



# Weatherford City Council

## AGENDA REPORT

**Meeting Date:** February 13, 2024

**Staff Contact:** Chad Marbut, Director of Public Works

**Item Number:** 2024-131-AR

**Phone:** 817-598-4006

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**SUBJECT:** Consider award of RFP 2024-007 Job Order Contracting (JOC) Program for facilities maintenance and construction related services to Harendt Construction Group, LLC in an annual program amount not to exceed \$1,000,000.

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### **BACKGROUND/DISCUSSION**

The Public Works and Finance Departments collaborated on RFP 2024-007 to establish a new Job Order Contracting Program for Facilities Maintenance and Construction. Job Order Contracting (JOC) is an innovative and highly responsive, performance based contracting technique permitted under Texas Government Code 2269. Through this program, Public Works will expedite the delivery of facility objectives under a cost efficient and qualifications-based partnership with the awarded Construction Firm. Under this program, the selected firm will perform maintenance, minor construction, repair, rehabilitation and/or alterations of facilities and buildings and/or the surrounding property, parks, trails, and other projects of interest to the City.

In compliance with Texas Government Code 2269, this RFP is for selecting and awarding one or more Job Order Contracting Contracts. The contract term shall be for a two (2) year initial term, with two (2) more one (1) year contract extensions, at the City's discretion as approved by the Director of Public Works, under the same terms and conditions as originally awarded with a not to exceed fiscal year annual amount of \$1,000,000. Any requested increase to the awarded price coefficients during renewal are subject to City Council approval. Annual not to exceed amount is subject to change at City Council discretion as project needs are identified or increased budget allocations are considered. Additionally, the City does not guarantee the number of projects or the dollar values of the projects allocated to the JOC Contractor.

While the JOC program does establish an annual overall funding limit per Texas Government Code 2269, Public Works will continue to bring forward every project to City Council when the proposed value exceeds \$50,000. Item 6.e on tonight's agenda is an example of this commitment as the first Job Order to be considered is the remainder of Fire Station 1 renovation effort, should council authorize this RFP award.

The RFP was released on January 8, 2024 and was advertised in the newspaper of record for two consecutive weeks and hosted online for interested applicants.

A summary of the RFP timeline is below:

RFP Advertisement	Saturday, January 6, 2024
Documents Available Online	Monday, January 8, 2024
2nd RFP Advertisement	Saturday, January 13, 2024
Deadline for Submission of Written Questions	Sunday, January 21, 2024
Responses Due	Thursday, January 25, 2024
City Council Consideration	Tuesday, February 13, 2024

A total of six submittals were opened at 2:00 PM on January 25, 2024, at which time the firm names were read aloud at the City of Weatherford Council Chambers. The proposals were reviewed and evaluated by a multi-disciplinary City evaluation committee comprised of the Director of Parks, Recreation & Facilities, the Maintenance and Facilities Manager, Public Works Graduate Engineer, and Director of Public Works.

The evaluation committee unanimously recommends Harendt Construction Group, LLC for approval to City Council based on the scoring criteria outlined in the RFP.

#### **FINANCIAL IMPACT**

Projects funded through the JOC program will not exceed an annual amount approved by City Council. Funding for each individual project will be identified in the project planning process and will be allocated through the budget process.

#### **SUGGESTED ACTION**

Staff recommends approval.

#### **ATTACHMENTS**

- [RFP 2024-007 - Job Order Contracting \(JOC\) Program.pdf](#)
- [Form 1 - Submittal Cover.pdf](#)
- [Form 2 - Submittal Checklist and Table of Contents.pdf](#)
- [Form 3 - Coefficient Price Proposal.pdf](#)
- [Form 4 - Authorized Agent Affidavit.pdf](#)

- [Form 5 - Texas Government Code Verifications.pdf](#)
- [Certificate of Liability Insurance.pdf](#)
- [Form 1295 - Certificate of Interested Parties.pdf](#)