Before her passing, Della Robinson initiated the effort to obtain a Protected Landmark designation for the house.

Lela Robinson completed most of her career during the Jim Crow era and is recognized as a pioneer in social work among Houston's Black community.⁵ She remained steadfast in her career and became a respected social worker despite experiencing instances of racism from colleagues and being prohibited from serving white women who needed assistance.⁶ While she worked as an assistant supervisor in addition to field casework, Mrs. Robinson later declined a position as supervisor due to her desire to continue working directly with families in the field.⁷ She was respected in the community as a long-time member of Antioch Baptist Church and as a YWCA Life Member. In 1997, at age 95, she was recognized as one of the oldest living graduates of the United Negro College Fund (UNCF) in Houston.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

ARCHITECTURAL DESCRIPTION

The house at 3019 Gray Street is a 1.5-story wood frame Tudor Revival and Craftsman residence on a concealed pier and beam foundation, built in 1929. The house sits in the middle of a block in a quiet residential neighborhood. A concrete driveway runs along the east side of the house and leads to a detached wood frame garage, also built in 1929, on the northeast corner of the lot. A small wood frame shed is also located in the rear yard. Both outbuildings are clad in wood drop siding and are in fair condition. The house, which was built by a family member, is distinct from the surrounding Craftsman bungalows constructed by the developer of the neighborhood. It does, however, exhibit some of the Craftsman details and the use of brick veneer found throughout Pierce Court, especially in the neighborhood's earlier houses.

A straight concrete walkway leads from the sidewalk to the house's entry terrace, which sits east of center. The use of a terrace instead of a bungalow porch sets the Robinson House apart from its neighbors as a unique expression of the style in the neighborhood. The house has a side gable roof with a moderate pitch and boxed eaves. The roof is covered with asphalt shingles and features two front gabled dormers clad in wood drop siding. The gables feature decorative half timbering in stucco and wood. The house is otherwise clad in variegated brick veneer in running bond. Soldier courses frame the veneered portion at the base and top, just below the belt band. An exterior brick chimney is located on the east elevation near the front of the house.

⁵ Lewis et al., *In the Spirit of Sankofa: Houston's Black Pioneers in Social Work*, 51-52.

⁶ Ibid.; "Getting an education made a big difference." *Houston Chronicle*, June 5, 1997: 4D.

⁷ "Harris County Welfare Department...An Emergency Agency." *Forward Times*, Date unknown: 46.

The front (southwest) elevation is asymmetrical. The west (left) side consists of a projecting front gable with a two-part wood belt band below. The top portion of the belt band is peaked in the center; this detail is repeated in all visible gables. A trio of ganged 1-over-1 wood windows with a continuous brick sill is centered on this bay. The windows extend to the belt band above and interrupt the top soldier course; a pair of stacked headers marks the transition between the soldier course and the windows on each side. The windows are covered with security grates and screens. The gable is finished with decorative half timbering in stucco and wood. A double wood vent is centered in the gable. The east (right) bay is roughly symmetrical with the front door flanked by 1-over-1 wood windows covered with metal security grates and screens. The front door, likely a mid-20th-century replacement, is wood with raised decorative trim. It sits behind an aluminum storm door. The entrance is centered on a terrace with concrete front steps, brick piers, and a substantial brick balustrade. The terrace is uncovered except for a small projecting gable sheltering the front door. The gable is supported by triangular knee braces with an arched header and is also half timbered.

The east and west sides of the house feature large half-timbered gables with 16-light double casement windows. The ground-level veneer coursing and window details match those on the front of the house. The west side includes two ganged 1-over-1 windows toward the front and two smaller 1-over-1 windows toward the rear. A small one-story rear addition clad in wood drop siding is visible at the rear of the house. The east side includes smaller 1-over-1 wood windows flanking the exterior chimney toward the front of the house, three ganged 1-over-1 windows in the center, and two ganged 1-over-1 windows toward the rear.

RESTORATION HISTORY

The house remains substantially unchanged from its original construction. The replacement of the front door is the only known exterior alteration. Based on early Sanborn maps and tax assessment records identifying the house as a single story, the dormers might have been added after the original construction.

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September 27, 1925: 24.

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"Honoring Graduates." June 1, 1997: 96.

"Getting an education made a big difference: Three respected black women to be honored." June 5, 1997: 65, 68.

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The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by [Planner Name], Planning and Development Department, City of Houston.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION

Sec. 33-224. Criteria for designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			

Department

☐ ☒ (6) Whether the building, structure, object or site or the buildings, structures, objects or sites within the area are identified as the work of a person or group whose work has influenced the heritage of the city, state, or nation;

☐ ☒ (7) Whether specific evidence exists that unique archaeological resources are present;

☐ ☐ (8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.

AND

☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

Sec. 33-229. Criteria for protected landmark designation

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
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<input checked="" type="checkbox"/>	<input type="checkbox"/>	(1) Meets at least three of the criteria for designation in section 33-224 of this Code;		
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<input type="checkbox"/>	<input checked="" type="checkbox"/>	(2) Was constructed more than 100 years before application for designation was received by the director;		
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<input type="checkbox"/>	<input checked="" type="checkbox"/>	(3) Is listed individually or as a contributing structure in an historic district on the National Register of Historic Places; or		
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<input type="checkbox"/>	<input checked="" type="checkbox"/>	(4) Is recognized by the State of Texas as a Recorded State Historical Landmark.		
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STAFF RECOMMENDATION

APPROVAL

HAHC RECOMMENDATION

The Houston Archaeological and Historical Commission recommends to City Council the Protected Landmark Designation of The Spencer and Lela Robinson House at 3019 Gray Street, Houston, 77004.

EXHIBIT A CURRENT PHOTOS



Southwest (front) elevation, facing northeast



Southwest corner and adjacent buildings, facing east



Terrace and entrance, facing northeast



Garage, facing northeast



Shed, facing northeast

CITY OF HOUSTON

Houston Archaeological & Historical Commission
Department

Planning and Development

EXHIBIT B SANBORN MAP – 1950 (VOLUME 9, SHEET 902)



46 FORWARD TIMES

Harris County Welfare Department . . . An Emergency Agency

by VICTOR ROCHON

Basking boastfully in the midst of a maze of railroad, elevated freeways that curve teasingly around overhead, and surrounded by shanty-town bungalows that cower under huge warehouses and railroad docks...sits the Harris County Welfare department.

I find that not many people in Houston on the streets know of the Harris County Welfare's 1225 Elder address. But some 5,331 families in the city were helped by the Emergency Agency which has two public-spirited and humane men, director Charles W. Leavens and Chief Supervisor Theodore ("Ted") G. Britton.

Britton is a big man with a big Philosophy, who says, "The illegitimate children get just as hungry as the legitimate ones."

And operating sedately and efficiently in this department is a lady with the most pleasing personality this side of the peedee swamp; Mrs. Lela Robinson, who has been on the Harris County Welfare Staff for 33 years. She is a native Houstonian, a tried and proven member of the Antioch Baptist Church and believes in helping people. When asked if she was thinking of retiring she answered:

"Retire? I don't think of it. It would be the hardest thing for me to do to give up some of my families. I have 70 families on my case load..."

Mrs. Robinson is a graduate of Prairie View College, a graduate of Tuskegee Institute in Alabama and has studied social work at Atlanta School of Social Work. Her whole life has been dedicated to helping people. But in accordance with the philosophy of the Department she works with, she believes in helping people help themselves.

Mrs. Robinson is the oldest and, therefore, the most knowledgeable member of the welfare department when it comes to explaining the workings of the Harris County Welfare complex--complex because it has many facets of public aid.

When a person applies for assistance, the requirement for eligibility are established by an un-set rule of dealing with the individual as such in each case, without referring to hardfast rules because they don't want to take the chance of having someone go hungry because they failed to give them assistance.

And citizenship is not even a requirement of the agency for a person to receive aid, unless he is a person who has been in the United States for 10 years without applying for citizenship. Also people who have not been "naturalized" and has been convicted of a felony.

However, whoever comes in the agency looking for aid is referred at once to Mrs. Phelps, a jovial slender matronly woman with beaming eyes, who reveals the same love for the department and her work as Mrs. Robinson.

Mrs. Robinson says that most of the people who apply for aid are un-educated, unskilled people who have not finished the third grade in school. But occasionally there is someone with a college education who wanders into the office and declares himself a pauper. But this kind of thing has diminished to nothing since 1961.

June 1961 brought an all-time record of un-employment in Houston and across the nation. But the crash economic improvement programs instituted by the Kennedy Regime solved many of these problems for individuals and the government.


In 1961, the average case worker at the Harris County Welfare Department had 500 families as a case load. And at this time, there were 10,000 families containing 38,000 persons on the welfare rolls.

A scale of dollars spent between 1957 and 1963 shows a decided jump in the year 1961. And this was the year that the expenditures reached an all-time high, because the expenditures had raced up-ward from \$928,793 in 1957 to \$1,314,542 in 1961, an increase of \$385,749 in four years.

The sad part of these statistics is that \$296,656 of the increase was seen in the year between 1960 and 1961. And in 1961 the agency distributed one million pounds of one commodity from their surplus commodity program, while the total poundage of issue for 1963 was 469,835.

Mrs. Robinson and Ted Britton informed me that there are now 23 case workers and special workers for the county Convalescence Ward. These workers are integrated thoroughly and have all ethnic groups included in their case loads.

And some of these 23 workers cover the Nursing Home and the T. B. patients Service, showing that the Welfare agency collaborates with all agencies in Houston for the better living of Houstonians.



HARRIS COUNTY Welfare workers (from left) Mrs. Lela Robinson, Ted Britton and Mrs. Ward. (F-T Photo by VICTOR ROCHON)

Forward Times, c. 1964

NewsBank
Houston Chronicle - June 3, 1997 - page 65
June 3, 1997 | Houston Chronicle | Houston, Texas | Page 65

Getting an education made a big difference

Three respected black women to be honored

By CHERYL LAIRD
Houston Chronicle

Mrs. Holliday is the flashy one with the high heels and confident stride.

Mrs. Young is the easy-talking one with the long legs and sensible dress.

Mrs. Robinson is the quiet one with the slight frame and generous spirit.

Ella Robey Holliday is the youngest at age 90. Hazel Hainsworth Young is 91, and Lela Jordan Robinson is 95.

They command such respect in the local African-American community that, as Jene Washington, a 42-year-old acquaintance, says, "I wouldn't dare call any of them by their first names."

Growing up in a time when the monster of racial prejudice tried to stomp out initiative, these three women battled and won.

"They are very strong, courageous women," said

See WOMEN on Page 4D.

From left, Hazel Young, Ella Holliday and Lela Robinson, all women in their 90s who graduated from college in the '20s, are being honored tonight as role models.



Kerwin Plevka / Chronicle

CITATION (MLA STYLE)

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Houston Chronicle, June 5, 1997.



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: The Goodman House

Agenda Item#: 44.

Summary:

ORDINANCE designating the property municipally known as 426 Westmoreland Street, Houston, and also known as "Goodman House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Goodman House at 426 Westmoreland Street was initiated by the owners.

A public hearing was held on June 29, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Goodman House as a Protected Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description

RCA

Protected Landmark Designation Report

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: The Goodman House

Agenda Item#: 9.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark designation of The Goodman House at 426 Westmoreland Street was initiated by the owners.

A public hearing was held on June 29, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Goodman House as a Protected Landmark.

DocuSigned by:

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Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description	Type
Protected Landmark Designation Report	Backup Material

PROTECTED LANDMARK DESIGNATION REPORT

LANDMARK NAME: Goodman House

OWNERS: Pradeep R. Pillai

APPLICANTS: Hannah Curry

LOCATION: 426 Westmoreland Street, Houston, 77006

AGENDA ITEM: D

HPO FILE NO.: HP2023_0120

DATE ACCEPTED: 05/25/2023

HAHC HEARING: 06/29/2023

SITE INFORMATION: Tracts 4 & 5A, Block 6, Westmoreland, City of Houston, Harris County, Texas. The site includes a two and a half story, frame and concrete block four-bedroom residence, detached garage.

TYPE OF APPROVAL REQUESTED: Protected Landmark Designation

HISTORY AND SIGNIFICANCE SUMMARY

The Goodman House at 426 Westmoreland Street is significant architecturally as a rare example of Colonial Revival architecture within the Westmoreland National Historic District. The Goodman House is one of the only Colonial Revival houses in Westmoreland. The house is significant as a contributing resource to the Westmoreland neighborhood, an early twentieth-century residential subdivision which pioneered the “private space” neighborhood design in Texas.

The Goodman House has a high degree of historical integrity. The house retains its integrity of location, association, and setting as it remains a single-family residence in its original location amid its original neighbors. The dwelling also retains high integrity of materials, design, and workmanship.

The Goodman House is eligible as a City of Houston Protected Landmark under Criteria 1, 4, and 5 as one of the only Colonial Revival houses in Westmoreland. Furthermore, while the house is a rare example of the Colonial Revival architecture in the Westmoreland neighborhood, it is also a remarkable example of the style while also exhibiting many of the defining features associated with the Westmoreland Historic District at the time of its construction in 1917.

HISTORY AND SIGNIFICANCE

The 1994 National Register nomination refers to the property as an American Foursquare style house with Colonial Revival elements, new approaches to architectural history has relegated the American Foursquare to a form, or shape, of building rather than its own style of residential architecture. As a result, current approaches to the discipline identify the property at 426 Westmoreland Street as a simplified example of a Colonial Revival with some minor elements of the Craftsman style applied to an American Foursquare form. This is one of the only two known examples of this style in the neighborhood. Constructed in 1917, the house falls within the period of significance when this style was most significant in the United States and is a rare example in the Houston metro area. Since the type is historically found primarily along the eastern seaboard, the presence of the house in Southeast Texas is unusual.

Located on a flat, rectangular-shaped parcel in central Houston, the Goodman House at 426 Westmoreland Street consists of a two- and a half-story Colonial Revival-style single-family residence on an American Foursquare form; with landscaping consisting of a paved driveway along the east boundary of the property, a front grass lawn, a rear manicured grass lawn with a wood deck, and scattered trees and shrubs throughout the lot. Constructed in 1917, the house is deeply set back from the street and accessed via a cross-shaped walkway situated within the front grass lawn.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

The frame house rests on a post and beam foundation and has a largely square footprint. Clad in horizontal wood siding, the residence is capped with a side gable roof sheathed with composition shingles. The roof displays wide overhanging eaves and wide, shed-roof dormers that protrude from the sloping roofs on both the primary (front) façade and rear elevation. The shed-roof dormers reference Craftsman style architecture, in keeping with other styles found in the historic district. Typical fenestration consists of wooden five-over-one double hung windows, five-lite awning windows to match the upper sash of the hung windows, and non-original vinyl windows.

The primary (north) façade is largely symmetrical and features a raised, L-shaped porch that wraps around the north and east sides of the first story. The porch is accessed by five brick-laid steps, framed on each side by brick-laid pillars. The porch features a wooden fence and is covered by a hipped roof with composition shingles, supported by wooden columns on brick-laid pillars. Situated within the porch, just left off center, is the main entrance to the residence, which is comprised of a single wood-frame glass door, topped by a transom window, and flanked by wood-framed glass sidelights. East of the entrance is a single typical double hung window, while west of the entrance are two typical double hung windows trimmed together. The second story features a single four-over-one double hung window at center, framed by a typical double hung window on each side. Above, the attic dormer features three five-lite awning windows.

The east elevation is largely symmetrical and features the continuation (eastern side) of the L-shaped porch, which wraps around the north end of the first story. On this elevation, the covered porch extends just short of half the width of the elevation. The remainder of the first story features three typical double hung windows, and one small four-over-one double hung window. The second story features two typical double hung windows on the south half, and two typical double hung windows trimmed together on the north half. Above, near the peak of the gable, is a five-lite awning window.

The south (rear) elevation is asymmetrical. The first story features an enclosed stoop just right off center, capped by a pyramid hipped roof with composition shingles. The enclosure consists of wood trimmed fixed windows atop horizontal siding on the south and east sides, while the west side features a wood-framed opening accessing the rear entrance to the house. The entrance itself is comprised of a single wood paneled door with a fan window at the top. Flanking the entrance to the east is a raised, small, wood-framed casement window. At each end of the first story is a single typical double hung window. The second story features two wood-framed fixed vinyl windows trimmed together on the west end, and a single vinyl picture window, followed by a typical double hung window on the east end. Above, the attic dormer features two vinyl, five-over-one double hung windows.

The west elevation is asymmetrical. The first story features two typical double hung windows trimmed together on the north half, and two smaller, four-over-one double hung windows on the south half. On the second story are two typical hung windows trimmed together at the north end, a single, smaller, four-over-one double hung window at center, and a non-original vinyl hung window at the south end. Above, near the peak of the gable is a five-over-one small vinyl hung window.

At the rear (south end) of the property is a detached one-story two-car garage built between 1965 and 1970. It is clad in horizontal wood siding and capped by a pyramid hip roof with wide overhanging eaves and sheathed in composition shingles. The primary (north) façade of the garage features a modern double wide, paneled overhead garage door. The east and south (rear) elevations of the garage are blind. The west elevation features a single flush wood door at the south corner.

Alterations

Numerous alterations have occurred at the property over the last century. The 1916 mechanic's lien for the property briefly describes the intention for the house as being a "two story six room and bathroom, frame, metal roof dwelling house, 30 x 30 in dimensions, and one (1) two story, three room, frame, metal roof barn and servants house combined, 16 x 20 feet in dimensions." The mechanic's lien mentions that the construction will happen "in accordance with the plans and specifications agreed upon between the parties," implying that there are other documents about the house's design and construction that were not included in the mechanic's lien filed with Harris County. For instance, the L-shaped porch did not warrant mention in the mechanic's lien, however, it appears on the 1925 Sanborn Fire Insurance Company Map, the earliest to show the Goodman House. Harris County Tax Office records also show that the property's improvements were assessed consistently at \$1,100 from 1918-1931, indicating that the house always had a wraparound porch.

Other alterations include changing the metal roof for composition shingles, the roof form from hipped to gabled, the demolition of the original two-story barn, an enclosure around the rear door, and some vinyl windows on the south (rear) elevation. The changes in the roof are evident in Harris County Tax Office's Building and Land Assessment files for the property. An undated assessment for the property while Goodman was owner identified the house as having a hipped, composition shingle roof, while a 1965 assessment for the property under owner Robert Wright reveals that the roof was then gabled.ⁱ A 1964 advertisement from the Houston Chronicle lists the Goodman House as having three bedrooms, however, the 1965 assessment identifies the property as a 2 ½-story house with four bedrooms.ⁱⁱ This indicates that the additional half story was constructed between 1964 and 1965, and likely was constructed by Wright shortly after purchasing the property. The shed-roof dormers, almost certainly constructed as part of the half-story construction, were sensitively designed to continue the scale and massing of the neighborhood, and the dormers draw on Craftsman elements found elsewhere in the historic district. The 1965 assessment included a scaled drawing and a photograph showing the half story to document the changes to the property, however, both the undated and the 1965 assessments list 1800 square feet for the house's square footage. The Harris County Appraisal District (HCAD) currently shows the house as 2521 square feet. The scaled drawing provides different dimensions for the porch compared to the Sanborn map, so there may also have been alterations to the porch at an unknown date.ⁱⁱⁱ The current exterior appearance matches the 1965 photo and tax assessor's physical description.

Although the property added a half story in 1965 that changed the roof form, the change to the side-gable roof with shed-roof dormers was completed within the historic period and is part of the building's design that now must be retained. Additionally, the property retains its original siding, most of its original windows, and the house has had a wraparound porch on the front since its original construction. Despite the replacement windows and the enclosed rear door, the house retains its original fenestration pattern, scale, and massing. The exterior alterations on the property have occurred in compliance with the Secretary of the Interior's Standards for Rehabilitation and the City of Houston's historic preservation ordinance.

