



Legislation Details (With Text)

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File created: 5/25/2022 **In control:** Office of Procurement Services

On agenda: 6/22/2022 **Final action:**

Title: Authorize a five-year service price agreement for non-engineering environmental consulting, investigative and remediation services with AECOM Technical Services, Inc., Alan Plummer and Associates Inc. dba. Plummer Associates, Inc., Apex TITAN, Inc., Aptim Environmental & Infrastructure, Inc., Arredondo, Zepeda & Brunz, LLC, W&M Environmental, a Division of Braun Intertec Corporation, Burns & McDonnell Engineering Company, Inc., EA Engineering, Science and Technology, Inc., Enercon Services Inc., EnSafe Inc., Ensolum, LLC, Freese and Nichols, Inc., Gresham Smith and Partners, Groundwater & Environmental Services, Inc., Halff Associates, Inc., Incontrol Technologies, Inc., Lynn Clark Associates, Inc., dba. LCA Environmental, Inc., Modern Geosciences, LLC, Raba Kistner, Inc., Terracon Consultants, Inc., Texas Green Star Environmental, LLC dba. Green Star Environmental, Weston Solutions, Inc., Wood Environment & Infrastructure Solutions, Inc. for citywide use, most advantageous proposers of forty-two - Total estimated amount of \$29,417,509.07 - Financing: General Fund (\$12,202,518.74), Park and Recreation Facilities (B) Fund (\$4,660,556.25), Aviation General Fund (\$3,250,000.00), Sanitation Operation Fund (\$1,879,434.08), Facilities (H) Fund (\$1,132,500.00), Public Safety (G) Fund (\$1,132,500.00), Water Construction Fund (\$690,000.00), Sewer Construction Fund (\$345,000.00), Storm Water Drainage Construction Fund (\$3,625,000.00), Convention Center Fund (\$150,000.00), Nas Redevelopment Fund (\$250,000.00), Lead Hazard Control and Healthy Homes Grant (\$250,000.00), and Cultural Facilities (F) Fund (\$100,000.00)

Sponsors:

Indexes: 100

Code sections:

Attachments: 1. Resolution, 2. Ensafte Protest Letter Received - Non-Engineering, 3. Response Letter to EnSafe Inc. Protest Letter-Non-Engineering

| Date | Ver. | Action By | Action | Result |
|------|------|-----------|--------|--------|
|------|------|-----------|--------|--------|

STRATEGIC PRIORITY: Government Performance & Financial Management

AGENDA DATE: June 22, 2022

COUNCIL DISTRICT(S): All

DEPARTMENT: Office of Procurement Services

EXECUTIVE: Elizabeth Reich

SUBJECT

Authorize a five-year service price agreement for non-engineering environmental consulting, investigative and remediation services with AECOM Technical Services, Inc., Alan Plummer and Associates Inc. dba. Plummer Associates, Inc., Apex TITAN, Inc., Aptim Environmental & Infrastructure, Inc., Arredondo, Zepeda & Brunz, LLC, **W&M Environmental, a Division of Braun**

Intertec Corporation, Burns & McDonnell Engineering Company, Inc., EA Engineering, Science and Technology, Inc., Enercon Services Inc., EnSafe Inc., Ensolum, LLC, Freese and Nichols, Inc., Gresham Smith and Partners, Groundwater & Environmental Services, Inc., Halff Associates, Inc., Incontrol Technologies, Inc., Lynn Clark Associates, Inc., dba. LCA Environmental, Inc., Modern Geosciences, LLC, Raba Kistner, Inc., Terracon Consultants, Inc., Texas Green Star Environmental, LLC dba. Green Star Environmental, Weston Solutions, Inc., Wood Environment & Infrastructure Solutions, Inc. for citywide use, most advantageous proposers of forty-two - Total estimated amount of \$29,417,509.07 - Financing: General Fund (~~\$12,202,518.74~~ [11,602,518.74](#)), Park and Recreation Facilities (B) Fund (\$4,660,556.25), Aviation General Fund (\$3,250,000.00), Sanitation Operation Fund (\$1,879,434.08), Facilities (H) Fund (\$1,132,500.00), Public Safety (G) Fund (\$1,132,500.00), Water Construction Fund (~~\$690,000.00~~), Sewer Construction Fund (\$345,000.00), Storm Water Drainage Construction Fund (\$3,625,000.00), Convention Center Fund (~~\$150,000.00~~ [500,000.00](#)), Nas Redevelopment Fund (\$250,000.00), [Lead Hazard Control and Healthy Homes Grant \(\\$250,000.00\)](#), and Cultural Facilities (F) Fund (\$100,000.00)

BACKGROUND

This action does not encumber funds; the purpose of a service price agreement is to establish firm pricing for services, for a specific term, which are ordered on an as needed basis according to annual budgetary appropriations. The estimated amount is intended as guidance rather than a cap on spending under the agreement, so that actual need combined with the amount budgeted will determine the amount spent under this agreement.

