



Legislation Details (With Text)

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**On agenda:** 9/23/2020      **Final action:** 9/23/2020

**Title:** Authorize a professional services contract with Pacheco Koch Consulting Engineers, Inc. for schematic design, design development, construction documents, procurement and construction observation phases for the Trinity Strand Hi-Line Span Project, a new pedestrian bridge at the end of Hi Line Drive in the Dallas Design District to connect the new Circuit Trail and the Katy Trail to the Trinity Strand Trail - Not to exceed \$511,000.00 - Financing: Design District TIF Fund (subject to current and future appropriations from tax increments)

**Sponsors:**

**Indexes:** 6

**Code sections:**

**Attachments:** 1. Map, 2. Resolution

Date	Ver.	Action By	Action	Result
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**STRATEGIC PRIORITY:** Quality of Life

**AGENDA DATE:** September 23, 2020

**COUNCIL DISTRICT(S):** 6

**DEPARTMENT:** Park & Recreation Department

**EXECUTIVE:** John D. Jenkins

**SUBJECT**

Authorize a professional services contract with Pacheco Koch Consulting Engineers, Inc. for schematic design, design development, construction documents, procurement and construction observation phases for the Trinity Strand Hi-Line Span Project, a new pedestrian bridge at the end of Hi Line Drive in the Dallas Design District to connect the new Circuit Trail and the Katy Trail to the Trinity Strand Trail - Not to exceed \$511,000.00 - Financing: Design District TIF Fund (subject to current and future appropriations from tax increments)

**BACKGROUND**

On May 9, 2018, a Request for Qualifications (RFQ) was issued for Engineering and Landscape Architecture Consulting Services for Park Site Development Projects in the 2017 Bond Program. The projects included in this RFQ were considered "Simple Projects" which utilize the RFQ only selection process. Pacheco Koch Consulting Engineers, Inc. was evaluated and determined to be the most qualified for the Trinity Strand Hi-Line Span Project ("Project").

This action will authorize a professional services contract with Pacheco Koch Consulting Engineers, Inc. for the Project, a new pedestrian bridge at the end of Hi Line Drive in the Dallas Design District connecting the existing Trinity Strand Trail, behind the Rodeo Goat Restaurant crossing the Trinity Meanders to connect to the Circuit Trail and the end of Hi Line Drive, just north of Oak Lawn Avenue and directly adjacent to the new Virgin Hotel located at 1445 Turtle Creek Boulevard, in an amount not to exceed \$511,000.00.

Pacheco Koch Consulting Engineers, Inc. will provide professional services for all aspects of the Project, including survey, schematic design, design development, public input, construction documents and construction observation services. This professional services contract will also provide for survey, engineering, and preparation of construction document, in an amount not to exceed \$511,000.00.

Staff has been working in collaboration with the Friends of the Trinity Strand Trail, the Circuit Trail Conservancy, and Dallas County on a proposal to further trail connections in the Dallas Design District. On February 10, 2020, the Design District TIF Board recommended TIF funding up to \$7,000,000.00 for design and construction of the Project.

The initial scope for the Project includes civil engineering and design services. The Project will be implemented by the City's Park and Recreation Department in coordination with the City's Office of Economic Development and other stakeholders. The design process will begin with existing TIF funding. The timing of construction will be determined by the outcome of the design process and the availability of current/future TIF funds.

**ESTIMATED SCHEDULE OF PROJECT**

Begin Design                      October 2020  
Complete Design                September 2021  
Begin Construction              January 2022  
Complete Construction        June 2023

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On February 10, 2020, the Design District TIF Board reviewed the proposed Trinity Strand Hi-Line Span Project and recommended TIF funding up to \$7,000,000.00 for design and construction of the Project.

On August 20, 2020, the Park and Recreation Board authorized a professional services contract with Pacheco Koch Consulting Engineers, Inc. for schematic design, design development, construction documents, procurement and construction observation phases for the Project.

**FISCAL INFORMATION**

Fund	FY 2020	FY 2021	Future Years
Design District TIF Fund	\$511,000.00	\$0.00	\$0.00

**M/WBE INFORMATION**

In accordance with the City’s Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as follows:

<b>Contract Amount</b>	<b>Category</b>	<b>M/WBE Goal</b>	<b>M/WBE %</b>	<b>M/WBE \$</b>
\$511,000.00	Architectural & Engineering	25.66%	100.00%	\$511,000.00
• This contract exceeds the M/WBE goal.				
• Pacheco Koch Consulting Engineers, Inc. - Local; Workforce - 15.00% Local				

**PROCUREMENT INFORMATION**

In accordance with Administrative Directive 4-5, Pacheco Koch Consulting Engineers, Inc. was selected as the most qualified consultant, due to their previous programming, public input and schematic design work for the previous phase of the Trinity Strand Trail - Phase Two.

**OWNER**

**Pacheco Koch Consulting Engineers, Inc.**

Mark Pacheco, P.E., President and Chief Executive Officer

**MAP**

Attached