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"Southern Loan and Investment Co. to R.P. Goodman, Jr," 11 November 1916. Harris County Deed Records, v. 370, p. 512.

This application completed with assistance and additional documentation from members of the Harris County Historical Commission, including Debra Blacklock-Sloan, Charles Chandler, Laney Chavez, and Bernice Mistrot.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION**Sec. 33-224. Criteria for designation**

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
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<input checked="" type="checkbox"/>	<input type="checkbox"/>			
AND				
<input type="checkbox"/>	<input checked="" type="checkbox"/>			

Sec. 33-229. Criteria for protected landmark designation

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
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<input checked="" type="checkbox"/>	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
<input type="checkbox"/>	<input type="checkbox"/>			

STAFF RECOMMENDATION

Staff recommends that the Houston Archaeological and Historical Commission recommend to City Council the Landmark Designation of the Goodman House at 426 Westmoreland Street, Houston, 77006.

HAHC RECOMMENDATION

The Houston Archaeological and Historical Commission recommends to City Council the Landmark Designation of the Goodman House at 426 Westmoreland Street, Houston, 77006.

EXHIBIT A
SURVEY PHOTO 1965



1965 photograph of the Goodman House, view S Courtesy Harris County Archives

EXHIBIT B



The Goodman House
426 Westmoreland Street

Postcard sent 1910 showing the 400 block of Westmoreland Ave c. 1910, view W Courtesy Houston
Public Library, MSS0187-0230

EXHIBIT C
POSTCARD



The Goodman House
426 Westmoreland Street

Postcard sent 1945 showing the 400 block of Westmoreland Ave c. 1920, view W Courtesy Houston
Public Library, MSS0187-0209

EXHIBIT D SITE MAP

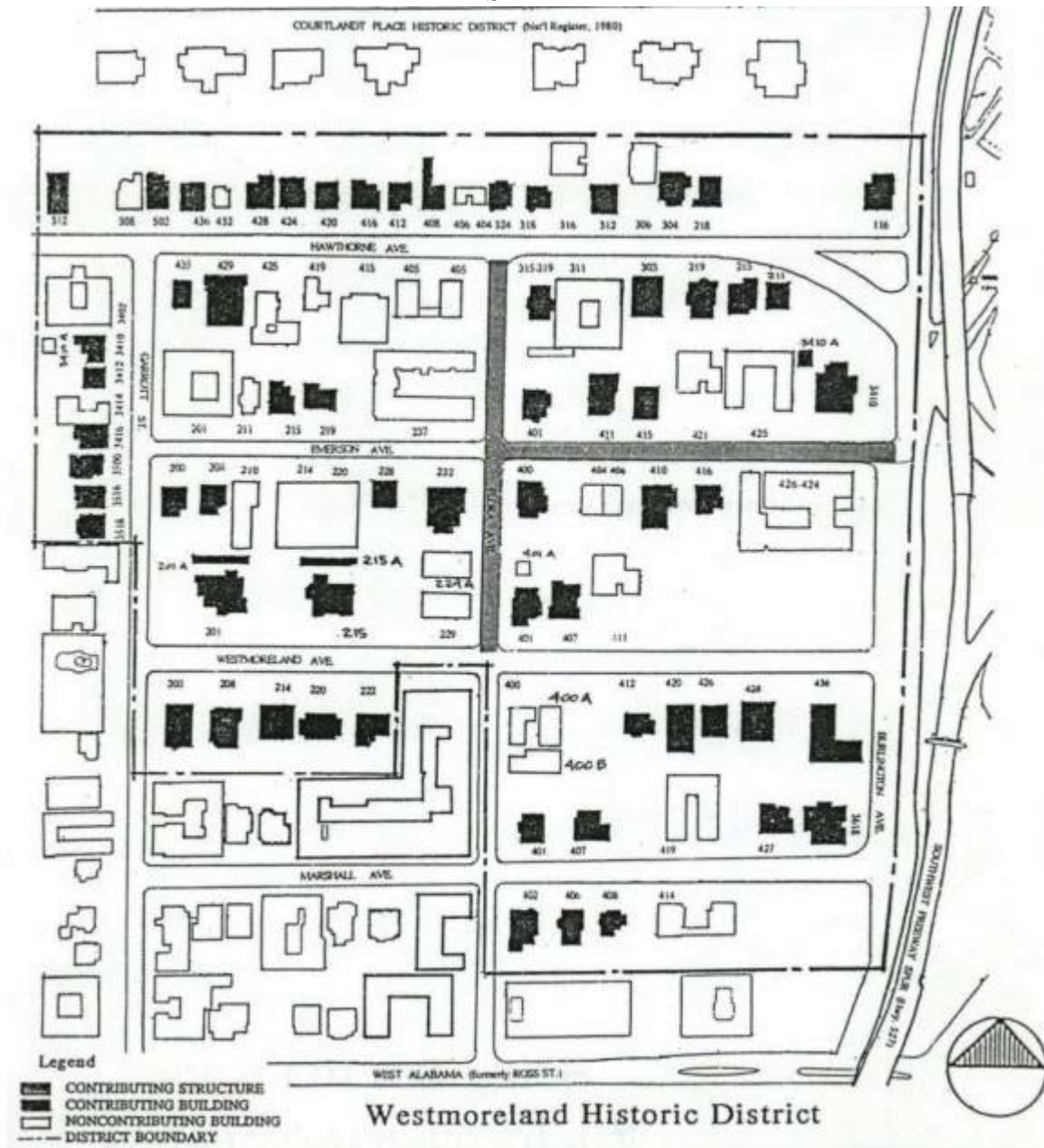


EXHIBIT E SITE MAP

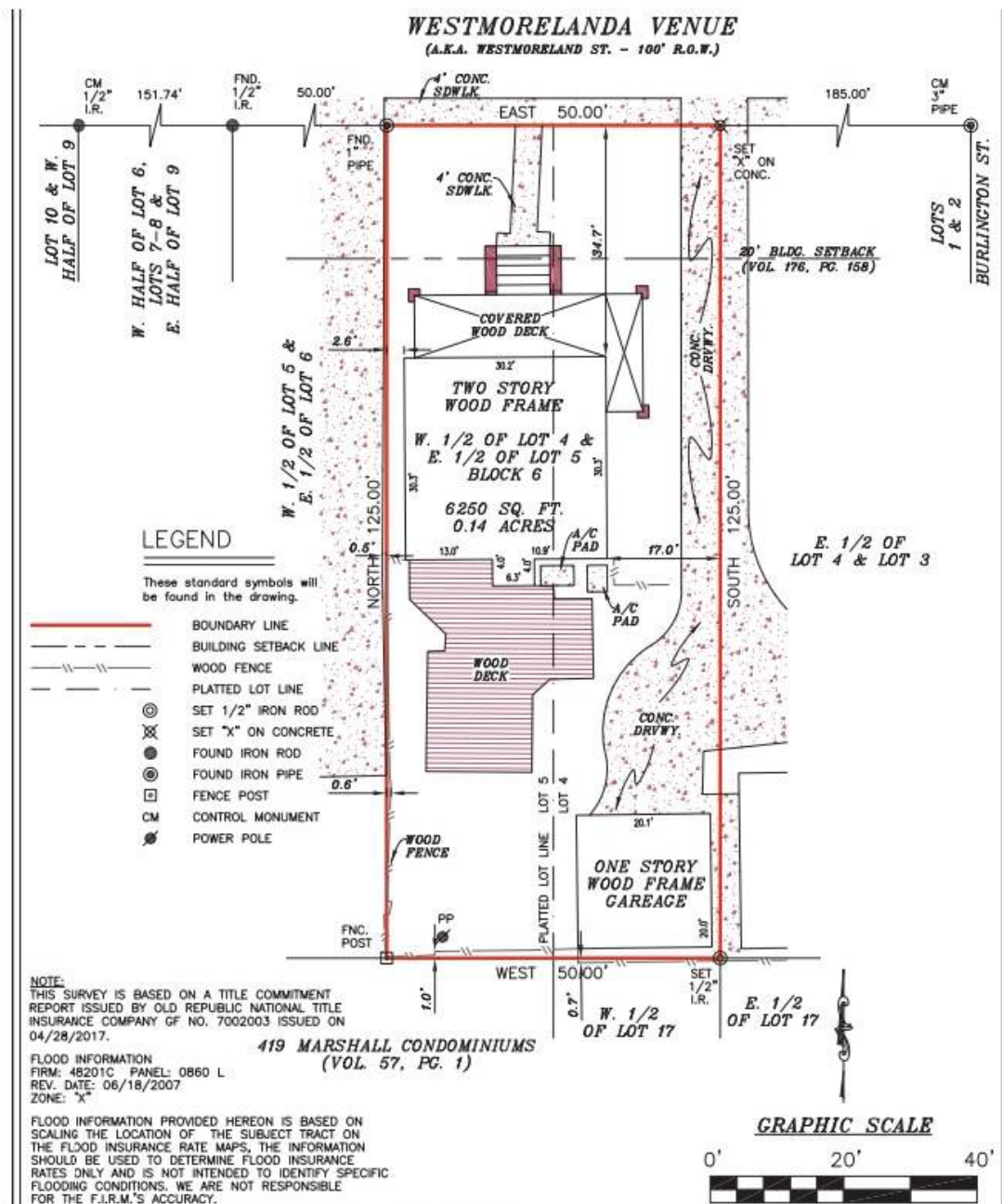


The Goodman House
426 Westmoreland Street

City of Houston map of the local Westmoreland Historic District, 1997, showing Contributing resources in red and Non-Contributing resources in tan. Courtesy City of Houston Office of Preservation

EXHIBIT F

SITE PLAN



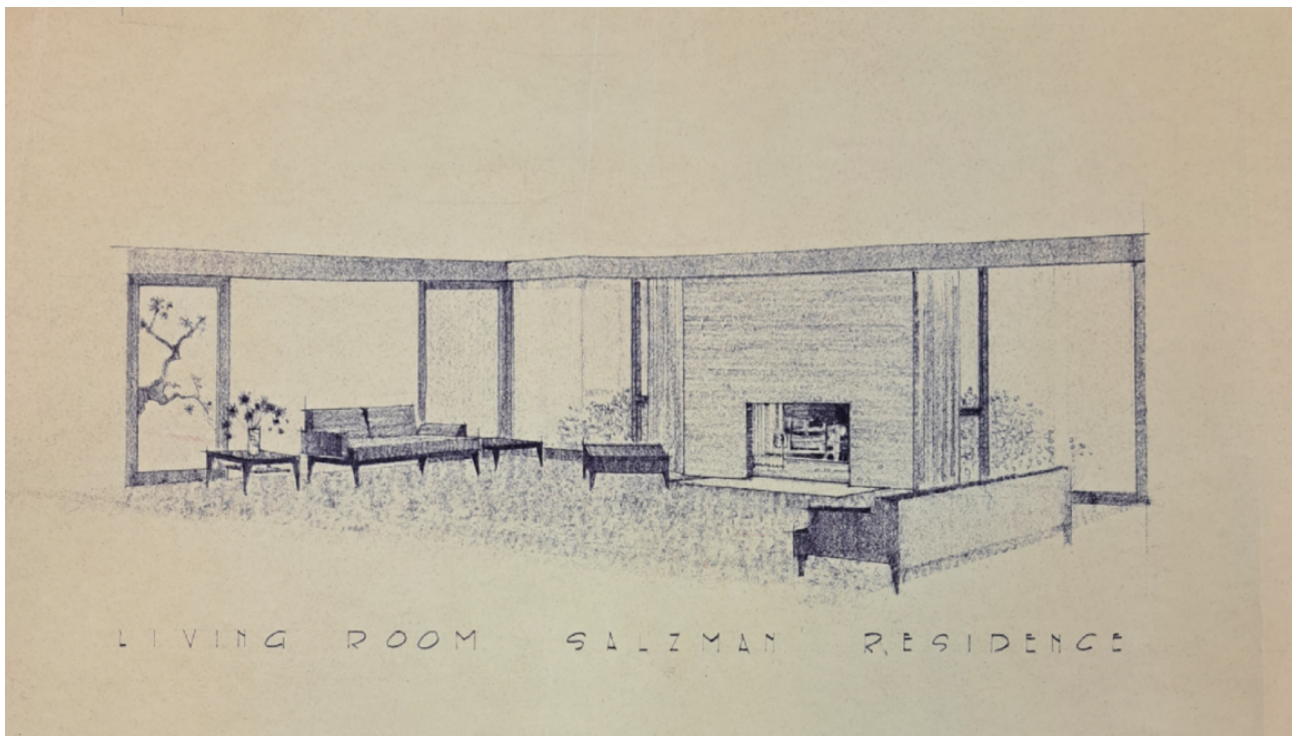
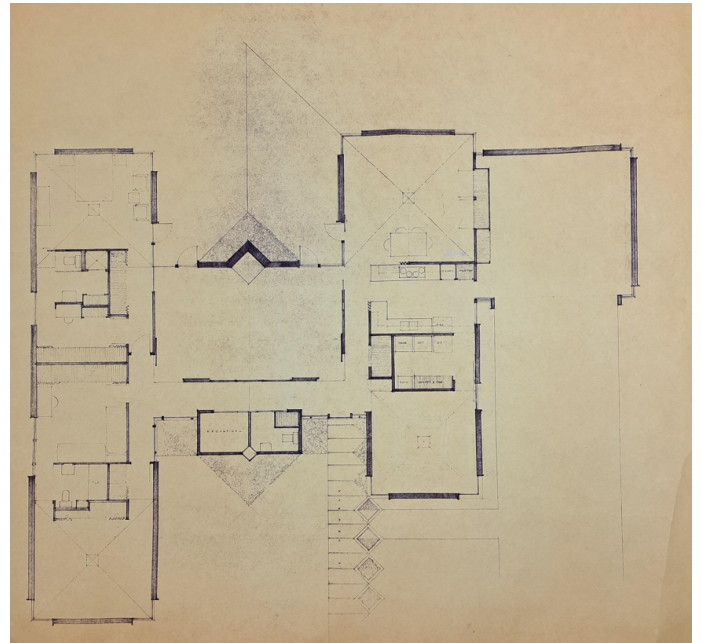
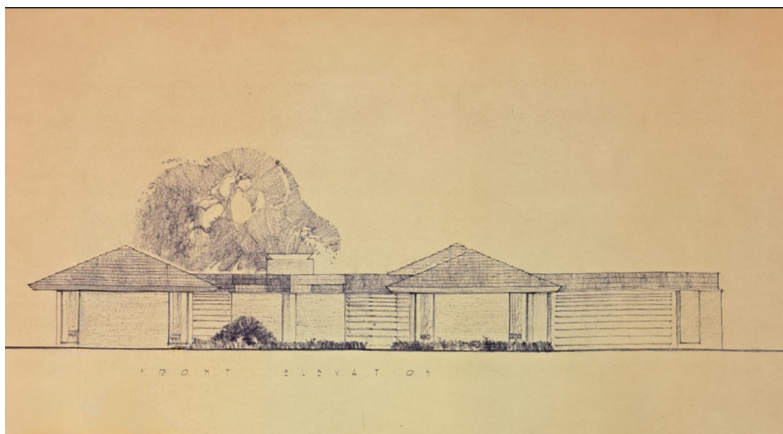
Survey of 426 Westmoreland showing the site plan, 2017.

Courtesy Pradeep Pillai

File: Approved Survey.pdf

The Goodman House
426 Westmoreland Street

Survey of 426 Westmoreland showing the site plan, 2017. Courtesy Pradeep Pillai





CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: Olivewood Cemetery

Agenda Item#: 45.

Summary:

ORDINANCE designating the property municipally known as 1300 Court St, Houston, TX 77007 and also known as "Olivewood Cemetery" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT C - KAMIN**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Protected Landmark and Protected Archeological Site as a Cemetery Designation of Olivewood Cemetery at 1300 Court Street was initiated by the owners.

A public hearing was held on June 29, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Protected Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of Olivewood Cemetery as a Protected Landmark and Protected Archeological Site.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description

RCA

Protected Landmark Designation Report

Type

Signed Cover sheet

Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District C

Item Creation Date:

PLN - Historic Protected Landmark: Olivewood Cemetery

Agenda Item#: 50.

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DocuSigned by:

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Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description	Type
Protected Landmark Designation Report	Backup Material

CITY OF HOUSTON

Houston Archaeological & Historical Commission

Planning and Development Department

PROTECTED LANDMARK DESIGNATION REPORT

LANDMARK NAME: Olivewood Cemetery

OWNERS: Margott Williams, Descendants of Olivewood, Inc.

APPLICANTS: Antwanysha Johnson

LOCATION: 1300 Court St, Houston, TX 77007

AGENDA ITEM: B

HPO FILE NO.: HP2023_0128

DATE ACCEPTED: 6/7/2023

HAHC HEARING: 6/29/2023

SITE INFORMATION: Tracts 9, 29, & 30 Court & Clay subdivision, Lots 1-11, Block G, Forest Park Annex subdivision, and Lots 2 & 6-21 Bisbee JR subdivision, City of Houston, Harris County, Texas. The site includes an over 7.5-acre cemetery

TYPE OF APPROVAL REQUESTED: Protected Landmark, Protected Archeological Site as a Cemetery Designation

HISTORY AND SIGNIFICANCE SUMMARY

The Olivewood Cemetery served the early African American community in Houston for approximately 100 years. The Olivewood Cemetery Association was incorporated in 1875 and purchased 5.5 acres of this property that same year from Elizabeth Morin Slocomb. The organization bought two adjacent acres in 1917. Also known in its early years as Olive Wood, Hollow Wood, and Hollywood, it is one of the oldest known platted cemeteries in the city. The original 444 family plots comprising over 5,000 burial spaces were laid out along an elliptical drive. The burial ground contains several hundred marked graves, in addition to an unknown number of unmarked graves.

Interred here are pivotal leaders of Houston's post emancipation African American community, including the pastor of Trinity Methodist Episcopal Church, the Rev. Elias Dibble; Businessman James B. Bell; Alderman and Landowner Richard Brock; Attorney J. Vance Lewis; Educator James D. Ryan; Physician Russell F. Ferrill; and Dentist Milton A. Baker. Also buried here are formerly enslaved people, laborers, sororal and fraternal organization members, and military veterans.

The burial ground also includes examples of pre-emancipation burial practices, including upright pipes (symbolizing the path between the worlds of the living and the dead), ocean shells as grave ornaments and text containing upside down or backwards letters (as used in some West African cultures to signify death). Today, Olivewood Cemetery remains as a key historical site in Houston, serving as a testament to the foresight and perseverance of the cemetery founders.

HISTORY

On November 1, 1875, Elizabeth Morin Slocomb sold 5.5 acres to the Olivewood Cemetery Association. Many interred here were the leaders of 19th century black society, and included ministers, doctors, dentists, teachers, and lawyers. Of note are, Reverend Elias Dibble, pastor of the oldest African-American church in Houston, businessmen Frank Vance and James B. Bell, attorney J. Vance Lewis, educator James D. Ryan, physician Russell F. Ferrill, dentist Charles Johnson, and Richard Brock, to name a few. Brock was a member of the African

Mission Church who became a landowner, operated his own blacksmith shop, founded two schools, helped purchase land for Emancipation Park, and became one of the city's first African-American aldermen. When he died in 1906, he was buried in the cemetery.⁸

In addition, the Board of Directors of Olivewood Cemetery Association, and veterans of World War I and World War II, and perhaps of other wars, are buried here. Many infants and young children are also interred at Olivewood. No doubt this cemetery holds many ex-slaves.⁹ The collection of Texas Death Certificates now being gathered also shows many of less financial stature, being domestics, laborers, brick masons, etc.¹⁰

This was no "poor man's cemetery," as it held some of the most beautiful statuary in the city. These headstones, monuments, and epitaphs reflect a rich cultural heritage and religious traditions. There were those who spent considerable amounts of money on bordered, multi-stone family plots, sororal and fraternal organization members, and many others also had financial means to only allow for hand-made concrete markers.