This service contract will provide non-engineering environmental consulting, investigative, and remediation services as needed for City projects, including bond construction projects. Services under this agreement include, but are not limited to, evaluating environmental and financial risk associated with property transactions and improvements, and maintaining compliance with state and federal regulations including Texas Risk Reduction Program, Clean Water Act, Clean Air Act, Comprehensive Environmental Response, Compensation and Liability Act, Resource Conservation and Recovery Act, and Solid Waste Disposal Act.

Specific services under this agreement include Phase I and II Environmental Site Assessment to investigate potential or known soil/ground water contamination prior to property transaction. Additional services include remediation of contaminated soil or groundwater, investigation and removal of underground storage tanks on City property, investigation of soil during utility line installation, air quality service, and asbestos consulting. These services assist the City in protecting human health and the environment while ensuring that the City appropriately considers and manages environmental risk.

Awarded firms also provide analytical laboratory testing as needed to support the environmental consulting, investigation, and remediation services. Analytical laboratory testing includes, but is not limited to, analysis of samples for compliance with state and federal regulations.

Departments will manage the vendor utilization according to specialization, demand, and capacity of each vendor for each service required through project specific work orders. The Office of Environmental Quality will provide internal consulting services to assist and support departments in the management of this contract.

A seven-member committee from the following departments reviewed and evaluated the qualifications:

- Department of Aviation (1)
- Department of Public Works (1)
- Department of Sanitation Services (1)
- Office of Environmental Equality (1)
- Park & Recreation Department (1)
- Small Business Center (1)
- Water Utilities Department (1)

The committee selected the successful respondent using a two-step evaluation process. In the first step of selection respondents were evaluated on the basis of demonstrated qualifications under the following criteria:

- Municipal contracting experience 20 points
- Service area specific evaluations criteria 20 points
- Quality of past performance as demonstrated by references 15 points
- Business Inclusion and Development 15 points
- Personnel qualifications 10 points
- Firm qualifications 5 points
- Certifications 5 points
- Current workload 5 points
- Specialized service provider 5 points

In the second step of selection respondents were evaluated on the basis of demonstrated competence and merit of their proposals under the following criteria:

- Expertise by service 40 points
- Capability and capacity 30 points
- Quality of past performance as demonstrated by references 30 points

As part of the solicitation process and in an effort to increase competition, the Office of Procurement Services used its procurement system to send out email notifications to vendors registered under relevant commodity codes. To further increase competition, the Office of Procurement Services uses historical solicitation information, the Internet, and vendor contact information obtained from user departments to contact additional vendors.

On November 10, 2015, the City Council authorized a living wage policy that requires contractors to pay their employees a “living wage” rate as established annually by the Massachusetts Institute of Technology Living Wage Calculator for Dallas County by Resolution No. 15-2141. The current calculated living wage during the solicitation process of this contract is \$15.21; the selected vendor meets this requirement.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On September 14, 2016 City Council authorized to execute multiple vendor service contracts for non-engineering environmental consulting, investigative and remediation services for a term of four years by Resolution No. 16-1425.

