



Recommendation for Action

File #: 23-1650, **Agenda Item #:** 28.

4/13/2023

Posting Language

Ratify three construction contracts for emergency repairs at the Northbridge Shelter, 7400 North Interstate Highway 35, and Pecan Gardens Shelter, 10811 Pecan Park Boulevard #2, with Belfor USA Group, Inc., in a total amount not to exceed \$510,312.

[Note: These contracts were awarded in compliance with (Minority Owned and Women Owned Business Enterprise Procurement Program) pursuant to MBE/WBE Program Rule Subsection 1.2.1(l), these procurements are exempt from the Owner's MBE/WBE Program requirements as public health and safety purchases as provided in the MBE/WBE Program Rules].

Lead Department

Financial Services Department.

Client Department(s)

Austin Public Health.

Fiscal Note

Funding was available in the Austin Public Health Capital Budget.

Purchasing Language:

Ratification.

For More Information:

Direct inquiries to Shawn Willett, 512-974-2021, or the Project Manager, Vella Karman, 512-972-5064.

Additional Backup Information:

The requested action is for Council to ratify three contracts with Belfor USA Group, Inc. which have been procured under the authority of Section 252.022(a)(2) of the Texas Local Government Code which allows municipalities to waive competitive requirements for procurements necessary to protect or preserve the public health and safety of their citizens. Immediate delivery of services was required to perform water extraction, debris removal, and actions necessary to prevent further property damage such as compromised building structures and hazardous mold conditions. Belfor USA Group, Inc. was engaged due to their satisfactory completion of previous projects for the City and their ability to respond immediately to deliver the services requested.

On December 1, 2021, and again on February 15, 2022, the fire suppression system was activated and on November 12, 2022, a pipe broke in the ceiling of the third floor at the City property located at Northbridge (District 4), causing extensive water damage to multiple rooms and floors in the building. Immediate services for extraction of water and removal of damaged building materials were required on the day of each event. Following the removal of water saturated carpets, drywall, ceiling tiles, and other materials, the

contractor used air mover/carpet blowers, dehumidifiers, air filtration units, and moisture meters to ensure the building was restored to normal moisture levels for safe and healthy operations. Additional building restoration services were required to rebuild walls, ceilings, and flooring to restore all rooms at the property for ongoing use as a bridge shelter for persons experiencing homelessness.

On May 9, 2022, staff identified the destruction of City property due to vandalism at Pecan Gardens, (District 6). Pipes on the ground floor were cut and/or broken, leading to extensive water damage in multiple rooms and hallways. Emergency services were required for water extraction, demolition, and debris removal. Following the removal of water saturated carpets, drywall, and other materials, the contractor used air mover/carpet blowers, dehumidifiers, air filtration units, and moisture meters to ensure the building was restored to normal moisture levels for safe and healthy operations.

Costs to remediate and repair each site by incident are broken down in the chart below.

Site	Incident Date	Cost
Northbridge	December 1, 2021 and February 15, 2022	\$300,126
Northbridge	November 12, 2022	\$131,558
Pecan Gardens	May 9, 2022	\$78,628
TOTAL		\$510,312

Strategic Outcome(s):

Economic Opportunity and Affordability, Health and Environment.