Olivewood's original 1877 plat map of 5.5 acres includes more than 400 family plots¹¹ around a graceful, elliptical drive (still visible) that originated at an ornate entry gate.¹² Many mature specimens of oak, pecan and elm trees provide shade while tulips and lilies still bloom along with other species of flora and fauna.

Several grave markers represent continuations and relatively unique permutations of African-American burial practices that were developed in pre-emancipation African-American communities. The continuations include two examples of upright pipes as grave features and the use of ocean shell as a grave ornament. At least six of the grave markers take the form of upside-down, inverted, and backwards letters and text. The graves are laid out in the Christian traditional west-east cardinal orientations, with the exception of several east-west alignments, and there are many examples of bordered family plots.¹³

The Texas Secretary of State has provided information that on November 23, 1875, the Olivewood Cemetery Association filed Articles of Incorporation. The incorporators were Ed. P. Turner, Edward Williams, David Osborne, and George Hooper. When the "Map of Olivewood Cemetery, Houston, April 1877" was filed on May 4, 1881,¹⁴ seventeen stockholders held 21 of the 22 shares indicated. Stockholders of 21 shares were Frank Vance, Ed Williams, Jerry Smith, David Osborne, and Milton A. Baker, each with two shares, and Elias Dibble, Matilda Dickerson, Abe Russell, Aaron Jefferson, James S. (Jim) Kyle, J.L. James, Joe Sanders, Tom Freeman, Dave Righton, Henry Franklin, and Monroe Butler, each with one share. The map also indicates that the Rev. Elias Dibble owned Lot No.70 and the (Trinity) Methodist Episcopal Church owned Lot No.8, perhaps giving sway to the erroneous idea that Olivewood Cemetery was "owned" by the Church.

Although originally incorporated as Olive Wood Cemetery, during its early years, the cemetery was known also as known Hollow Wood, Hollywood,¹⁵ and finally Olivewood Cemetery, per old maps and Houston City Directories. In the 1897-98 Houston City Directory, the following appeared: "Hollywood Cemetery (Colored) - 1/4 miles nw of Chaney Junction, Washington road. Jack Calloway, sexton." By 1900 the Johnson family had become caretakers.

CITY OF HOUSTON

A.D. “Pick” Johnson was born on the cemetery property, one of 13 children of the caretaker, and he later became the caretaker. By 1936 he was digging graves for the Harris County Cemetery on Oates Road. His two brothers, Ben and Fred, were in the funeral home business.¹⁶

In 1917 the cemetery corporation purchased about two additional acres of property adjacent to the western boundary of the cemetery: Lots 1–11 in Block G of the Forest Park Annex Addition and Lots 6–27 in the J.R. Bisbee Addition.¹⁷ Harris County Appraisal District records reveal three additional lots owned by the Association adjacent to the Court Street entrance but deed records have not been found.¹⁸ It is not certain whether graves are present in these new sections. The last known, marked burial in the oldest section of the cemetery occurred in 1961.¹⁹

Olivewood, like the other major black cemeteries in the city, has had many years of neglect that has resulted in a loss of markers and therefore, a loss of history.²⁰ Through the years it has been stated that the cemetery’s official owner was the Trinity United Methodist Church. Perhaps this was because of the connection of the Rev. David Elias Dibble, the church’s first minister, who owned a lot and is buried at Olivewood Cemetery. ²¹ Even so, there has been no known official support from the Church, which states that it never owned Olivewood Cemetery and does not now have any interest in it.²² The City of Houston’s legal department gathered information upon request and on May 4, 2004, stated that the material they gathered “clearly shows there is no official connection between the cemetery and church,” and “as such it is classified as private property and neither is it subject to city ownership.”

As evidenced by several newspaper articles,²³ many attempts by individuals and groups were made to reclaim Olivewood but none seemed to have sustaining willpower. With no recent claim to ownership, encroachment has apparently occurred twice. “Old timers” report that an entry on the east side off Studemont was closed by Grocers Supply, ²⁴ and is now a fenced parking lot covering that ingress. At the present time, the only access is by Court Street, which divides two parts of the same business’ holdings. It seems this company also recently encroached on cemetery property when they installed a water tank. ²⁵ There are graves to be seen on two sides of it and it is extremely doubtful that the company owned a “dogleg” that juts into the cemetery.

In April 2004, a new restoration project got underway with Ms. Margott Williams who has ancestors buried in the cemetery. She formed the Descendants of Olivewood, Inc., a nonprofit organization chartered on September 10, 2005, “committed to restoring, preserving and maintaining Olivewood Cemetery as a historic, educational, charitable, religious, and cultural site of importance.” Under her supervision various volunteer groups have come out to clean the cemetery.

Now that this descendant group has stepped forward to undertake the restoration and continued maintenance, Olivewood can no longer be classified as abandoned. While it is doubtful that a complete and accurate listing of burials can ever be made, historical research will continue under the leadership of Trevia Beverly and Debra Sloan, with the assistance of the Afro-American Genealogical & Historical Society. It is anticipated that a history, using this

narrative as a basis, will accompany the burial list and be made available to the public. The cemetery received a Texas Historic Cemetery designation from the Texas Historical Commission in 2005.

SIGNIFICANCE

Olivewood is one of the oldest known platted, incorporated African-American cemeteries within Houston city limits. It was founded in 1875 by the Olivewood Cemetery Association, a chartered African-American organization, with 22 shares of stock. The original 1877 plat map of 5.5 acres includes more than 400 family plots around a graceful, elliptical drive that originated at an ornate entry gate. Many mature specimens of oak, pecan and elm trees provide shade while tulips and lilies still bloom along with other species of flora and fauna. The headstones, monuments, landscapes, enclosures, and epitaphs reveal the cultural heritage and religious traditions of this Houston African-American population.

Interred here are several pivotal religious, social, economic, and political leaders from Houston's post-emancipation African-American community. Among those buried here are Reverend Elias Dibble, pastor of Trinity Methodist Episcopal Church, the oldest African-American church in Houston; Richard Brock, one of the city's first black aldermen; J. Vance

Lewis, attorney; Dr. Russell F. Ferrill, physician; Dr. Charles Johnson, dentist; James D. Ryan, educator; Frank Vance and James B. Bell, businessmen; and Milton A. Baker, a stockholder of Olivewood shares.

Olivewood Cemetery is landlocked on all sides and faces potential residential and commercial development. There is also danger of the street being closed, therefore prohibiting entrance to the cemetery. An official Texas Historical Marker for Olivewood would help to preserve, protect, and document its rich history.

BIBLIOGRAPHY

¹ Narrative based on "Olivewood Cemetery: Recovering A Lost History, Houston, Harris County, Texas," by Trevia Wooster Beverly, with the assistance of Debra Blacklock-Sloan and Margott Williams, 2004. Awarded Historic Texas Cemetery designation, August 9, 2005. (Edited by Debra Blacklock-Sloan, member of the Harris County Historical Commission.) Additional research by Debra Blacklock-Sloan.

² Olivewood Cemetery Map. Harris County Clerk. filed March 27, 2006. RP 019-54-0221.

³ Harris County Deed Records. Vol 15, pp. 250-251; Vol. 383, pp. 325-326 and 524.

⁴ Harris County Deed Records, Vol. 15, pp. 251-252. Also, Secretary of State records, Charter Number 555.

⁵ Map for Olivewood Cemetery was recorded in 1881. College Park on West Dallas dates to 1896, and Evergreen Negro that is split in two portions by Lockwood Drive, dates to 1897. See Trevia Wooster Beverly, *At Rest: A Historical Directory of Harris County, Texas Cemeteries (1822-2001) Including Burial Customs and Other Interesting Facts, With a Listing of Past and Present Communities, Funeral Home and Monument Companies.* (Tejas Publications, 2001).

CITY OF HOUSTON

Houston Archaeological & Historical Commission

Planning and Development Department

⁶ 1840 City Ordinance dated Dec. 17, 1840, "An Ordinance Regulating the Burying Ground" by J.H. Brown.

⁷ Harris County, Texas Deed Records. Vol. 15, p. 250.

⁸ Patricia Smith Prather with Bob Lee, *Texas Trailblazer Series* (Houston: Texas Trailblazer Preservation Association, 3rd ed., 2000). One page biographies. Bernice S. McBeth, *Trinity United Methodist Church* (unpublished manuscript narrative for a Texas Historical Marker, 1984).

⁹ While there were a few free blacks in Houston, in the 1850 and 1860 censuses, slaves composed 22 percent of Houston's population.

¹⁰ Texas did not begin statewide registration until 1903. Death records taken from (a) Transcribed City of Houston ledgers (1874-1894, 1896, 1900) at Clayton Library Center for Genealogical Research, Houston, Texas. (b) Texas Department of Vital Statistics Death Certificates, 1903-1976, microfilm available through Family History Library, Church of Latter Day Saints, Salt Lake City, Utah, microprints of selected certificates collected by Trevia W. Beverly.

¹¹ Deed Map, Harris County, County Clerk's Office, Vol. 22, Pages 444-447.

¹² *Trinity United Methodist Church* (unpublished manuscript narrative for a Texas Historical Marker, 1984, by Bernice S. McBeth.

¹³ David E. Bruner, *Symbols for the Living: Synthesis, Invention, and Resistance in 19th to 20th Century Mortuary Practices from Montgomery and Harris County, Texas*. (Dissertation) Binghamton University.

¹⁴ Deed Map and list of Stockholders, Harris County, County Clerk's Office, Vol. 22, pp. 444-447.

¹⁵ Not to be confused with Hollywood Cemetery at 3506 North Main, that began in 1895.

¹⁶ "Gravedigger. At 80, 'Pick' has buried thousands," *Houston Post*, August 22, 1982.

¹⁷ Harris County, Texas Deed Records. Vol. 385, p. 325. The original 5.5 acres purchased in 1875 is also in the J.R. Bisbee Addition. See Harris County Appraisal District (HCAD) Facet Maps 5853C8 and 5853C12. Account Number 0070850000028 - Lot 2 Bisbee Addition (5.5 ac).

¹⁸ Harris County Appraisal District Records. Account Number 0102470010008 - Tracts 9, 29 & 30 (TRS 8A 8B & 9) Court and Clay Addition.

¹⁹ Lettie Norton Johnson. March 13, 1961. Texas Bureau of Vital Statistics. Death Certificate # 15484.

²⁰ David Plesa, "A Case of Grave Neglect: Many of Houston's Old Cemeteries Lie Abandoned, Choked by Weeds and Ravaged by Vandals," *Houston Post*, Wednesday, October 20, 1993, p. A21.

²¹ His plot, #70, is clearly shown on the Cemetery deed: Deed Records, Harris County, County Clerk's Office, Vol. 22, p. 447.

²² Per the current pastor, Rev. Robert McGee. Church website at < <http://www.tumchouston.org> >.

²³ Armando Villafranca, "Volunteers clean graves, hope to restore history" *Houston Chronicle* 28 December 1994; Carlos Byars, "Historic cemetery receives a face lift along local bayou," *Houston Chronicle* 28 February

CITY OF HOUSTON

Houston Archaeological & Historical Commission

Planning and Development Department

1999; Kevin Davis, "Community groups give dignity back to 'African Cemetery,'" *Houston Chronicle* 23 January 2000: (p. 34, Sunday).

²⁴ The Levit family-owned grocery wholesaler. Founded in 1923 by Joe Levit, the business was left to his sons, Milton (died June 2004) and Max Levit.

²⁵ When the permit for the construction of the water tank was applied for, the City of Houston did not require a deed of ownership to be submitted with the permit application. Per Real Estate Division, City Legal Department.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION**Sec. 33-224. Criteria for designation**

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input type="checkbox"/>			
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	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
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	<input type="checkbox"/>			
<input checked="" type="checkbox"/>	<input type="checkbox"/>			
	<input type="checkbox"/>			

AND

- ☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

EXHIBIT A
TEXAS HISTORICAL COMMISSION MARKER



EXHIBIT B
OLIVEWOOD CEMETERY SIGN



EXHIBIT C GRAVESITES



EXHIBIT D GRAVESITES

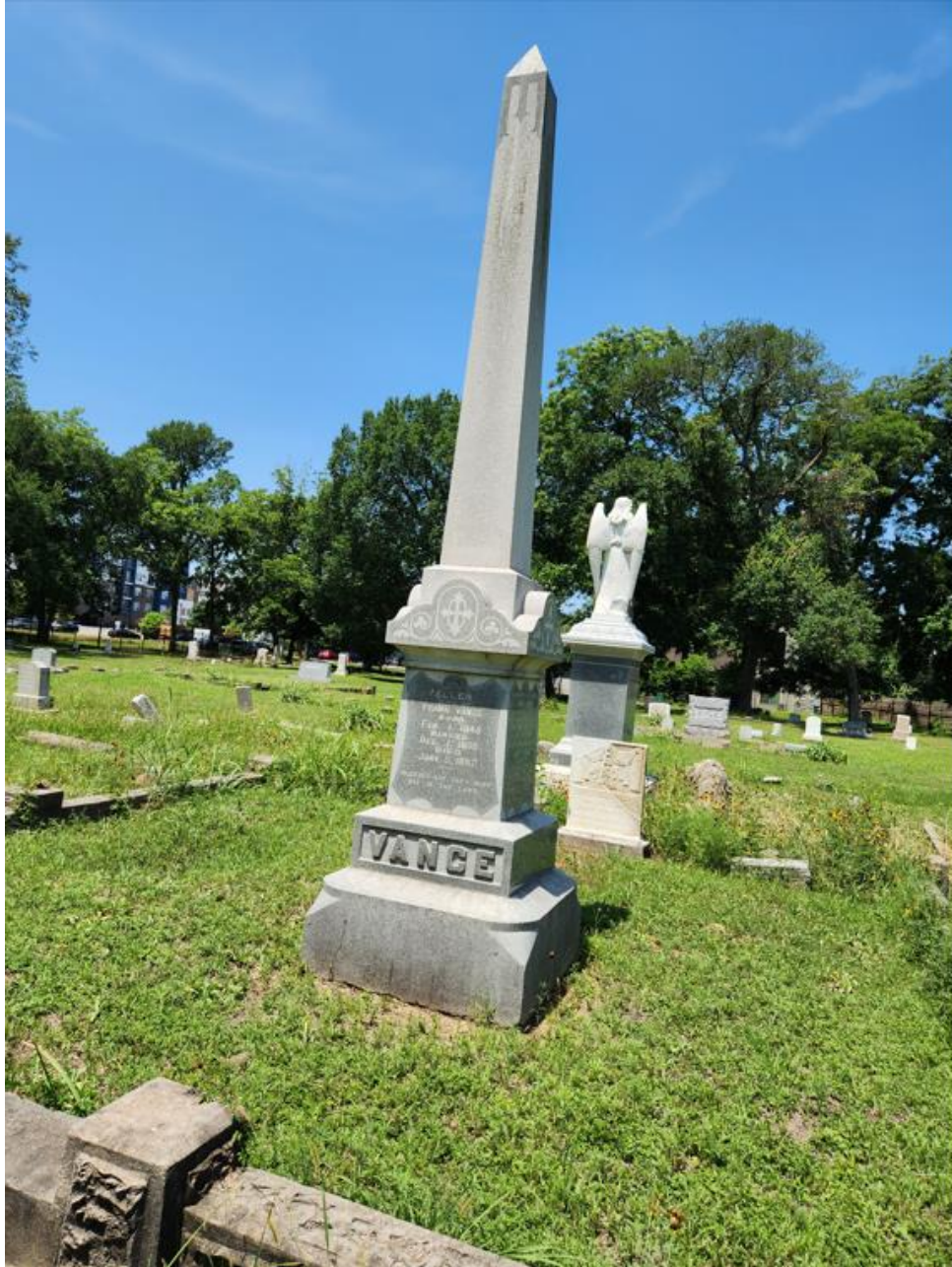


EXHIBIT E SITE MAP

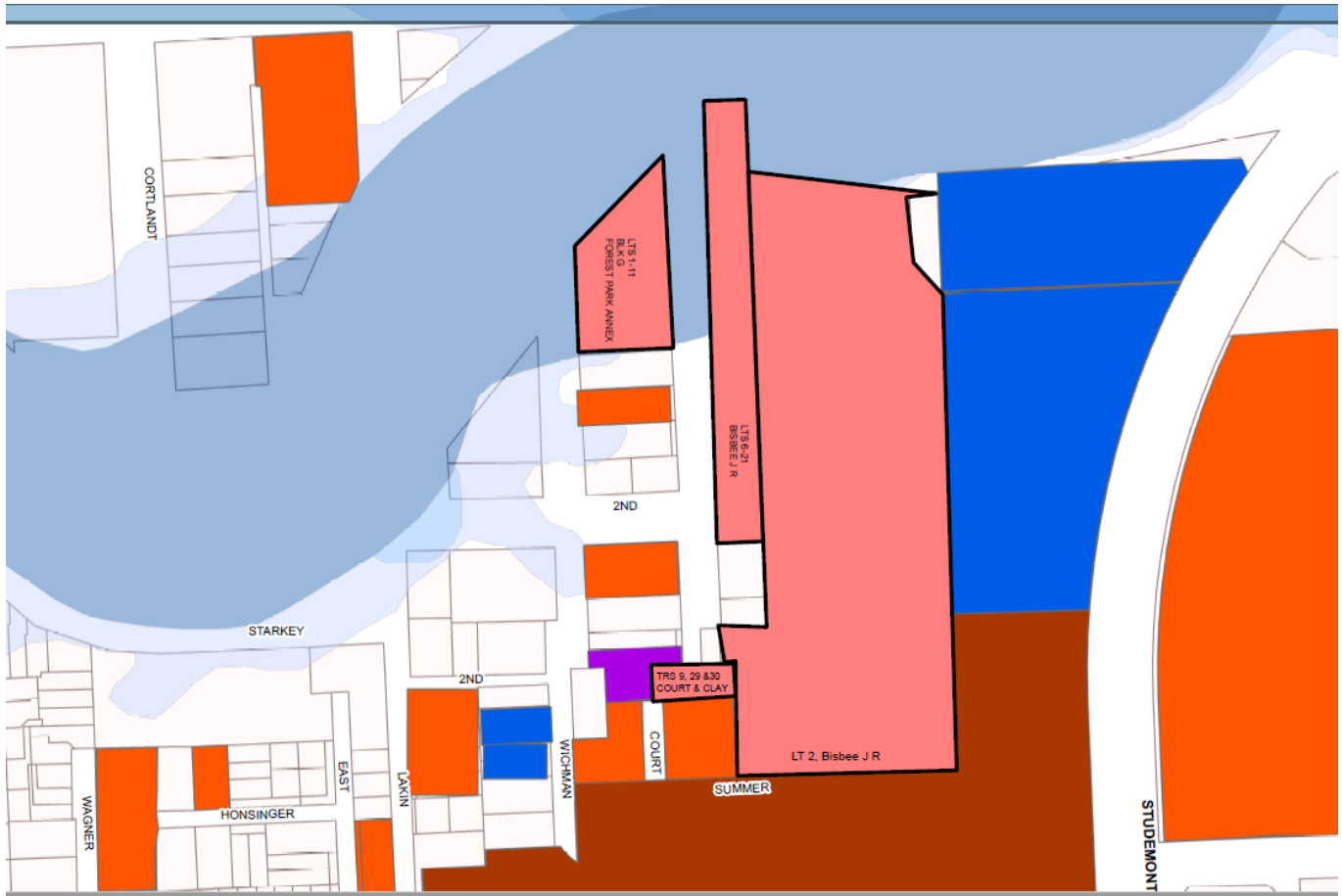
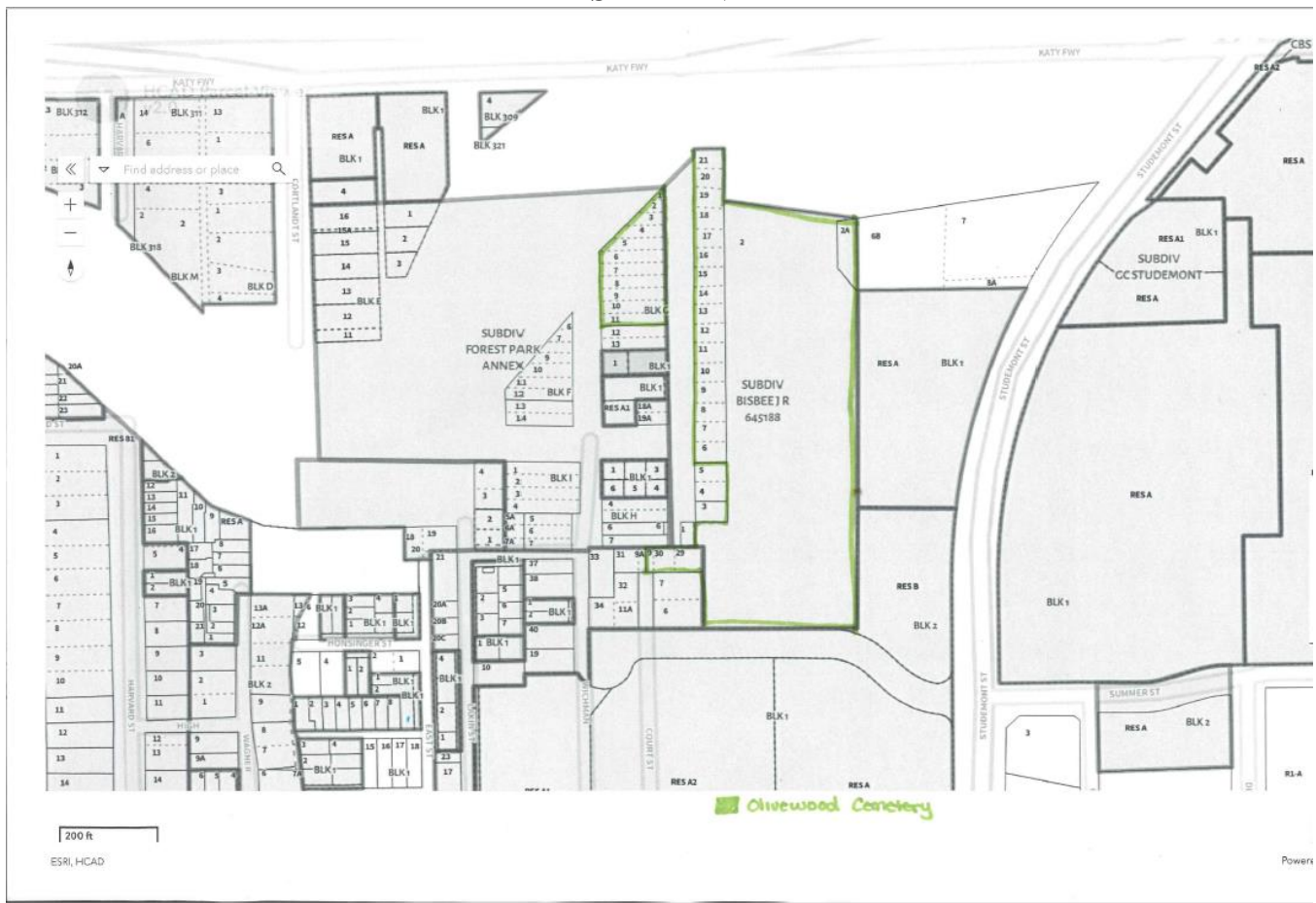