FISCAL INFORMATION

| Fund | FY 2022 | FY 2023 | Future Years |
|--|--|--|--|
| General Fund | \$3,218,921.06 <u>2,272,253.74</u> | \$3,600,585.07 <u>2,673,917.75</u> | \$5,633,012.61 <u>6,656,347.25</u> |
| Aviation General Fund | \$ 650,000.00 | \$ 650,000.00 | \$1,950,000.00 |
| Facilities (H) Fund | \$ 226,500.00 | \$ 226,500.00 | \$ 679,500.00 |
| Public Safety (G) Fund | \$ 226,500.00 | \$ 226,500.00 | \$ 679,500.00 |
| Cultural Facilities (F) Fund | \$ 50,000.00 | \$ 50,000.00 | |
| Convention Center Fund | \$ 256,800.00 <u>50,000.00</u> | \$ 256,800.00 <u>50,000.00</u> | \$ 770,400.00 <u>400,000.00</u> |
| Water Construction Fund | \$ 138,000.00 | \$ 138,000.00 | \$ 414,000.00 |
| Sewer Construction Fund | \$ 69,000.00 | \$ 69,000.00 | \$ 207,000.00 |
| Storm Water Drainage Construction Fund | \$ 60,000.00 | \$ 190,000.00 | \$3,375,000.00 |
| Park and Recreations Facilities (B) Fund | \$ 931,361.25 | \$ 901,361.25 | \$2,827,833.75 |
| Sanitation Operations Fund | \$ 250,000.00 | \$250,000.00 | \$ 250,000.00 <u>1,279,434.08</u> |
| <u>Lead Hazard Control and Healthy Homes Grant</u> | <u>\$50,000.00</u> | <u>\$50,000.00</u> | <u>\$150,000.00</u> |
| Nas Redevelopment Fund | \$ 83,334.00 | \$ 83,334.00 | \$ 83,332.00 |
| Total | \$3,515,810.41 <u>5,006,948.99</u> | \$4,079,927.75 <u>5,708,613.00</u> | \$10,731,648.91 <u>18,701,947.08</u> |

M/WBE INFORMATION

In accordance with the City’s Business Inclusion and Development Policy adopted on September 23, 2020, by Resolution No. 20-1430, as amended, the M/WBE participation on this contract is as follows:

| Contract Amount | Procurement Category | M/WBE Goal | M/WBE % | M/WBE \$ |
|--|----------------------|------------|---------|----------|
| \$28,177,509.08 <u>29,417,509.07</u> | Other Services | N/A | TBD | TBD |
| <ul style="list-style-type: none"> • The Business Inclusion and Development Policy does not apply to Other Service contracts. | | | | |

• AECOM Technical Services Inc. - Local; Workforce - 26.00% Local • Apex TITAN, Inc. - Local; Workforce - 0.80% Local • APTIM Environmental & Infrastructure, Inc. - Local; Workforce - 5.30% Local • Arre Zepeda & Bunz, LLC - Local; Workforce - 32.81% Local • ~~W&M Environmental, Division of~~ Braun Corporation - Non-Local; Workforce - 7.69% Local • Burns and McDonne Engineering Co., Inc. - Local; Workforce - 16.52% Local • EA Engineering, Science, and Technology, Inc., PBC - Non-local; Workforce - 2.38% Local • Enercon Services, Inc. - Local; Workforce - 10.52% Local • EnSafe - Non-local; Workforce - 12.00% Local • Ensolum, LLC - Local Workforce - 0.00% Local • Freese and Nichols, Inc. - Non-Local; Workforce - 34.74% Local • Texas Green Star Environmental, LLC dba. Green Star Environmental - Local; Workforce - 0.00% Local • Gresham Smith and Partners - Non-local; Workforce - 39.29% Local • Groundwater Environment Services, Inc. - Local; Workforce - 0.00% Local • Halff Associates, Inc. - Local; Workforce - 20.94% Local • InControl Technologies LLC - Non-local; Workforce - 43.48% Local • Clark Associates, Inc. dba LCA Environmental, Inc. - Non-Local; Workforce - 30.77% Local • Mod Geosciences - Non-local; Workforce - 0.00% Local • Alan Plummer and Associates Inc. dba. Plummer Associates, Inc., - Non-local; Workforce - 47.06% Local • Raba Kistner, Inc. -Non-local; Workforce - 0.00% Local • Terracon Consultants, Inc. - Local; Workforce - 7.83% Local • Westo Solutions, Inc. - Non-Local; Workforce 0.00% Local • Wood Environment & Infrastructure Solutions, Inc. - Local; Workforce 1.00% Local

PROCUREMENT INFORMATION

Method of Evaluation for Award Type:

| | |
|----------------------------|---|
| Request for Qualifications | <ul style="list-style-type: none"> • Utilized for procurements involving professional services • Recommended offeror whose response is most qualified, considering the relative evaluation factors stated in the specifications • Always involves a team evaluation • Allows for negotiation on contract terms, including price |
|----------------------------|---|

The Office of Procurement Services received the following proposals from solicitation number BFZ20-00011241. We opened them on May 29, 2020. We recommend the City Council award these service price agreements to the most advantageous proposers.

*Denotes successful proposers

| <u>Proposers</u> | <u>Address</u> | <u>Initial Score</u> |
|---|--|-----------------------------|
| *AECOM Technical Services, Inc. | 13355 Noel Rd. Suite 400 Dallas, TX 75240 | 89.83 |
| *Alan Plummer and Associates, Inc dba. Plummer Associates, Inc. | 1320 South University Dr. Suite 300 Fort Worth, TX 76107 | 88.33 |
| *Apex TITAN, Inc. | 12100 Ford Rd. | 89.17 |

| | | |
|---|---|---------|
| | Suite 401 Dallas, TX 75234 | |
| *APTIM Environmental & Infrastructure, Inc. | 12005 Ford Rd. Suite 600 Dallas, TX 75234 | 94.67 |
| *Arredondo, Zepeda & Brunz, LLC | 11355 McCree Rd. Dallas, TX 75238 | 88.17 |
| * W&M Environmental, a Division of Braun Intertec Corporation | 714 Greenville Ave. Suite 600 Allen, TX 75002 | 90.83 |
| *Burns and McDonnell Engineering Co., Inc. | 100 Energy Way Suite 1700 Fort Worth, TX 76102 | 90.83 |
| *EA Engineering, Science, and Technology, Inc., PBC | 405 State Highway 121 Bypass Suite C-100 Lewisville, TX 75067 | 90.00 |
| *Enercon Services, Inc. | 15770 North Dallas Pkwy. Suite 400 Dallas, TX 75248 | 93.17 |
| *EnSafe | 308 North Peters Rd. Suite 200 Knoxville, TN 37922 | 85.50** |
| *Ensolum, LLC | 2351 West. Northwest Hwy. Suite 1203 Dallas, TX 75165 | 87.17 |
| *Freese and Nichols, Inc. | 4055 International Plaza Suite 200 Fort Worth, TX 76109 | 91.83 |
| *Gresham Smith and Partners | 222 Second Ave. South Suite 1400 Nashville, TN 37201 | 89.67 |
| *Groundwater & Environmental Services, Inc. | 101 East Southwest Pkwy. Suite 114 Lewisville, TX 75067 | 91.67 |
| *Half Associates, Inc. | 1201 North Bowser Rd. Richardson, TX 75081 | 92.17 |

| | | |
|--|---|-------|
| *InControl Technologies LLC | 14731 Pebble Bend Dr. Houston, TX 77068 | 83.17 |
| *Lynn Clark Associates, Inc. LCA Environmental, Inc | 13221 Bee St. Farmers Branch, TX 75234 | 87.83 |
| *Modern Geosciences | 5100 Thompson Terrace Colleyville, TX 76034 | 95.67 |
| Professional Service Industries, Inc. (PSI) | 310 Regal Row Suite 500 Dallas, TX 75247 | 84.50 |
| *Raba Kistner, Inc. | 12821 West Golden Ln. San Antonio, TX 78249 | 80.17 |
| *Terracon Consultants, Inc. | 8901 Carpenter Suite 100 Dallas, TX 75247 | 95.50 |
| *Texas Green Star Environmental, LLC dba. Green Star Environmental | 1325 West Randol Mills Rd. Arlington, TX 76012 | 88.17 |
| VRX, Inc | 2500 North Dallas Pkwy. Suite 450 Plano, TX 75093 | 83.67 |
| *Weston Solutions, Inc. | 2600 Dallas Parkway Suite 280 Frisco TX 75034 | 91.83 |
| *Wood Environment & Infrastructure Solutions, Inc. | 4801 Spring Valley Rd. Dallas, TX 75244 | 92.83 |

The following vendors were not considered for further evaluation:

| | | |
|---|--|-------|
| 1 Priority Environmental Services, LLC | 4028 Daley Ave. Fort Worth, TX 76180 | 50.5 |
| AEI Consultants | 2500 Camino Diablo Walnut Creek, CA 94596 | 77.67 |
| Allen & Company Environmental | 1600 California Pkwy. N. Fort Worth, TX 76115 | 69.00 |
| Alpha Testing, Inc | 2209 Wisconsin St. Dallas, TX 72559 | 79.83 |