EXHIBIT F AERIAL VIEW



EXHIBIT G SITE PLAN



Olivewood Cemetery
1300 Court Street
Harris County Appraisal District Site Plan



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District H

Item Creation Date:

PLN - Historic Landmark: The Thompson-Brown House

Agenda Item#: 46.

Summary:

ORDINANCE designating the property municipally known as 215 E. 30th Street, Independence Heights and also known as "Thompson-Brown House" being located within the City of Houston, Texas, as a Protected Landmark - **DISTRICT H - CISNEROS**

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

This application for Landmark designation of The Thompson-Brown House at 215 E. 30th Street was initiated by the owners.

A public hearing was held on March 23, 2023 by the Houston Archaeological and Historical Commission and there were no objections to the designation. The Houston Archaeological and Historical Commission determined that the application satisfied applicable criteria of the ordinance and unanimously recommended approval of the Landmark designation.

A public hearing date on the designation request was held on Wednesday, August 2, 2023, 9:00 a.m., in the City Hall Council Chambers. Notice of the public hearing date was published in a local newspaper of general circulation.

The Planning and Development Department recommends that City Council approve the designation of The Thompson-Brown House as a Landmark.

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description

RCA
Designation Report

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District H

Item Creation Date:

PLN - Historic Landmark: The Thompson-Brown House

Agenda Item#: 49.

Background:

Chapter 33, Section 33-222 of the Code of Ordinances allows for City Council to designate a Landmark or Protected Landmark upon application by property owner.

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The Planning and Development Department recommends that City Council approve the designation of The Thompson-Brown House as a Landmark.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown", is written over a blue DocuSign verification line.

2A61A07011A5494

Margaret Wallace Brown, AICP, CNU-A
Director
Planning and Development Department

Contact Information:

Anna Sedillo, Council Liaison
832-393-6578

Yasmin Arslan, Planner IV
832-393-6631

ATTACHMENTS:

Description	Type
Designation Report	Backup Material

PROTECTED LANDMARK DESIGNATION REPORT**LANDMARK NAME:** Thompson-Brown House**OWNERS:** Debra Brown**APPLICANTS:** Brandy Black**LOCATION:** 215 E 30th Street- Independence Heights**AGENDA ITEM:****HPO FILE NO.:****DATE ACCEPTED:****HAHC HEARING:****SITE INFORMATION:** Lots 15, 16 and 17, Block 80, Independence Heights, City of Houston, Harris County, Texas. The site includes a one-story wood frame single family residence.**TYPE OF APPROVAL REQUESTED:** Landmark Designation**HISTORY AND SIGNIFICANCE SUMMARY:**

The Thompson-Brown House at 215 E 30th Street, built in the late 1920s, represents the historic architecture and construction built by brothers Richard and Archie Thompson. Settled by African Americans as early as 1910, the Independence Heights incorporated became the first Black municipality in Texas from 1915 to 1929. Ethel Thompson, the original owner of the Thompson-Brown House, was the sister of Richard and Archie Thompson, significant carpenters and builders of the community. Today, the home remains owned by Richard Thompson's granddaughter, Debra Brown. The Thompson family which settled on E 30th street in 1915, has contributed to the Independence Heights community for over a hundred years.

The Thompson-Brown House is an 1140 square foot single-story hipped roof bungalow home. It is currently one of the last remaining structures and examples of the historic homes constructed in the Independence Heights by community builders Richard and Archie Thompson. The Thompson brothers along with their father Henry Thompson, were carpenters and builders in the Independence Heights community from 1915 to the 1950s. As a designated structure within a National Register Historical District, this home meets Criteria 1, 2, 3, 4, 5 and 8 for Landmark and Protected Landmark designation. The Independence Heights is a National Register Historical District yet nearly 30% of all contributing structures to this designated district have been demolished in the past several years due to development and the impact of gentrification. If designated, the Thompson-Brown House will become the third City of Houston landmark in the historic Independence Heights helping to preserve the community's history and cultural heritage.

HISTORY AND SIGNIFICANCE

In 1928, Ethel and Charles White purchased two lots in the historically African American community of Independence Heights. However, the story and significance of this home begins in 1915 when Ethel's parents Henry and Ellen Thompson built their home on the lot just next door and raised their family. Henry Thompson was born in Texas around 1849 during enslavement. In 1870, Henry was living in Lynchburg, Texas working at the sawmill. The city of Lynchburg founded on the ferry service started by Nathaniel Lynch during the 1830's was experiencing some prosperity during the 1870s with the establishment of this sawmill. In 1873, Henry married Ellen Preston and the couple welcomed their first child by 1882. After a hurricane and a few major storms, the sawmill was destroyed and left the city of

Lynchburg under great damage. During this time, the Thompson's purchased a farm in the Channelview area to raise their children Margaret (1882), Clara (1883), Ethel (1892), Richard (1895), and Archie (1897).

By 1915, the Thompson family had moved to the Independence Heights where Henry was working as a carpenter, alongside his two sons Richard and Archie. The father-sons began building homes in the community. The Thompson family became founding members of the Greater New Hope Baptist Church and in 1919, Richard and Archie constructed the first church building on North Main Street. By 1920, Henry had passed away. His wife Ellen remained living in their home at 217 E 30th Street with Ethel and her new husband Charlie White. By this time, many of the Thompson children and grandchildren had moved out and purchased homes of their own in the Independence Heights community.

Ethel and Charles White purchased land next door to Henry and Ellen's home in 1928 from the Wright Land Company. Ethel's brothers Richard and Archie built the White's first home at 215 E 30th Street. When Ellen passed away in 1942, Richard and his family moved in her home and became neighbors to Ethel and Charles. Richard Thompson's daughter, Debra Brown grew up in her grandmother's home next door to her Aunt Ethel. After Ethel and Charles passed away, Debra moved into their home with her family. There she raised her children and today, over a hundred years after the Thompson's helped establish and build the community, the Thompson family descendants remain established members of the Independence Heights and the Greater New Hope Baptist Church.

ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

Many of the houses in the Independence Heights reflect typical middle-class housing patterns of the early 20th century. Traditional house forms include the shotgun (hipped roof and gable-front), L-plan, modified L plan, pyramidal roofed, and center-passage. Residences in the community are largely one-story wood frame buildings less than 1,000 square feet. The major house form, however, is the side-gable or front-gable bungalow. The large number of bungalows is distinct from neighborhoods of Third, Fourth, and Fifth Wards that are contemporary developments in Houston.

The Thompson-Brown House is an 1140 square foot single-story wood frame dwelling with a hipped roof and front porch. It includes a living room, dining room, kitchen, bathroom and three bedrooms. All original wood flooring, windows, doors, brick chimney and porch components are intact (Although vinyl tile was put in within the past five years over the wood flooring in the kitchen/bath). The only alteration made to the home was the conversion of the chimney to a gas burning instead of wood burning fireplace. The exterior of the home was painted white, as was the original color, within the past five years. The unfenced lot includes a large Magnolia tree in the front yard, and large Pecan tree in the back yard, both planted by the Thompson family in the 1930s.

The Thompson-Brown House represents today, one of the last remaining structures originally built by Richard and Archie Thompson during the late 1920s in Independence Heights. Although the exact construction date is unknown, a property deed dated December 20, 1928 was obtained between The Wright Land Co. and Charles and Ethel White. In addition, a 1930 Harris County Building Assessment report exists for the property with a completed home built (Lot 15 & 16, Block 80). Based on deed,

census and city directory records Charles and Ethel White were the first and original owners of the property and home after it was built.

BIBLIOGRAPHY

Ancestry.com

City of Houston City Directories; 1917-1955

FamilySearch.org

Harris County Assessors Block Books

Harris County Deed Records

Harris County Subdivision Maps

Independence Heights National Register Application

Interview with Debra Brown, December 2021 to June 2022.

McCullough Family Collection. Box 1. MSS 0016. The African American Library at Gregory School. Houston, TX

The Smith-Maxie House City of Houston Landmark and Protected Landmark Designation Application

The Carroll House City of Houston Landmark and Protected Landmark Designation Application

Town of Independence Heights Collection. RG M 0004. The African American Library at Gregory School. Houston, TX

The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by [Taylor Valley](#) Planning and Development Department, City of Houston.

APPROVAL CRITERIA FOR LANDMARK DESIGNATION

Sec. 33-224. Criteria for designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(1) Whether the building, structure, object, site or area possesses character, interest or value as a visible reminder of the development, heritage, and cultural and ethnic diversity of the city, state, or nation;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(2) Whether the building, structure, object, site or area is the location of a significant local, state or national event;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(3) Whether the building, structure, object, site or area is identified with a person who, or group or event that, contributed significantly to the cultural or historical development of the city, state, or nation;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(4) Whether the building or structure or the buildings or structures within the area exemplify a particular architectural style or building type important to the city;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(5) Whether the building or structure or the buildings or structures within the area are the best remaining examples of an architectural style or building type in a neighborhood;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(6) Whether the building, structure, object or site or the buildings, structures, objects or sites within the area are identified as the work of a person or group whose work has influenced the heritage of the city, state, or nation;
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(7) Whether specific evidence exists that unique archaeological resources are present;
<input checked="" type="checkbox"/>	<input type="checkbox"/>			(8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.
AND				
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

Sec. 33-229. Criteria for protected landmark designation

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(1) Meets at least three of the criteria for designation in section 33-224 of this Code;
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(2) Was constructed more than 100 years before application for designation was received by the director;
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(3) Is listed individually or as a contributing structure in an historic district on the National Register of Historic Places; or
<input type="checkbox"/>	<input checked="" type="checkbox"/>			(4) Is recognized by the State of Texas as a Recorded State Historical Landmark.

STAFF RECOMMENDATION

APPROVAL

HAHC RECOMMENDATION

The Houston Archaeological and Historical Commission recommends to City Council the Landmark Designation of The Thompson-Brown House at 215 E. 30th Street, Houston, 77018.

EXHIBIT A CURRENT PHOTOS





Front elevations



Side elevation (West)

CITY OF HOUSTON

Houston Archaeological & Historical Commission
Department

Planning and Development

EXHIBIT B CONTRIBUTING STRUCTURES MAP





CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ETJ

Item Creation Date: 6/20/2023

HPW-20WR453 First Amendment / Clay Road 628
Development, L.P. and HCMUD 525

Agenda Item#: 47.

Summary:

ORDINANCE approving and authorizing first amendment to Development Agreement between City of Houston, **CLAY ROAD 628 DEVELOPMENT, L.P.** and **HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 525** (Approved by Ordinance No. 2015-0964, as amended) for a Wastewater Treatment Plant Site

Background:

SUBJECT: First Amendment to Development Agreement between the City of Houston (City), Clay Road 628 Development, L.P. (Developer) and Harris County Municipal Utility District No. 525 (District) for a Wastewater Treatment Plant Site (WWTP) (collectively, the Parties).

RECOMMENDATION: Approve a First Amendment to the Development Agreement with the Developer and the District.

DESCRIPTION/SCOPE: This amendment provides for the selection of an alternative site for a City regional WWTP to service the District and future developments, allows the Parties to work together during a three-year period (Three-Year Term) to find an alternative site that is acceptable by the City and conveyance of the alternate site by the District to the City. The Parties also agree to amend the Strategic Partnership Agreement (SPA) as necessary.

PREVIOUS HISTORY AND SCOPE: On October 7, 2015, under Ordinance 2015-0964, City Council approved and authorized a Development Agreement with Madison/Foley, L.L.C. (previous developer) for the District to develop a WWTP to serve 1,142 single-family lots and a commercial reserve on 195 acres located within the City limits. The Development Agreement included the transfer of 13.5 acres of undeveloped land within the District (original site) to the City for future use as a City regional WWTP, and discharge easement to Lake Houston, the Previous Developer or District would construct and operate an interim WWTP that would later be decommissioned and the City would reimburse the Previous Developer or the District for the WWTP site through impact fee credit.

On October 14, 2015, under Ordinances 2015-0980 and 2015-0981, City Council approved the disannexation of the portion of the property within the City's corporate boundary and created the District, respectively.

On November 29, 2017, under Ordinance 2017-0911, City Council approved an SPA with the District that went into effect December 5, 2017, containing obligations that are no longer applicable to the Developer or the District. The previous developer did not take action to transfer the original site, construct the interim WWTP or commence development within the District, and the City has not yet constructed a plant to serve the District. The Developer has purchased the original site from the previous developer, intends to construct the WWTP, has obtained a Type 1 wastewater discharge permit, and desires to provide water and wastewater services to the District.

SCOPE OF THIS AMENDMENT: The requested First Amendment will require the District to retain ownership of the original site for up to three years (Three Year Term) and not permit any development until the terms are met. The District and Developer will present an alternative site to the City and upon acceptance by the City, the Developer will transfer title of the alternative site to the City. Upon conveyance of the alternative site to the City, the original site will be released from the restrictions and obligations established in this First Amendment. The City may require the District to convey the original Site to the City if the City Planning Department has approved engineering plans to construct a WWTP on the original Site and the Developer and District have not identified a suitable alternative site.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

Prior Council Action:

Ordinance No. 2015-0964, dated October 7, 2015
Ordinance No. 2015-0980, dated October 14, 2015
Ordinance No. 2015-0981, dated October 14, 2015
Ordinance No. 2017-0911, dated November 29, 2017

Contact Information:

Ekaterina Fitos
Planning Director, Houston Water
Phone (832) 395-2712

ATTACHMENTS:

Description

Signed coversheet
Maps

Type

Signed Cover sheet
Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

ETJ

Item Creation Date: 6/20/2023

HPW-20WR453 First Amendment / Clay Road 628 Development, L.P. and HCMUD 525

Agenda Item#:

Background:

SUBJECT: First Amendment to Development Agreement between the City of Houston (City), Clay Road 628 Development, L.P. (Developer) and Harris County Municipal Utility District No. 525 (District) for a Wastewater Treatment Plant Site (WWTP) (collectively, the Parties).

RECOMMENDATION: Approve a First Amendment to the Development Agreement with the Developer and the District.

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DocuSigned by:

A handwritten signature in black ink that reads "Carol Ellinger Haddock".

7/25/2023

A93CA10B72B3453
Carol Ellinger Haddock, P.E., Director
Houston Public Works

Prior Council Action:

Ordinance No. 2015-0964, dated October 7, 2015
Ordinance No. 2015-0980, dated October 14, 2015
Ordinance No. 2015-0981, dated October 14, 2015
Ordinance No. 2017-0911, dated November 29, 2017

Contact Information:

Ekaterina Fitos
Planning Director, Houston Water
Phone (832) 395-2712

ATTACHMENTS:

Description

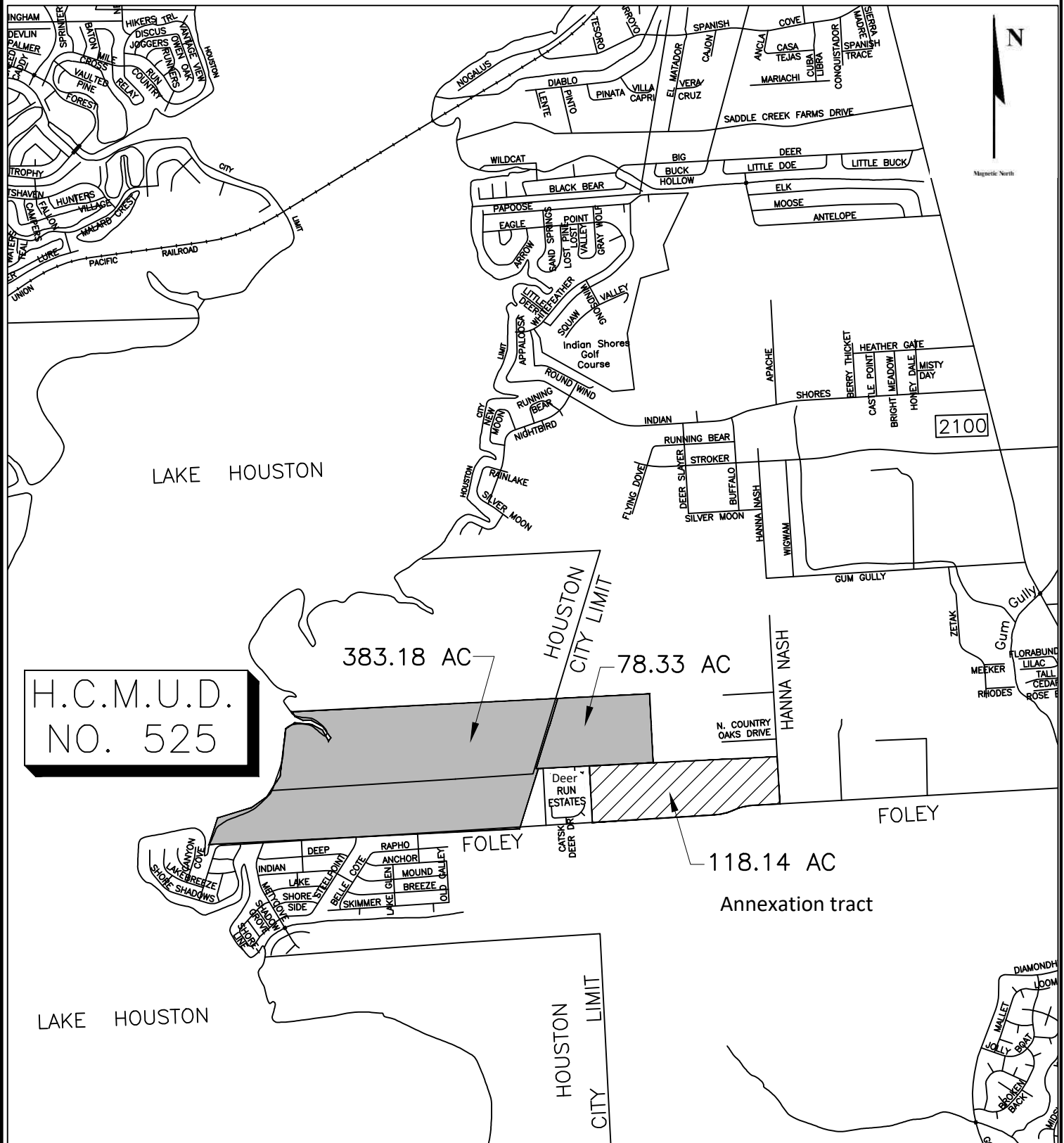
Maps
Prior Council Action
Original Development Agreement
Strategic Partnership Agreement

Type

Backup Material
Backup Material
Backup Material
Backup Material

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 525

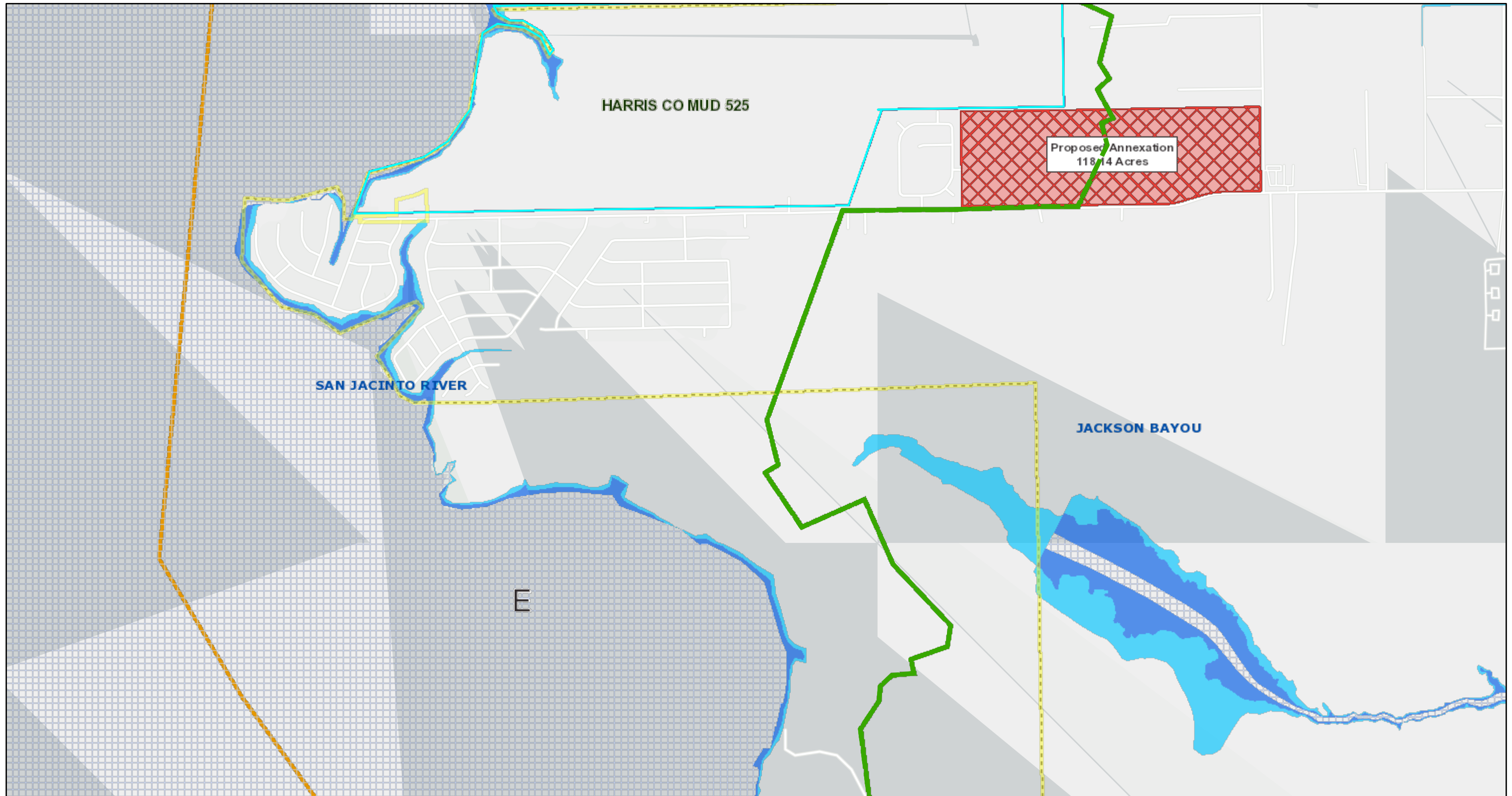
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(Key Map Page No. 378 P,Q,R)



VICINITY MAP

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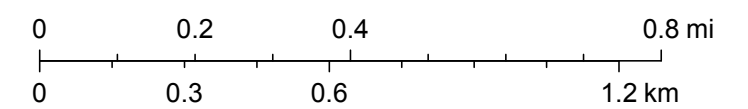
Harris County MUD 525



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|------------------------|---------------------------|-------------------|------------------------------|
| Watersheds | Flood Hazard Zones | Floodway | Existing Acreage of District |
| Texas Senate Districts | 100 Year Floodplain | City Limits | Proposed Annexation |
| Texas House Districts | 500 Yyear Floodplain | Council Districts | Watersheds |

1:18,056



Kirt Arthur | GIS Supervisor | Houston Public Works | Houston Water GIS



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 1/5/2023

HPW – 20SWO118 Amendment / Quiddity Engineering, LLC

Agenda Item#: 48.

Summary:

ORDINANCE appropriating \$787,500.00 out of Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge as an additional appropriation; approving and authorizing second amendment to Professional Engineering Services Contract between City of Houston and **QUIDDITY ENGINEERING, LLC** for FY16 – Mitigation Program for Capital Improvement Projects (CIP) (as approved by Ordinance No. 2016-0095, as amended); providing funding for CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge

Background:

SUBJECT: Second Amendment to the Professional Engineering Services Contract between the City and Quiddity Engineering, LLC (formerly Jones & Carter, Inc.) for FY16 - Mitigation Program for Capital Improvement Program (CIP) Projects.

RECOMMENDATION: Approve the Second Amendment to the Professional Engineering Services Contract with Quiddity Engineering, LLC (formerly Jones & Carter, Inc.), and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This contract provides technical services under regional Mitigation Program for Transportation and Drainage Operations. This Contract allows analysis and design for regional/sub-regional detention as part of stormwater drainage system improvements citywide.

DESCRIPTION/SCOPE: This project provides professional engineering services to design and construct regional/sub-regional detention basins to mitigate the hydraulic impact of increased stormwater run-off from drainage improvement projects into receiving storm sewer systems, ditches, channels, and bayous.

LOCATION: The project location, limits, and scope of work will be established and defined by each work order.

PREVIOUS HISTORY AND SCOPE: City Council approved the original contract on January 27, 2016, under Ordinance No. 2016-0095. The scope of services under the original contract consisted of professional engineering services to plan, design, and construct regional/sub-regional detention basins to mitigate the hydraulic impact of increased stormwater run-off from drainage improvement projects into receiving storm sewer systems, ditches, channels, and bayous.

The original contract incorporated engineering services for a CIP related mitigation analysis. However, after the completion of the analysis it was determined that the project should be transferred to the Traffic

and Drainage Operations Planning delivery line to continue mitigation analysis at the Planning stage, which required work from a landscape architect, land survey, and environmental services. This contract has open work orders to complete existing drainage studies.

<u>Ord. No.</u>	<u>Ord. Date</u>	<u>Type</u>	<u>Scope of the Action</u>	<u>Accomplished to Date</u>
2017-0881	11-15-2017	Amend	Final Design and Construction Services including Basic and Additional services as defined by each work order.	Eureka Corridor Detention Basin (WO 1) ParkSedge Detention Facility (WO 2) Rodeo Ditch Retention Pond (WO 3)

SCOPE OF THIS AMENDMENT AND FEE: Under the scope of the Second Amendment, the contract term will be extended by 2 years to allow the consultant to complete open work orders for parkland detention and finalize the Ruffino Landfill analysis. A fee of \$750,000.00 is budgeted for Basic Services.

The total requested appropriation is \$787,500.00 to be appropriated as follows: \$750,000.00 for contract services and \$37,500.00 for CIP Cost Recovery.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City Contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City policy.

M/WBE PARTICIPATION: The M/WBE goal established for this project is 24.00%. The original contract amount and subsequent appropriation totals \$1,620,000.00. The Consultant has been paid \$1,599,823.09, (98.75%). Of this amount, \$345,083.96, (21.57%) has been paid to M/WBE sub-contractors to date. Assuming approval of the requested additional appropriation, the contract amount will increase to \$2,370,000.00. The Consultant proposes the following plan to meet the M/WBE goal.

<u>Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Total Contract</u>
Paid Prior M/WBE Commitment		\$ 345,083.96	14.56%
Unpaid Prior M/WBE Commitment		\$ 322,374.00	13.60%
1. M2L Associates Inc.	Landscape Architectural Services	\$ 77,500.00	3.27%
2. Ally General Solutions, LLC	Surveying Services	\$ 100,000.00	4.22%
3. Hollaway Environmental and Communications Services, Inc., DBA Hollaway Environmental and Communications Services	Environmental Services	\$ 3,500.00	0.15%
TOTAL		\$ 848,457.96	35.80%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No(s). M-430296-0011-3

Prior Council Action:

Ordinance No. 2016-0095, dated 01-27-2016

Ordinance No. 2017-0881, dated 11-15-2017

Amount and Source of Funding:

\$787,500.00 - Fund No. 4042 - Dedicated Drainage and Street Renewal Capital Fund - Drainage Charge

Original appropriation of \$1,300,000.00 from Fund No. 4042-Street & Traffic Control and Storm Drainage (DDSRF).

Subsequent appropriation of \$600,000.00 from Fund No.4042- Street & Traffic Control and Storm Drainage (DDSRF) (\$600,000.00 Supported by Drainage Fee)

Contact Information:

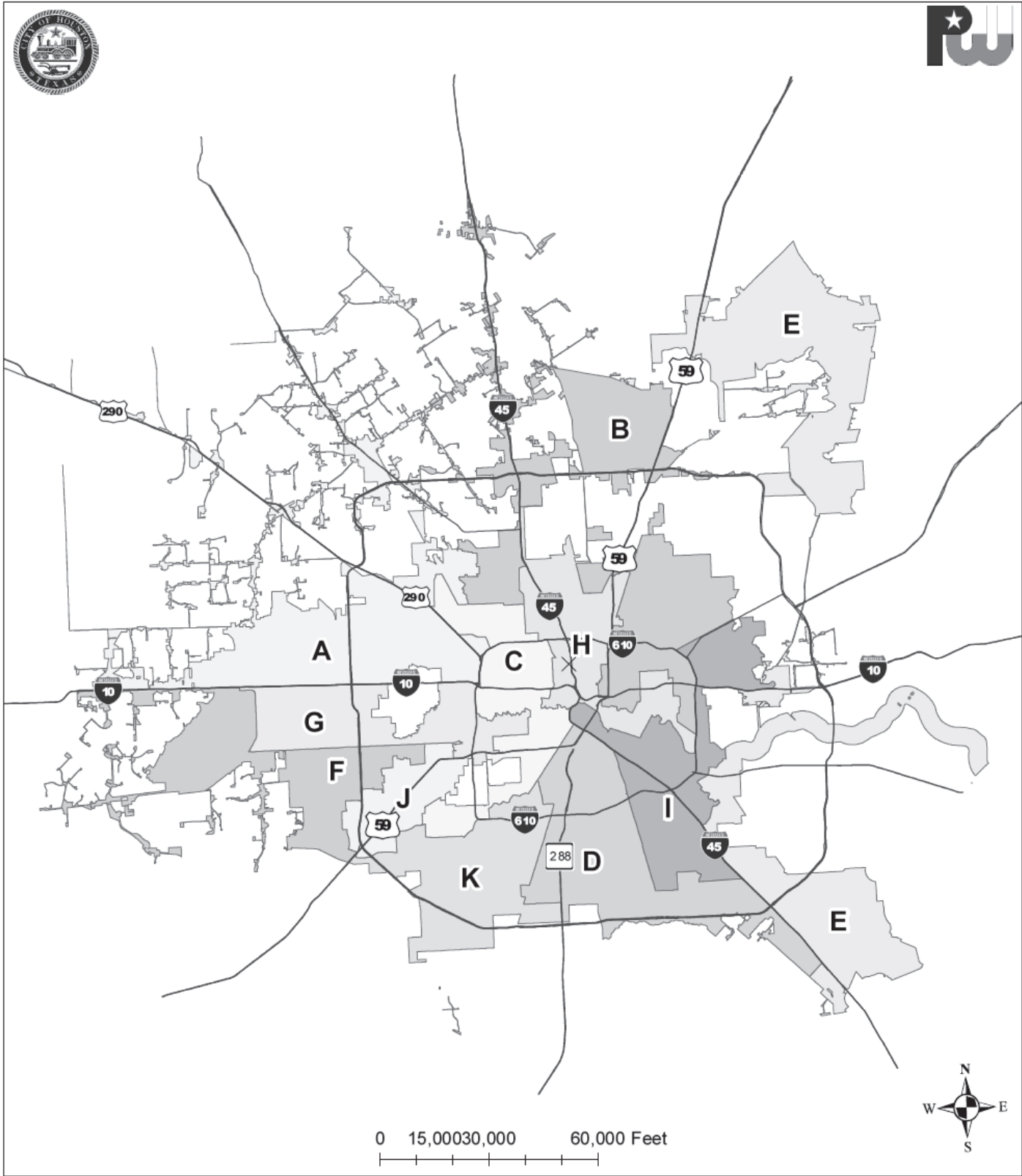
Johana Clark, P.E.

Senior Assistant Director, Transportation & Drainage Operation

Phone: (832) 395-2274

ATTACHMENTS:

Description	Type
Map	Backup Material
Signed Coversheet	Signed Cover sheet



Mitigation Program for Capital
Improvement Projects

WBS No. M-430296-0011-3
Citywide

City Council District Map/Vicinity Map



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

ALL

Item Creation Date: 1/5/2023

HPW – 20SWO118 Amendment / Quiddity Engineering, LLC

Agenda Item#:

Summary:

ORDINANCE appropriating the sum of \$787,500.00 out of the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge as an additional appropriation; approving and authorizing a Second Amendment to a Professional Engineering Services Contract between the City of Houston and **QUIDDITY ENGINEERING, LLC** for FY16 – Mitigation Program for Capital Improvement Projects (CIP) (as approved by Ordinance No. 2016-0095, as amended); providing funding for CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge

Background:

SUBJECT: Second Amendment to the Professional Engineering Services Contract between the City and Quiddity Engineering, LLC (formerly Jones & Carter, Inc.) for FY16 - Mitigation Program for Capital Improvement Program (CIP) Projects.

RECOMMENDATION: Approve the Second Amendment to the Professional Engineering Services Contract with Quiddity Engineering, LLC (formerly Jones & Carter, Inc.), and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This contract provides technical services under regional Mitigation Program for Transportation and Drainage Operations. This Contract allows analysis and design for regional/sub-regional detention as part of stormwater drainage system improvements citywide.

DESCRIPTION/SCOPE: This project provides professional engineering services to design and construct regional/sub-regional detention basins to mitigate the hydraulic impact of increased stormwater run-off from drainage improvement projects into receiving storm sewer systems, ditches, channels, and bayous.

LOCATION: The project location, limits, and scope of work will be established and defined by each work order.

PREVIOUS HISTORY AND SCOPE: City Council approved the original contract on January 27, 2016, under Ordinance No. 2016-0095. The scope of services under the original contract consisted of professional engineering services to plan, design, and construct regional/sub-regional detention basins to mitigate the hydraulic impact of increased stormwater run-off from drainage improvement projects into receiving storm sewer systems, ditches, channels, and bayous.

The original contract incorporated engineering services for a CIP related mitigation analysis. However, after the completion of the analysis it was determined that the project should be transferred to the Traffic and Drainage Operations Planning delivery line to continue mitigation analysis at the Planning stage, which required work from a landscape architect, land survey, and environmental services. This contract has open work orders to complete existing drainage studies.

<u>Ord. No.</u>	<u>Ord. Date</u>	<u>Type</u>	<u>Scope of the Action</u>	<u>Accomplished to Date</u>
2017-0881	11-15-2017	Amend	Final Design and Construction Services including Basic and Additional services as defined by each work order.	Eureka Corridor Detention Basin (WO 1) ParkSedge Detention Facility (WO 2) Rodeo Ditch Retention Pond (WO 3)

SCOPE OF THIS AMENDMENT AND FEE: Under the scope of the Second Amendment, the contract term will be extended by 2 years to allow the consultant to complete open work orders for parkland detention and finalize the Ruffino Landfill analysis. A fee of \$750,000.00 is budgeted for Basic Services.


The total requested appropriation is \$787,500.00 to be appropriated as follows: \$750,000.00 for contract services and \$37,500.00 for CIP Cost Recovery.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City Contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City policy.

M/WBE PARTICIPATION: The M/WBE goal established for this project is 24.00%. The original contract amount and subsequent appropriation totals \$1,620,000.00. The Consultant has been paid \$1,599,823.09, (98.75%). Of this amount, \$345,083.96, (21.57%) has been paid to M/WBE sub-contractors to date. Assuming approval of the requested additional appropriation, the contract amount will increase to \$2,370,000.00. The Consultant proposes the following plan to meet the M/WBE goal.

<u>Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Total Contract</u>
Paid Prior M/WBE Commitment		\$ 345,083.96	14.56%
Unpaid Prior M/WBE Commitment		\$ 322,374.00	13.60%
1. M2L Associates Inc.	Landscape Architectural Services	\$ 77,500.00	3.27%
2. Ally General Solutions, LLC	Surveying Services	\$ 100,000.00	4.22%
3. Hollaway Environmental and Communications Services, Inc., DBA Hollaway Environmental and Communications Services	Environmental Services	\$ 3,500.00	0.15%
TOTAL		\$ 848,457.96	35.80%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

DocuSigned by:
 8/11/2023
0011AFA4D66B454
For Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No(s). M-430296-0011-3

Prior Council Action:

Ordinance No. 2016-0095, dated 01-27-2016
Ordinance No. 2017-0881, dated 11-15-2017

Amount and Source of Funding:

\$787,500.00 - Fund No. 4042 - Dedicated Drainage and Street Renewal Capital Fund - Drainage Charge

Original appropriation of \$1,300,000.00 from Fund No. 4042-Street & Traffic Control and Storm Drainage (DDSRF).
Subsequent appropriation of \$600,000.00 from Fund No.4042- Street & Traffic Control and Storm Drainage (DDSRF) (\$600,000.00 Supported by Drainage Fee)

Contact Information:

Johana Clark, P.E.
Senior Assistant Director, Transportation & Drainage Operation
Phone: (832) 395-2274

ATTACHMENTS:

Description	Type
SAP Documents	Financial Information
OBO Docs	Backup Material
Map	Backup Material
Ownership Information Form and Tax Report	Backup Material
Pay or Play	Backup Material
Form B	Backup Material
Form 1295	Backup Material
Prior Council Action	Backup Material
Signed Coversheet	Signed Cover sheet
Ordinance	Ordinance/Resolution/Motion
Amendment	Contract/Exhibit



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District F

Item Creation Date:

HPW – 20QR04 PES / DE Corp

Agenda Item#: 49.