| | | |
|--|---|----------------|
| ATC Group Services | 500 West Cummings Park Suite 3750 Woburn, MA 01801-6350 | 69.17 |
| BENAS Environmental Services, Inc. | 324 Crooked Tree Ct. East Highway 121 Coppell, TX 75019 | 73.33 |
| EnviroQuest, Inc. | 645 Pinnacle Cr. Lewisville, TX 75077 | 3.33 |
| Giles Engineering Associates, Inc. | 2626 Lombardy Ln. Suite 105 Dallas, TX 75220 | 65.33 |
| Kleinfelder, Inc. | 7805 Mesquite Bend Dr. Suite 100 Irving, TX 75063 | 79.00 |
| Liaise Environmental, Inc. | 9112 West Lake Highlands Dr. Dallas, TX 75218 | 62.00 |
| Pacific Environmental Group, LLC | 1001 West Eules Blvd. Suite 206 Eules, TX 76040 | |
| Reliance Engineering and Environmental Services, LLC | 10455 North Central Expwy. Suite 109-441 Dallas, TX 75231 | 65.67 |
| The VERTEX Companies, Inc. | 1600 Corporate Ct. Suite 100 Irving, TX 75038 | 71.67 |
| TRC Companies | 700 Highlander Blvd. Arlington, TX 76015 | 73.83 |
| HP EnviroVision | 310 East Trinity Blvd. Suite 800 Grand Prairie, TX 75050 | Non-responsive |
| Jones & Carter, Inc. | 6509 Windcrest Dr. Suite 600 Plano, TX 75024 | Non-responsive |
| Pacific Environmental Group, LLC | 1001 West Eules Blvd. Suite 206 Eules, TX 76040 | Non-responsive |

RNDI Companies, Inc

519 East Interstate 30
Suite 157
Rockwall, TX 75087

Non-responsive

**The City has received a protest regarding this procurement which has been addressed. Please find attached the vendor protest letter and the City's response.

OWNERS

AECOM Technical Service, Inc.

Roger Wiederkehr, President
Keenan E. Driscoll, Chief Financial Officer
Reggie Herman, Vice President
Charles F. Szurgot, Secretary

Apex TITAN, Inc.

David Fabianski, President
Darwin Nelson, Sr. Vice President
Diane Anderson, Vice President

APTIM Environmental & Infrastructure, Inc.

Rick Faircloth, Vice President
Wade Bass, Secretary
Amandeep Kang, Director

Arredondo, Zepeda & Brunz, LLC

Alfonso Garza, President
Roy Brunz, Vice President

~~W&M Environmental, a Division of~~ Braun Intertec Corporation

Jon Carlson, Chief Executive Officer
Austin Heider, Director

Burns and McDonnell Engineering Co., Inc.

Ray Kowalik, Chief Executive Officer
Paul Fischer, President
Scott Clark, Vice President

EA Engineering, Science, and Technology, Inc., PBC

Ian D. MacFarlane, President
Michael Battle, Executive Vice President
Roger Place, Sr. Vice President

Enercon Services, Inc.

Robert Bryan, Chief Executive Officer
Greg Rudell, Chief Financial Officer

EnSafe

Donald Bradford, President
Paul Stoddard, Vice President, Geological Services

Ensolum, LLC

Darren Bowden, Principal

Freese and Nichols, Inc.

Brian Coltharp, President
David Bennet, Vice President

Green Star Environmental

Leonard Albright, Principal

Gresham Smith and Partners

Alan Pramuk, Chairman
Chris Kaakaty, Sr. Vice President

Groundwater & Environmental Services, Inc.

Edward Van Woudenberg, Chief Executive Officer
Ann Downey, Chief Operating Officer
C. Keith Bradley, Director of Water and Natural Resources

Halff Associates, Inc.

Mark Edwards, President
Todd, Jackson, Chief Operations Officer

InControl Technologies LLC

Angela Marcon, President
Michael Marcon, Vice President

Lynn Clark Associates, Inc. dba LCA Environmental, Inc.

Mary Ann Clark, President
Yale Lynn Clark, Principal Geoscientist

Modern Geosciences

Kenneth Tramm, Principal

PLUMMER

Chris Young, President
Steve Coonan, Chief Financial Officer

Professional Service Industries, Inc.

Christopher Carsten, Chief Operating Officer
Todd Andrews, Secretary

Raba Kistner, Inc.

Gary Raba, President
Thomas Burr, Sr. Vice President

Terracon Consultants, Inc.

M. Gayle Packer, President
Donald Vrana, Vice President

Weston Solutions, Inc.

Alan Solow, Chief Executive Officer
Vincent Laino, Sr. Vice President

Wood Environment & Infrastructure Solutions, Inc.

Lytle Troutt, President