Summary:

ORDINANCE appropriating \$1,514,415.00 out of Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge and approving and authorizing Professional Engineering Services Contract between City of Houston and **DE CORP** for Boone Park and Hackberry Park Detention Basins; providing funding for CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Drainage Charge - **DISTRICT F - THOMAS**

Background:

SUBJECT: Professional Engineering Services Contract between the City and DE Corp. for Boone Park and Hackberry Park Detention Basins.

RECOMMENDATION: An ordinance approving a Professional Engineering Services Contract with DE Corp. for Boone Park and Hackberry Park Detention Basins and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Department of Housing and Urban Development's Community Development Block Grant Mitigation and is required to complete all associated appurtenances.

DESCRIPTION/SCOPE: This project consists of the design to create detention ponds to help flood mitigation.

LOCATION:

LOCATION	ADDRESS	COUNCIL DISTRICT
Boone Park Detention Basin	7700 Boone Road Park	F
Hackberry Park Detention Basin	7777 South Dairy Ashford Road	F

SCOPE OF CONTRACT AND FEE: Under the scope of the Contract, the Consultant will perform Phase I - Preliminary Design, Phase II – Final Design, Phase III - Construction Phase Services and Additional Services. Basic Services Fee for Phase I is based on cost of time and materials with not-to-exceed agreed upon amount. The Basic Services fees for Phase II and Phase III are based on a negotiated lump sum amount. The total Basic Services appropriation is \$717,400.00.

The Contract also includes certain Additional Services to be paid either as a lump sum or on a reimbursable basis. The total Additional Services appropriation is \$724,900.00.

The negotiated maximum for Phase I Services is \$746,143.00

The total cost of this project is \$1,514,415.00 to be appropriated as follows: \$1,442,300.00 for

Contract services and \$72,115.00 for CIP Cost Recovery.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Consultant provides health benefits to eligible employees in compliance with City policy.

M/WBE PARTICIPATION: The standard MWBE goal set for the project is 24.00%. The Consultant has proposed a 24.20% MWBE plan to meet the goal.

	<u>Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% Of Total Contract</u>
1.	ProjePlan Services, LLC	Administrative Management and General Management Consulting Services	\$45,300.00	3.14%
2.	Geotest Engineering, Inc.	Geotechnical & Environmental Services	\$51,518.00	3.57%
3.	Hollaway Environmental and Communications Services, Inc. dba Hollaway Environmental and Communications Services	Geographic information system (GIS) base mapping services	\$148,225.00	10.28%
4.	Kuo & Associates, Inc.	Geographic Information system (GIS) base mapping services	\$101,135.00	7.01%
5.	ADSTX, LLC dba Accessible Design Solutions	Other Specialized Design Services (TAS accessibility plan review and inspection)	\$ 2,910.00	0.20%
	TOTAL		\$349,088.00	24.20%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. M-430296-0018-3

Amount and Source of Funding:

\$1,514,415.00 - Fund No. 4042 – Dedicated Drainage and Street Renewal Capital Fund- Drainage Charge.

Contact Information:

Tanu Hiremath, P.E., CFM. ENV SP
Assistant Director, Capital Projects
Phone: (832) 395-2365

ATTACHMENTS:

Description

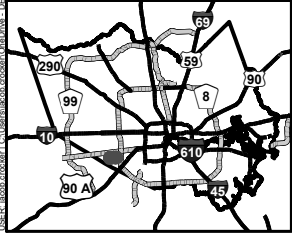
Maps

Type

Backup Material

Signed Coversheet

Signed Cover sheet

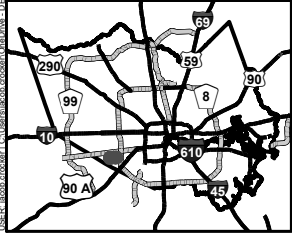




Boone Park and Hackberry
Park Detention Basins
M430296-0018-3

Vicinity Map

DEC | **ENGINEERING
EXCELLENCE**

Date: 9/23/2022



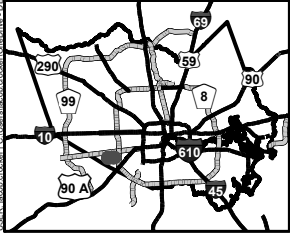
-  Project Boundary
-  HCFCF Channel System



Boone Park and Hackberry
Park Detention Basins
M430296-0018-3

Boone Park

DEC | **ENGINEERING
EXCELLENCE**

Date: 9/23/2022



-  Project Boundary
-  HCFCF Channel System

Boone Park and Hackberry
Park Detention Basins
M430296-0018-3

Hackberry Park

DEC | **ENGINEERING
EXCELLENCE**

Date: 9/23/2022



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:
District F
Item Creation Date:

HPW – 20QR04 PES / DE Corp

Agenda Item#:

Background:

SUBJECT: Professional Engineering Services Contract between the City and DE Corp. for Boone Park and Hackberry Park Detention Basins.

RECOMMENDATION: An ordinance approving a Professional Engineering Services Contract with DE Corp. for Boone Park and Hackberry Park Detention Basins and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Department of Housing and Urban Development's Community Development Block Grant Mitigation and is required to complete all associated appurtenances.

DESCRIPTION/SCOPE: This project consists of the design to create detention ponds to help flood mitigation.

LOCATION:

LOCATION	ADDRESS	COUNCIL DISTRICT
Boone Park Detention Basin	7700 Boone Road Park	F
Hackberry Park Detention Basin	7777 South Dairy Ashford Road	F

SCOPE OF CONTRACT AND FEE: Under the scope of the Contract, the Consultant will perform Phase I - Preliminary Design, Phase II – Final Design, Phase III - Construction Phase Services and Additional Services. Basic Services Fee for Phase I is based on cost of time and materials with not-to-exceed agreed upon amount. The Basic Services fees for Phase II and Phase III are based on a negotiated lump sum amount. The total Basic Services appropriation is \$717,400.00.

The Contract also includes certain Additional Services to be paid either as a lump sum or on a reimbursable basis. The total Additional Services appropriation is \$724,900.00.

The negotiated maximum for Phase I Services is \$746,143.00

The total cost of this project is \$1,514,415.00 to be appropriated as follows: \$1,442,300.00 for Contract services and \$72,115.00 for CIP Cost Recovery.


PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Consultant provides health benefits to eligible employees in compliance with City policy.

M/WBE PARTICIPATION: The standard MWBE goal set for the project is 24.00%. The Consultant has proposed a 24.20% MWBE plan to meet the goal.

	Name of Firms	Work Description	Amount	% Of Total Contract
1.	ProjePlan Services, LLC	Administrative Management and General Management Consulting Services	\$45,300.00	3.14%
2.	Geotest Engineering, Inc.	Geotechnical & Environmental Services	\$51,518.00	3.57%
3.	Hollaway Environmental and Communications Services, Inc. dba Hollaway Environmental and Communications Services	Geographic information system (GIS) base mapping services	\$148,225.00	10.28%
4.	Kuo & Associates, Inc.	Geographic Information system (GIS) base mapping services	\$101,135.00	7.01%
5.	ADSTX, LLC dba Accessible Design Solutions	Other Specialized Design Services (TAS accessibility plan review)	\$ 2,910.00	0.20%

SOLUTIONS	accessibility plan review and inspection)		
	TOTAL	\$349,088.00	24.20%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

DocuSigned by:
 8/18/2023
A93C410B72B3453
Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. M-430296-0018-3

Amount and Source of Funding:
\$1,514,415.00 - Fund No. 4042 – Dedicated Drainage and Street Renewal Capital Fund- Drainage Charge.

Contact Information:
Tanu Hiremath, P.E., CFM. ENV SP
Assistant Director, Capital Projects
Phone: (832) 395-2365

ATTACHMENTS:

Description	Type
SAP Documents	Financial Information
Maps	Backup Material
OBO Documents	Backup Material
Form B	Backup Material
Ownership Information Form & Tax Report	Backup Material
POP Documents	Backup Material
Form 1295	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/18/2023

HPW- 20SWO142 / Contract Award /J. Rivas Construction,
LLC

Agenda Item#: 50.

Summary:

ORDINANCE appropriating \$6,900,000.00 out of Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax; awarding contract to **J. RIVAS CONSTRUCTION, LLC** for FY2024 Street & Drainage Rehabilitation Contract #1; setting a deadline for the bidder's execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services, contingency and CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax

Background:

SUBJECT: Contract Award for FY2024 Street & Drainage Rehabilitation Contract #1.

RECOMMENDATION: (SUMMARY) Award a Construction Contract to J. Rivas Construction, LLC for FY2024 Street & Drainage Rehabilitation Contract #1 and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project will provide work authorizations on a location-by-location basis, as needed, for repair, rehabilitation, or reconstruction of the stormwater drainage assets to such a condition that they may be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This project consists of the Citywide program that provides construction services for the rehabilitation of street and drainage assets throughout the City of Houston. The scope is established by each work authorization. The Contract duration for this project is 730 calendar days.

LOCATION: The projects are located throughout the City of Houston.

BIDS: This project was advertised for bidding on May 5, 2023. Bids were received on May 25, 2023. The eight (8) bids are as follows:

	<u>Bidder</u>	<u>Adjustment Factor:</u>
1.	J Rivas Construction, LLC	0.885
2.	Total Contracting Limited	0.890
3.	TIKON GROUP, INC.	0.940
4.	DI Glover	0.949

4.	DE CIVIL	0.875
5.	TB Concrete Construction, Inc.	0.950
6.	Nerie Construction	0.960
7.	Reytec Construction	0.995
8.	Reliance Construction Services, LP	1.095

AWARD: It is recommended that this construction contract be awarded to J. Rivas Construction, LLC with a low bid of \$6,000,000.00 (0.885 Adjustment Factor).

PROJECT COST: The total cost of this project is \$6,900,000.00 to be appropriated as follows:

· Bid Amount	\$ 6,000,000.00
· Contingencies	\$ 300,000.00
· Testing Services	\$ 300,000.00
· CIP Cost Recovery	\$ 300,000.00

Testing Services will be provided by All-Terra Engineering, Inc. under a previously approved contract.

HIRE HOUSTON FIRST: The proposed contract requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston business and supports job creation. In this case, J Rivas Construction, LLC is a designated HHF company, but they were the successful awardee without application of the HHF preference.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City policy.

M/WSBE PARTICIPATION: The contractor has submitted the following proposed program to satisfy the 13.00% MBE goal and 7.00% WBE goal for this project.

<u>MBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. D. Solis Trucking, Inc.	Hauling Dirt/ Saud/ Gravel	\$ 180,000.00	3.00%
2. J. Rivas Construction, LLC	Concrete Underground Utility	\$ 600,000.00	10.00%
TOTAL		\$ 780,000.00	13.00%

<u>WBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. Access Data Supply, Inc.	Rebar Contractors	\$ 210,000.00	3.50%
TOTAL		\$ 210,000.00	3.50%

<u>SBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. Texas Concrete Enterprise Ready Mix, Inc.	Ready-Mix Concrete Manufacturing	\$ 210,000.00	3.50%
TOTAL		\$ 210,000.00	3.50%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. N-321040-0092-4

Amount and Source of Funding:

\$6,900,000.00 - Fund No. 4046 – Dedicated Drainage and Street Renewal Capital Fund-Ad Valorem Tax

Contact Information:

Johana Clark, P.E.
Senior Assistant Director, Transportation & Drainage Operation
Phone: (832) 395-2274

ATTACHMENTS:

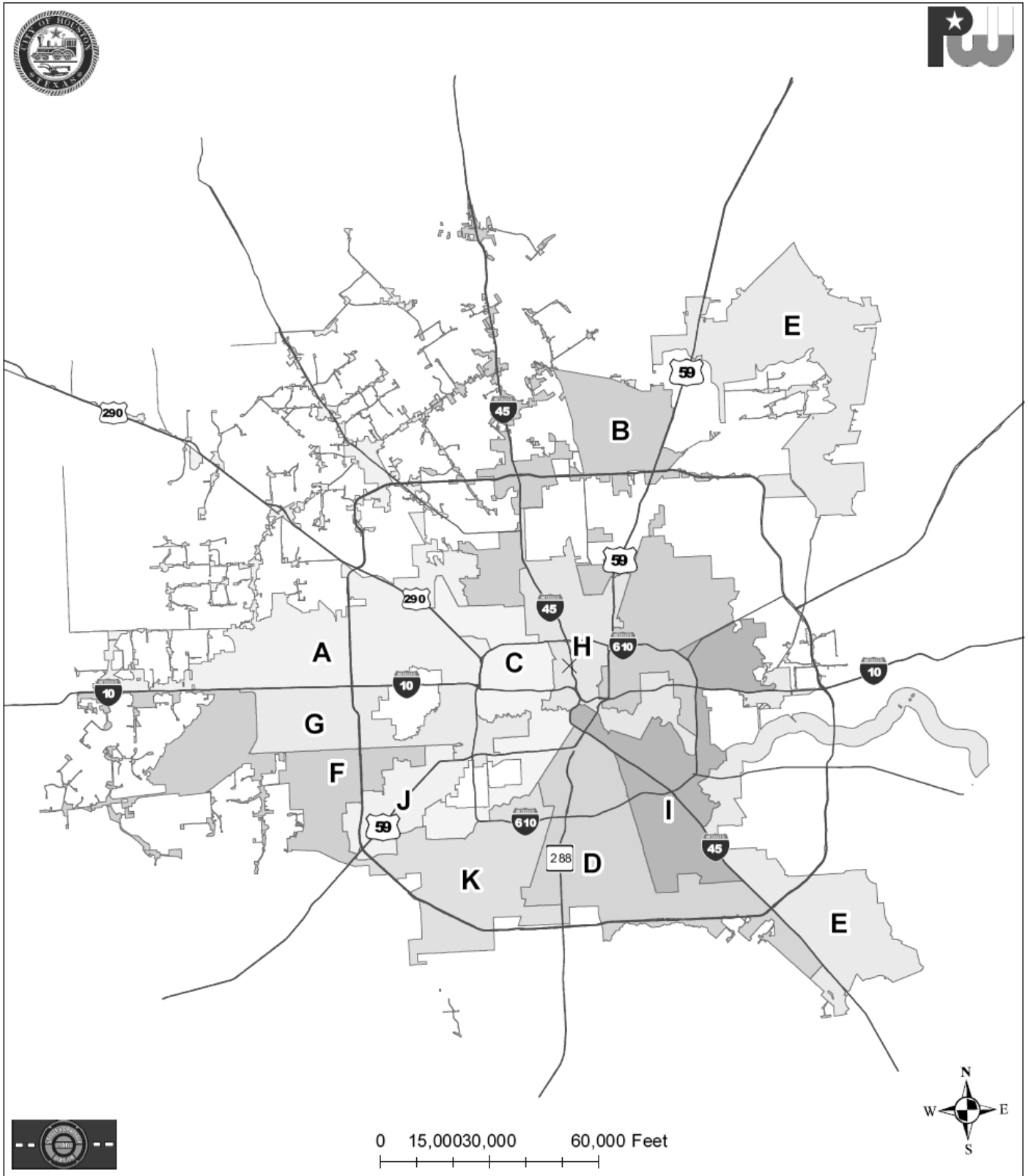
Description

Map
Signed Coversheet

Type

Backup Material
Signed Cover sheet

DEPARTMENT OF HOUSTON PUBLIC WORKS
Transportation and Drainage Operations



FY 2024 Street &
Drainage Rehabilitation
Contract #1

WBS No.
N-321040-0092-4
Citywide

City Council District Map/Vicinity Map



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

ALL

Item Creation Date: 7/18/2023

HPW- 20SWO142 / Contract Award /J. Rivas Construction, LLC

Agenda Item#:

Background:

SUBJECT: Contract Award for FY2024 Street & Drainage Rehabilitation Contract #1.

RECOMMENDATION: (SUMMARY) Award a Construction Contract to J. Rivas Construction, LLC for FY2024 Street & Drainage Rehabilitation Contract #1 and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project will provide work authorizations on a location-by-location basis, as needed, for repair, rehabilitation, or reconstruction of the stormwater drainage assets to such a condition that they may be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This project consists of the Citywide program that provides construction services for the rehabilitation of street and drainage assets throughout the City of Houston. The scope is established by each work authorization. The Contract duration for this project is 730 calendar days.

LOCATION: The projects are located throughout the City of Houston.

BIDS: This project was advertised for bidding on May 5, 2023. Bids were received on May 25, 2023. The eight (8) bids are as follows:

<u>Bidder</u>	<u>Adjustment Factor:</u>
1. J Rivas Construction, LLC	0.885
2. Total Contracting Limited	0.890
3. TIKON GROUP, INC.	0.940
4. DL Glover	0.949
5. TB Concrete Construction, Inc.	0.950
6. Nerie Construction	0.960
7. Reytec Construction	0.995
8. Reliance Construction Services, LP	1.095

AWARD: It is recommended that this construction contract be awarded to J. Rivas Construction, LLC with a low bid of \$6,000,000.00 (0.885 Adjustment Factor).

PROJECT COST: The total cost of this project is \$6,900,000.00 to be appropriated as follows:

· Bid Amount	\$ 6,000,000.00
· Contingencies	\$ 300,000.00
· Testing Services	\$ 300,000.00
· CIP Cost Recovery	\$ 300,000.00

Testing Services will be provided by All-Terra Engineering, Inc. under a previously approved contract.

HIRE HOUSTON FIRST: The proposed contract requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston business and supports job creation. In this case, J Rivas Construction, LLC is a designated HHF company, but they were the successful awardee without application of the HHF preference.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City policy.


M/WSBE PARTICIPATION: The contractor has submitted the following proposed program to satisfy the 13.00% MBE goal and 7.00% WBE goal for this project.

<u>MBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. D. Solis Trucking, Inc.	Hauling Dirt/ Saud/ Gravel	\$ 180,000.00	3.00%
2. J. Rivas Construction, LLC	Concrete Underground Utility	\$ 600,000.00	10.00%
TOTAL		\$ 780,000.00	13.00%

<u>WBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. Access Data Supply, Inc.	Rebar Contractors	\$ 210,000.00	3.50%
TOTAL		\$ 210,000.00	3.50%

<u>SBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. Texas Concrete Enterprise Ready Mix, Inc.	Ready-Mix Concrete Manufacturing	\$ 210,000.00	3.50%
TOTAL		\$ 210,000.00	3.50%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

DocuSigned by:
 8/18/2023
 A93C410B72B3453
 Carol Ellinger Haddock, P.E., Director
 Houston Public Works

WBS No. N-321040-0092-4

Amount and Source of Funding:

\$6,900,000.00 - Fund No. 4046 – Dedicated Drainage and Street Renewal Capital Fund-Ad Valorem Tax

Contact Information:

Johana Clark, P.E.
 Senior Assistant Director, Transportation & Drainage Operation
 Phone: (832) 395-2274

ATTACHMENTS:

Description	Type
SAP Documents	Financial Information
Map	Backup Material
OBO Documents	Backup Material
Form B	Backup Material
Ownership Information Form & Tax Report	Backup Material
Pay or Play	Backup Material
Bid Extension Letter	Backup Material
Bid Tabulations	Backup Material
Form 1295	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 6/12/2023

HPW-20PMO97 Contract Award / Total Contracting Limited

Agenda Item#: 51.

Summary:

ORDINANCE appropriating \$10,800,000.00 out of the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax awarding contract to **TOTAL CONTRACTING LIMITED** for FY2023 Roadway Rehabilitation Project #3; setting a deadline for the bidder's execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services and CIP Cost Recovery relating to construction of facilities financed by the Dedicated Drainage and Street Renewal Capital Fund – Ad Valorem Tax

Background:

SUBJECT: Contract Award for FY2023 Roadway Rehabilitation Project #3.

RECOMMENDATION: (SUMMARY) Accept low bid, award construction contract for FY2023 Roadway Rehabilitation Project #3 to Total Contracting Limited and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Roadway Rehabilitation Program and will provide work authorizations on a location-by-location basis, as needed, to preserve, repair, rehabilitate or reconstruct the street asset to such a condition that may be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This Citywide program provides construction services to include but not limit to the construction repair, rehabilitation, removal, disposal, and/or replacement of roadway pavement and other pavement related improvements. The Contract duration for this project is 365 calendar days.

LOCATION: The projects are located throughout the City.

BIDS: This project was advertised for bidding on April 14, 2023, and April 21, 2023. Bids were received on April 27, 2023. The six (6) bids are as follows:

<u>Bidder</u>	<u>Adjustment Factor</u>
1. Total Contracting Limited	0.869
2. JFT Construction, Inc	0.875
3. Tikon Group, Inc.	0.880
4. R. Miranda Trucking & Construction LLC	0.885

- | | |
|-----------------------------------------------|-------|
| 5. Grava LLC | 0.970 |
| 6. Texas Materials Group, Inc. dba Gulf Coast | 1.250 |

AWARD: It is recommended that this construction contract be awarded to Total Contracting Limited with a low bid of \$10,000,000.00 (0.869 Adjustment Factor).

PROJECT COST: The total cost of this project is \$10,800,000.00 to be appropriated as follows:

- Bid Amount	\$10,000,000.00
- Testing Services	\$300,000.00
- CIP Cost Recovery	\$500,000.00

Testing Services will be provided by HVJ Associates, Inc. under a previously approved contract.

HIRE HOUSTON FIRST: The proposed contract requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston business and supports job creation. In this case Total Contracting Limited is a designated HHF company, but they were the successful awardee without application of the HHF preference.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City Policy.

M/WSBE PARTICIPATION: The contractor has submitted the following proposed program to satisfy the advertised goal of 13% MBE goal and the 7% WBE for this project.

MBE Name of Firms	Work Description	Amount	% of Contract
1 Professional Traffic Control LLC	Traffic Control, Flagmen, Pavement Marking, Sign Installation	\$600,000.00	6.00%
2 Match & Mix Construction, LLC	Concrete Paving, Utility Line	\$700,000.00	7.00%
Total		\$1,300,000.00	13.00%

WBE Name of Firms	Work Description	Amount	% of Contract
1 H&E Aggregate, LLC	Stabilized Sand Supply	\$700,000.00	7.00%
Total		\$700,000.00	7.00%
Total Contract		\$2,000,000.00	20.00%

-
FISCAL NOTE: No significant Fiscal Operating Impact is anticipated as a result of this project.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. N-321040-0078-4

Amount and Source of Funding:

\$10,800,000.00 - Fund No. 4046-Dedicated Drainage and Street Renewal Capital Fund - Ad Valorem Tax

Contact Information:

Michael Wahl, P.E., PTOE
Assistant Director, Transportation and Drainage Operations
Phone: (832) 395-2443

ATTACHMENTS:

Description

Map
Signed Coversheet

Type












Backup Material
Signed Cover sheet

FY2023 Roadway Rehabilitation Project #3

WBS No. N-321040-0078-4

City of Houston Council Districts

DISTRICT

-  A - AMY PECK
-  B - TARSHA JACKSON
-  C - ABBIE KAMIN
-  D - CAROLYN EVANS-SHABAZZ
-  E - DAVID MARTIN
-  F - TIFFANY D. THOMAS
-  G - MARY NAN HUFFMAN
-  H - KARLA CISNEROS
-  I - ROBERT GALLEGOS
-  J - EDWARD POLLARD
-  K - MARTHA CASTEX-TATUM

AT LARGE POSITION 1: MIKE KNOX

AT LARGE POSITION 2: DAVID ROBINSON

AT LARGE POSITION 3: MICHAEL KUBOSH

AT LARGE POSITION 4: LETITIA PLUMMER

AT LARGE POSITION 5: SALLIE ALCORN

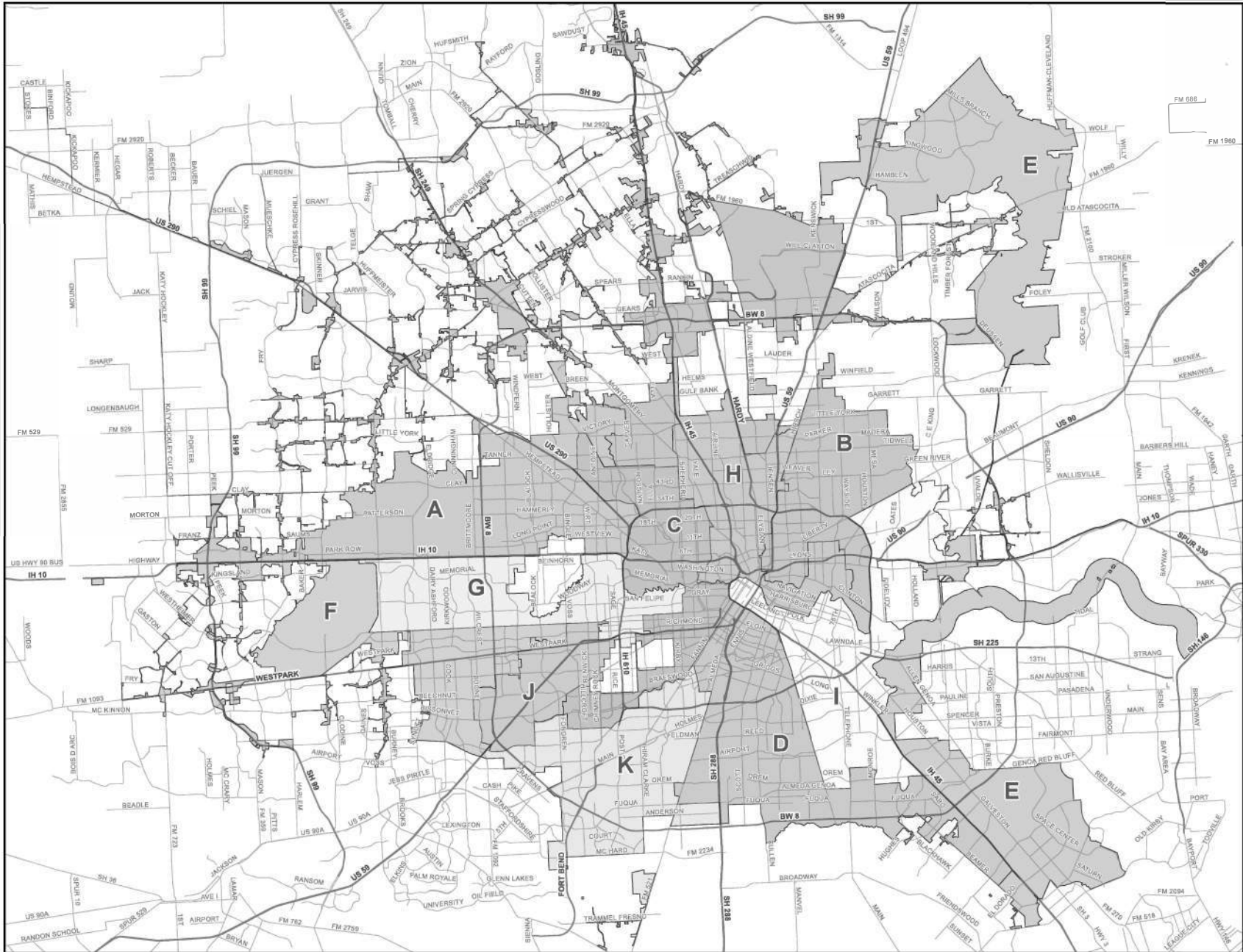
Source: COHGIS
Date: Jan 2022
Reference: pj20952

0 4.25
Miles

This map is made available for reference purposes only and should not be substituted for a survey product. The City of Houston will not accept liability of any kind in conjunction with its use.



PLANNING &
DEVELOPMENT
DEPARTMENT





CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

ALL

Item Creation Date: 6/12/2023

HPW-20PMO97 Contract Award / Total Contracting Limited

Agenda Item#:

Background:

SUBJECT: Contract Award for FY2023 Roadway Rehabilitation Project #3.

RECOMMENDATION: (SUMMARY) Accept low bid, award construction contract for FY2023 Roadway Rehabilitation Project #3 to Total Contracting Limited and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Roadway Rehabilitation Program and will provide work authorizations on a location-by-location basis, as needed, to preserve, repair, rehabilitate or reconstruct the street asset to such a condition that may be effectively used for its designated functional purpose.

DESCRIPTION/SCOPE: This Citywide program provides construction services to include but not limit to the construction repair, rehabilitation, removal, disposal, and/or replacement of roadway pavement and other pavement related improvements. The Contract duration for this project is 365 calendar days.

LOCATION: The projects are located throughout the City.

BIDS: This project was advertised for bidding on April 14, 2023, and April 21, 2023. Bids were received on April 27, 2023. The six (6) bids are as follows:

<u>Bidder</u>	<u>Adjustment Factor</u>
1. Total Contracting Limited	0.869
2. JFT Construction, Inc	0.875
3. Tikon Group, Inc.	0.880
4. R. Miranda Trucking & Construction LLC	0.885
5. Grava LLC	0.970
6. Texas Materials Group, Inc. dba Gulf Coast	1.250

AWARD: It is recommended that this construction contract be awarded to Total Contracting Limited with a low bid of \$10,000,000.00 (0.869 Adjustment Factor).

PROJECT COST: The total cost of this project is \$10,800,000.00 to be appropriated as follows:

- Bid Amount	\$10,000,000.00
- Testing Services	\$300,000.00
- CIP Cost Recovery	\$500,000.00

Testing Services will be provided by HVJ Associates, Inc. under a previously approved contract.

HIRE HOUSTON FIRST: The proposed contract requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston business and supports job creation. In this case Total Contracting Limited is a designated HHF company, but they were the successful awardee without application of the HHF preference.

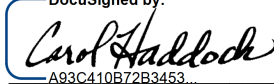
PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City Policy.

M/WSBE PARTICIPATION: The contractor has submitted the following proposed program to satisfy the advertised goal of 13% MBE goal and the 7% WBE for this project.

MBE Name of Firms	Work Description	Amount	% of Contract
1 Professional Traffic Control LLC	Traffic Control, Flagmen, Pavement Marking, Sign Installation	\$600,000.00	6.00%
2 Match & Mix Construction, LLC	Concrete Paving, Utility Line	\$700,000.00	7.00%
Total		\$1,300,000.00	13.00%

WBE Name of Firms	Work Description	Amount	% of Contract
1 H&E Aggregate, LLC	Stabilized Sand Supply	\$700,000.00	7.00%
Total		\$700,000.00	7.00%
Total Contract		\$2,000,000.00	20.00%

FISCAL NOTE: No significant Fiscal Operating Impact is anticipated as a result of this project.

DocuSigned by:
 8/17/2023
A93C410B72B3453...
 Carol Ellinger Haddock, P.E., Director
 Houston Public Works

WBS No. N-321040-0078-4

Amount and Source of Funding:

\$10,800,000.00 - Fund No. 4046-Dedicated Drainage and Street Renewal Capital Fund - Ad Valorem Tax

Contact Information:

Michael Wahl, P.E., PTOE
 Assistant Director, Transportation and Drainage Operations
Phone: (832) 395-2443

ATTACHMENTS:

Description	Type
SAP Documents	Financial Information
Map	Backup Material
Ownership Information Form and Tax Report	Backup Material
Pay or Play (1-3)	Backup Material
OBO Documents	Backup Material
Form B	Backup Material
Form 1295	Backup Material
Bid Tabulation	Backup Material
Bid Extension Letter	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

District B

Item Creation Date: 6/15/2023

HPW - 20FDL2306 Construction Award/ Servox, LLC

Agenda Item#: 52.

Summary:

ORDINANCE appropriating \$7,970,000.00 out of Water & Sewer System Consolidated Construction Fund, awarding contract to **SERVOX, LLC** for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station; setting a deadline for the bidder's execution of the contract and delivery of all bonds, insurance, and other required contract documents to the City; holding the bidder in default if it fails to meet the deadlines; providing funding for testing services, CIP Cost Recovery, and contingencies relating to construction of facilities financed by the Water & Sewer System Consolidated Construction Fund - **DISTRICT B - JACKSON**

Background:

SUBJECT: Contract Award for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station.

RECOMMENDATION: Award a Construction Contract to Servox, LLC for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Capital Improvement Plan (CIP) Consolidation Package for wastewater facilities and is required to rehabilitate lift stations and wastewater systems throughout the city.

DESCRIPTION/SCOPE: This project consists of rehabilitation of the John F. Kennedy Lift Station (Facility Number 113), construction of gravity sanitary sewer lines, installation and operation of diversion pumping, abandonment and demolition of John F. Kennedy #2 Lift Station (Facility Number 583), and site restoration. The Contract duration for this project is 419 calendar days. This project was designed by Arcadis U.S., Inc.

The work to be performed under this contract award is necessary to maintain compliance with Houston's wastewater consent decree with EPA and TCEQ.

LOCATIONS:

PROJECT	LOCATION	COUNCIL DISTRICT
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John F. Kennedy (Facility Number 113) Lift Station	17130 John F. Kennedy Boulevard	B
John F. Kennedy #2 (Facility Number 583) Lift Station	16936½ John F. Kennedy Boulevard	B

BIDS: This project was advertised for bidding on March 10, 2023. Bids were received on April 6, 2023. The five (5) bids are as follows:

<u>Bidder</u>	<u>Bid Amount</u>
1. Servox, LLC	\$ 7,153,740.64
2. Reytec Construction Resources, Inc.	\$ 8,764,644.10
3. Main Lane Industries, Ltd.	\$10,240,823.10
4. Industrial TX Corp.	\$10,387,550.00
5. T Construction, LLC	\$10,827,480.10

AWARD: It is recommended that this construction contract be awarded to Servox, LLC with a low bid of \$7,153,740.64 and that Addenda Numbers 1 through 3 be made a part of this Contract.

PROJECT COST: The total cost of this project is \$7,970,000.00 to be appropriated as follows:

· Bid Amount	\$7,153,740.64
· Contingencies	\$ 357,687.03
· Testing Services	\$ 100,000.00
· CIP Cost Recovery	\$ 358,572.33

Testing Services will be provided by Riner Engineering, Inc. under a previously approved contract.

HIRE HOUSTON FIRST: The proposed contract requires compliance with the City's 'Hire Houston First' (HHF) ordinance that promotes economic opportunity for Houston business and supports job creation. In this case Servox, LLC is a designated HHF company, but they were the successful awardee without application of the HHF preference.

PAY OR PLAY PROGRAM: The proposed contract requires compliance with the City's 'Pay or Play' ordinance regarding health benefits for employees of City contractors. In this case, the Contractor provides health benefits to eligible employees in compliance with City policy.

M/WSBE PARTICIPATION: The contractor has submitted the following proposed program to satisfy the 13.00% MBE goal and 7.00% WBE goal for this project.

<u>MBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1. Nerie Construction Limited Liability Com	Poured concrete foundation and structure	\$ 590,183.60	8.25%

2.	Texas Concrete Enterprise Ready Mix, Inc.	structure Ready-mix concrete manufacturing, Asphalt, and concrete mixtures	\$ 53,653.05	0.75%
		TOTAL	\$ 643,836.65	9.00%

	<u>WBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1.	MVA Construction LLC	Concrete paving, residential and commercial driveway and parking area, sidewalk construction	\$ 500,761.84	7.00%
		TOTAL	\$ 500,761.84	7.00%

	<u>SBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1.	Triton Supply, Inc.	Supplier of electrical supplies and labor for lighting and electrical install	\$ 286,149.63	4.00%
		TOTAL	\$ 286,149.63	4.00%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. R-000267-0121-4

Amount and Source of Funding:

\$7,970,000.00 - Fund No. 8500 – Water and Sewer System Consolidated Construction

Contact Information:

Markos E. Mengesha, P.E., CCM
Assistant Director, Capital Projects
Phone: (832) 395-2365

ATTACHMENTS:

Description

Maps
Signed Coversheet

Type

Backup Material
Signed Cover sheet

HOUSTON PUBLIC WORKS, CAPITAL PROJECTS



NOT TO SCALE

KEY MAP

JOHN F. KENNEDY LS: 374F
JFK #2 LS: 374F



10205 WESTHEIMER ROAD
SUITE 800
HOUSTON, TX 77042
TEL. 713-953-4800
WWW.ARCADIS-US.COM



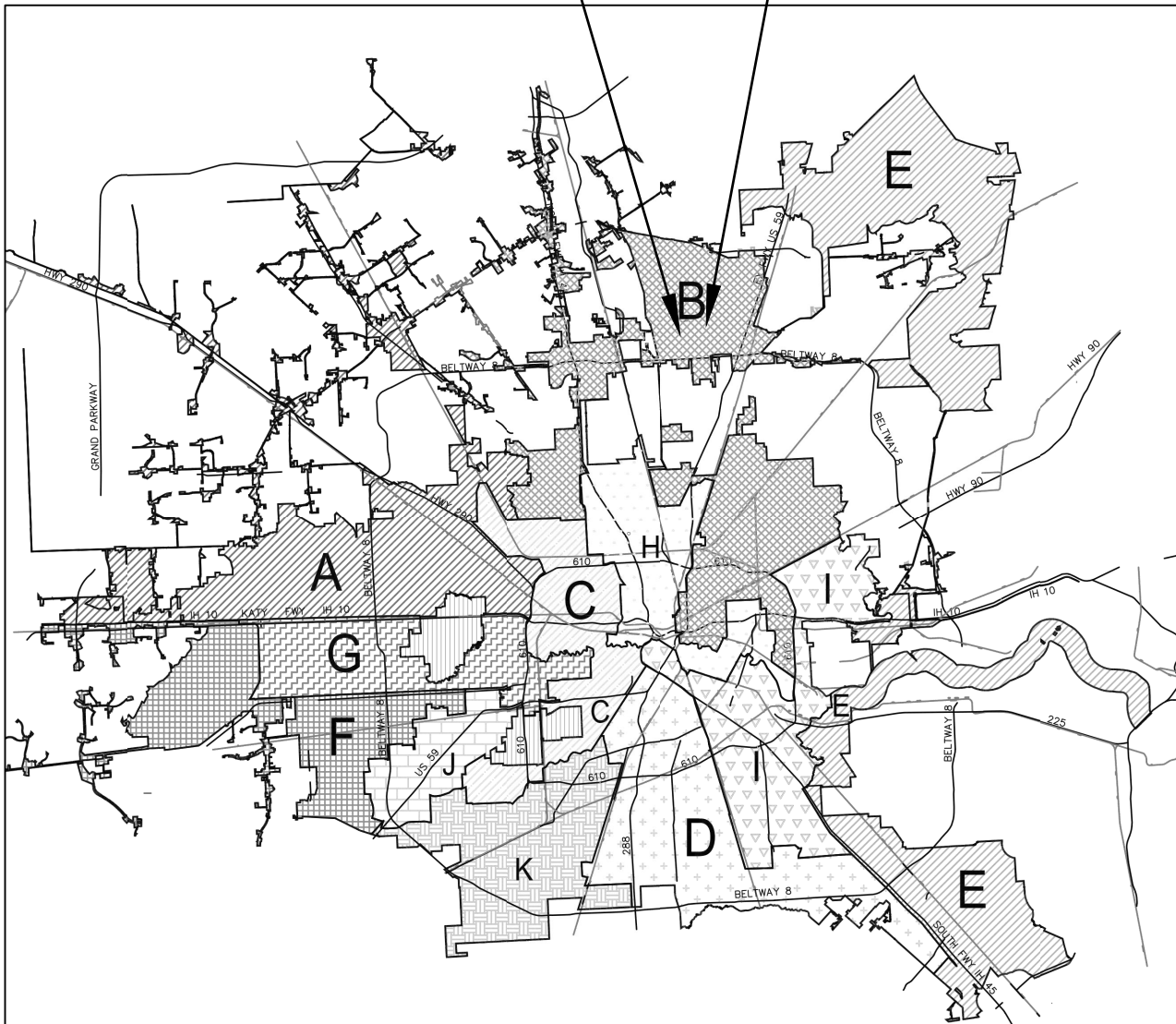
CITY OF HOUSTON

Rehabilitation of JFK (FN113) Lift Station and
Abandonment and Flow Diversion of
JFK #2 (FN 583) Lift Station
WBS NO. R-000267-0121-4

VICINITY MAP

JOHN F. KENNEDY LIFT STATION

JFK #2 LIFT STATION



HOUSTON PUBLIC WORKS, CAPITAL PROJECTS



NOT TO SCALE

KEY MAP

JOHN F. KENNEDY LS: 374F

JOHN F. KENNEDY LIFT STATION



JOHN F. KENNEDY LIFT STATION



10205 WESTHEIMER ROAD
SUITE 800
HOUSTON, TX 77042
TEL. 713-953-4800
WWW.ARCADIS-US.COM



CITY OF HOUSTON

Rehabilitation of JFK (FN 113) Lift Station and
Abandonment and Flow Diversion of
JFK #2 (FN 583) Lift Station
WBS NO. R-000267-0121-4

LOCATION MAP

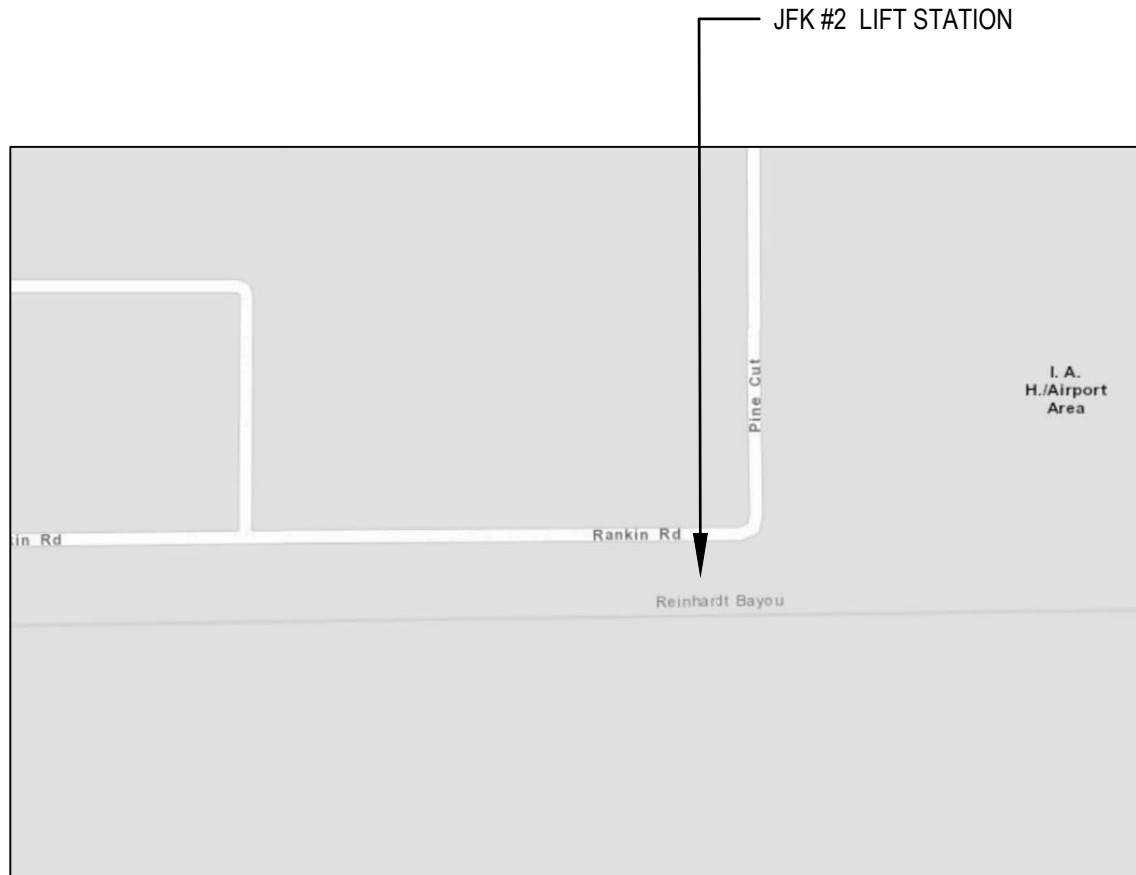
HOUSTON PUBLIC WORKS, CAPITAL PROJECTS



NOT TO SCALE

KEY MAP

JFK #2 LS: 374F



JFK #2 LIFT STATION



10205 WESTHEIMER ROAD
SUITE 800
HOUSTON, TX 77042
TEL. 713-953-4800
WWW.ARCADIS-US.COM



CITY OF HOUSTON

Rehabilitation of JFK (FN 113) Lift Station and
Abandonment and Flow Diversion of
JFK #2 (FN 583) Lift Station
WBS NO. R-000267-0121-4

LOCATION MAP



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District B

Item Creation Date: 6/15/2023

HPW - 20FDL2306 Construction Award/ Servox, LLC

Agenda Item#:

Background:

SUBJECT: Contract Award for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station.

RECOMMENDATION: Award a Construction Contract to Servox, LLC for Rehabilitation of John F. Kennedy Lift Station and Abandonment and Flow Diversion of John F. Kennedy No. 2 Lift Station and appropriate funds.

PROJECT NOTICE/JUSTIFICATION: This project is part of the Capital Improvement Plan (CIP) Consolidation Package for wastewater facilities and is required to rehabilitate lift stations and wastewater systems throughout the city.

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The work to be performed under this contract award is necessary to maintain compliance with Houston's wastewater consent decree with EPA and TCEQ.

LOCATIONS:

PROJECT	LOCATION	COUNCIL DISTRICT
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3. Main Lane Industries, Ltd.	\$10,240,823.10
4. Industrial TX Corp.	\$10,387,550.00
5. T Construction, LLC	\$10,827,480.10

AWARD: It is recommended that this construction contract be awarded to Servox, LLC with a low bid of \$7,153,740.64 and that Addenda Numbers 1 through 3 be made a part of this Contract.

PROJECT COST: The total cost of this project is \$7,970,000.00 to be appropriated as follows:

· Bid Amount	\$7,153,740.64
· Contingencies	\$ 357,687.03

· Testing Services	\$ 100,000.00
· CIP Cost Recovery	\$ 358,572.33

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	<u>WBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1.	MVA Construction LLC	Concrete paving, residential and commercial driveway and parking area, sidewalk construction	\$ 500,761.84	7.00%
	TOTAL		\$ 500,761.84	7.00%

	<u>SBE - Name of Firms</u>	<u>Work Description</u>	<u>Amount</u>	<u>% of Contract</u>
1.	Triton Supply, Inc.	Supplier of electrical supplies and labor for lighting and electrical install	\$ 286,149.63	4.00%
	TOTAL		\$ 286,149.63	4.00%

FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

DocuSigned by:

Veronica Davis

8/11/2023

0011AEA4D66B454...

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. R-000267-0121-4

Amount and Source of Funding:

\$7,970,000.00 - Fund No. 8500 – Water and Sewer System Consolidated Construction

Contact Information:

Markos E. Mengesha, P.E., CCM
Assistant Director, Capital Projects
Phone: (832) 395-2365

ATTACHMENTS:

Description	Type
SAP Documents	Financial Information
Maps	Backup Material
OBO Documents	Backup Material
Form B	Backup Material
Ownership Information Form and Tax Report	Backup Material
Pay or Play	Backup Material
Bid Tabulations	Backup Material
Bid Extension	Backup Material
Form 1295	Backup Material



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 8/1/2023

LGL-Denton Navarro Rocha Bernal & Zech, P.C.-
Supplemental Allocation

Agenda Item#: 53.

Summary:

ORDINANCE amending Ordinance 2017-0612, as amended by Ordinance 2018-1033, as amended by Ordinance 2021-0325 to increase the maximum contract amount for agreement for Legal Services between City of Houston and **DENTON NAVARRO ROCHA BERNAL & ZECH, P.C.** for Legal Representation of the City of Houston in Houston Professional Fire Fighters' Association, Local 341, Plaintiff vs. City of Houston, Texas, Defendant, pending in Cause No. 2017-42885 in the 234th Judicial District Court of Harris County, Texas - \$468,500.00 - Property and Casualty Fund

TAGGED BY COUNCIL MEMBER KUBOSH

This was Item 34 on Agenda of August 23, 2023

Background:

An ordinance amending Ordinance No. 2017-0612, as amended by Ordinance No. 2018-1033, as amended by Ordinance No. 2021-0325 to increase the maximum contract amount for a professional services agreement between the City of Houston and Denton Navarro Rocha Bernal & Zech, P.C. for legal representation of the City of Houston in *Houston Professional Fire Fighters' Association, local 341, plaintiff vs. City of Houston, Texas, defendant*, containing provisions relating to the subject; and declaring an emergency.

On August 8, 2017, pursuant to Ordinance. No. 2017-0612 City Council approved and authorized a professional services agreement "Agreement" with Denton Navarro Rocha Bernal & Zech, P.C., ("Firm") to represent the City in negotiation of the collective bargaining agreement between the City of Houston and the Houston Professional Fire Fighters' Association, also known as the International Association of Fire Fighters, AFL CIO-CLC, Local Union 341, ("Local Union 341") related matters, and other legal services as the City Attorney requests in the amount of \$270,000.00. Negotiations reached an impasse and Local Union 341 filed suit against the City in Cause No. 2017-42885 pending in the 234th Judicial District Court of Harris County, Texas. Pursuant to Ordinance No. 2018-1033, the maximum contract amount was increased by \$185,500 to \$455,500. Pursuant to Ordinance No. 2021-0325 the maximum contract amount was increased to \$547,500.00.

The City is in on-going litigation with Local Union 341, in Cause No. 2017-42885. The additional funding is necessary to fully and fairly represent the City through conclusion of the trial court

proceedings. Past funding increases were due to complicated and extensive appellate work when the trial court's constitutionality ruling was appealed to the intermediate appellate court and subsequently to the Texas Supreme Court, and further complicated when the Texas Supreme Court combined the appeal with the pay parity appeal necessitating a combined analysis and argument for the two lawsuits.

The additional funding will increase the maximum contract amount from \$547,500.00 to \$1,016,000, which represents an increase in the amount of \$468,500.00. This increased amount reflects anticipated costs for the trial and trial preparation, e.g., discovery, written and depositions, expert reports, witness interviews and testimony preparation, pretrial order and trial motions, dispositive motions, post-trial motions and briefing. The increase is also due to issues raised by the parties ancillary to the 2017 compensation determination initially sought by the firefighters. After remand by the Texas Supreme Court to the appellate court, the firefighter union has moved the court to retroactively apply the compulsory arbitration legislation from the 2023 regular session to the 2017 determination, the 2023 pending bargaining request, and the intervening years. Consequently, the City opposes retroactive application as unjustified under clear case law and statutory and constitutional interpretations, challenges the firefighter union's assertion that it timely met the requirements to seek arbitration or a court ruling, and challenges the constitutionality of the compulsory arbitration legislation. At stake in this litigation are tens of millions of dollars.

M/WBE Participation:

The M/WBE participation goal for the contract is 24%. To date, the Firm is achieving 13.554% participation, met by the certified firm of Callier Law Group PLLC, Joseph Callier. The matter has been on appeal since November 12, 2018, which did not require Mr. Callier's firm's expertise, which is trial work. Now that this matter is proceeding to trial with the Callier Law Group in a significant role, the City Attorney expects to achieve the above-stated goal. The Office of Business Opportunity will continue to monitor this contract to ensure maximum MWBE participation.

Fiscal Note:

Funding for this item is included in the FY2024 Adopted Budget. Therefore, no Fiscal Note is required as stated in the Financial Policies.

Arturo G. Michel, City Attorney

Estimated Spending Authority			
Department	Current FY24	Out Year	Total
Legal	\$468,500.00	\$0	\$468,500.00

Prior Council Action:

Ord.#2017-0612 (August 8, 2017)

Ord.#2018-1033 (December 19, 2018)

Ord.#2021-0325 (April 28, 2021)

Amount and Source of Funding:

\$468,500.00

Property and Casualty Fund

Fund No.: 1004

Contact Information:

Deidra Norris Sullivan – 832-393-6299

Arturo G. Michel – 832-393-6202

ATTACHMENTS:

Description

Type



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

Item Creation Date:

Alcorn Financial Policies Amendment

Agenda Item#: 54.

Summary:

WRITTEN Motion by Council Member Alcorn to amend Item 55 below as follows:

NOTE: The following Item may be moot contingent upon passage of Item 55 below

N. Tax Increment Reinvestment Zone (TIRZ) Policies

The Mayor's Office of Economic Development (MOED) will manage, administer and govern the City of Houston's Tax Increment Reinvestment Zone (TIRZ) Program in accordance with the guidelines defined in the TIRZ Administrative Procedures developed in 2023 and in alignment with the TIRZ Policies reflected in this section. The MOED will be required to present the compliance of items #1-#5 below to the Economic Development Committee on an annual basis if any actions were approved by council in the prior year. For any council-approved action that is noncompliant, the MOED must provide the rationale for noncompliance.

1. Creation: Tax Increment Reinvestment Zones will be considered only when the area proposed clearly demonstrates a nexus between the proposed eligible TIRZ projects and economic growth spurred by new investment within the proposed geographic boundary.

Evidence must demonstrate:

- a. at least 50% projected increase in the Assessed Value from development during the initial TIRZ term life (30 years or as defined in the TIRZ creation document);
- b. clearly defined goals, defined projects and a plan for attracting private investment;
- c. immediate or near term "committed or known" private investment within year one and;
- d. ability to meet stated development and revenue goals reflected in an Economic Impact Study.

2. Life Extensions: The life extension of an existing TIRZ will be evaluated and considered for any of the following scenarios:

- a. is required to secure financing for an approved project to expedite construction;
- b. will provide for additional time to complete an approved project;
- c. will generate revenue for projects reflected in a project plan if supported by a planned new investment or;
- d. is needed to leverage new local, state, federal or philanthropic funding.

3. Termination: Termination will be recommended if:

- a. a TIRZ has either met the objectives defined in the zone's project plan, or
- b. a TIRZ has "underperformed" and has been unsuccessful at meeting the

objectives defined in the Zone's project plan after 15 years from its creation.

4. Boundary Adjustments:

a. Annexations into existing Zones will be evaluated and considered for any of the following scenarios:

i. further the objectives of the TIRZ's project plan;

ii. will attract private investment in the proposed area;

iii. support an application to the state or federal housing agency for the development and construction of low-income housing or;

iv. support an application for state, federal, or philanthropic funding for transportation, park or other infrastructure.

b. De-annexations will be evaluated and considered if the reduction in the boundary will either:

i. increase the revenue generated in the area remaining after the reduction, or;

ii. increase the City's capacity to designate other areas for Tax Increment Financing considering the 25% statutory limitation.

5. Non-Contiguous TIRZ: Non-Contiguous TIRZs will be evaluated and considered on a case-by-case basis where the criteria in Chapter 311 are met. Additional considerations must include an alignment between the area proposed for annexation with the existing TIRZ and the existing TIRZ's capacity to generate revenue sufficient to meet its project plan objectives and to fund public capital infrastructure in the proposed area that is likely to encourage private investment or spur economic development.

6. TIRZ Performance: Mayor's Office of Economic Development Division will engage regularly with each TIRZ Board to assess and evaluate the TIRZ's performance relative to the goals, revenue generation, and timeline for the delivery of capital projects stated in the project plan.

TIRZs that are either not performing or underperforming to the project plan will be required to provide an action plan that will encourage and attract private investment ultimately increasing the revenue generated within the Zone to construct projects as defined in the project plan.

7. TIRZ Budgets and Capital Improvement Plans: The Annual Budget and CIP will be presented to City Council for approval only after the operating budget and capital projects have been reviewed and approved by the Mayor or designee, Finance, Houston Public Works, and the TIRZ/Redevelopment Authority Boards.

The budget will only reflect projects with identified funding sources (including existing funding sources or approved future funding sources) and contain a minimal capital reserve as established by the Finance Department.

8. Debt Authorization and Issuance: The City's Finance Department and the TIRZ Bond Team will work cooperatively on all bond related matters including "pre-issuance" meetings, appointment of bond-related providers to ensure governance and to benefit from the City's providers which may have lower issuance cost options.



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 8/29/2023

ALL

Item Creation Date: 7/25/2023

FIN - Financial Policies

Agenda Item#: 55.

Summary:

ORDINANCE amending Ordinance No. 2020-999 to revise and update the amended and restated City of Houston's Financial Policies adopted thereunder

DELAYED BY MOTION #2023-570, 8/23/2023

These were Items 71 and 72 on Agenda of August 23, 2023

Background:

Approval of this item will amend the City's financial policies as shown in the accompanying redline version. Per routine review of the City's financial policies, amendments include minor edits to Section K, "Accounting, Auditing, and Financial Reporting Policies." A new Section N, "Tax Increment Reinvestment Zone Policies" has been added to integrate the set of comprehensive policies developed under the administration of Mayor Sylvester Turner to establish the legal and governance authority necessary to effectively implement the new policy, impose the necessary actions in instances of noncompliance and provide support to the TIRZs to produce successful outcomes. The policy addresses TIRZ creation, termination, boundary adjustments, life extensions and non-contiguous areas.

The Mayor's Office of Economic Development presented the TIRZ policy to the Economic Development Committee on May 31, 2023, and received unanimous support from the committee.

William Jones

Chief Business Officer / Director of Finance

Prior Council Action:

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Andy Icken, Chief Development Officer – 832-393-3064

Gwendolyn Tillotson-Bell, Deputy Director, Economic Development – 832-393-0937

William Bryant, Chief of Staff – Finance Department, 832-393-4612

ATTACHMENTS:

Description	Type
Coversheet	Signed Cover sheet



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

ALL

Item Creation Date: 7/25/2023

FIN - Financial Policies

Agenda Item#:

Summary:

ORDINANCE amending Ordinance No. 2020-999 to revise and update the amended and restated City of Houston's financial policies adopted as required by the policies.

Background:

Approval of this item will amend the City's financial policies as shown in the accompanying redline version. Per routine review of the City's financial policies, amendments include minor edits to Section K, "Accounting, Auditing, and Financial Reporting Policies." A new Section N, "Tax Increment Reinvestment Zone Policies" has been added to integrate the set of comprehensive policies developed under the administration of Mayor Sylvester Turner to establish the legal and governance authority necessary to effectively implement the new policy, impose the necessary actions in instances of noncompliance and provide support to the TIRZs to produce successful outcomes. The policy addresses TIRZ creation, termination, boundary adjustments, life extensions and non-contiguous areas.

The Mayor's Office of Economic Development presented the TIRZ policy to the Economic Development Committee on May 31, 2023, and received unanimous support from the committee.

DocuSigned by:

William Jones

DS

GT

William Jones

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