



Legislation Text

File #: 20-2416, **Version:** 1

STRATEGIC PRIORITY: Government Performance and Financial Management

AGENDA DATE: January 13, 2021

COUNCIL DISTRICT(S): 4, 6, Outside City Limits

DEPARTMENT: Office of Procurement Services

EXECUTIVE: Elizabeth Reich

SUBJECT

Authorize a three-year service price agreement for railroad spur track inspections, maintenance, and repair services for the Water Utilities Department - Lone Star Railroad Contractors, Inc. in the estimated amount of \$365,428.70 and Coastline Rail Engineering, LLC in the estimated amount of \$51,840.00, most advantageous proposers of nine - Total estimated amount of \$417,268.70 - Financing: Dallas Water Utilities Fund

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 price agreement will provide for railroad spur track inspections, maintenance, and repair services for the Water Utilities Department. The Water Utilities Department receives essential bulk chemicals by railroad car that are used in the treatment and purification of water. Maintaining the railroad track infrastructure is essential to meeting safety standards and enables railroad cars to safely enter Water Utilities Department properties. Coastline Rail Engineering, LLC will perform railroad track inspections and Lone Star Railroad Contractors, Inc. will provide maintenance and repair services. Four Water Utilities Department properties contain approximately 13,000 feet of existing railroad tracks which will be maintained through this agreement:

- Bachman Water Purification Plant
- Central Wastewater Treatment Plant
- Eastside Water Purification Plant
- Elm Fork Water Purification Plant

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

- Department of Equipment and Fleet Management (1)
- Department of Sustainable Development and Construction (1)
- Department of Transportation (1)
- Water Utilities Department (2)
- Office of Economic Development Business Workforce and Inclusion Division (1)*
- Office of Procurement Services (1)*

*The Office of Procurement Services only evaluated cost and the Office of Economic Development Business Workforce and Inclusion Division only evaluated the Business Inclusion and Development Policy.

The committee selected the successful proposers on the basis of demonstrated competence and qualifications under the following criteria:

- Experience 30 points
- Cost and timeframe 30 points
- Approach 25 points
- Business Inclusion and Development Policy 15 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 \$12.38; the selected vendor meets this requirement.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On April 12, 2017, City Council authorized a three-year service contract for railroad spur track inspections, maintenance, and repairs with Lone Star Railroad Contractors, Inc. and HAFCO Services, Inc. by Resolution No. 17-0566.

FISCAL INFORMATION

Fund	FY 2021	FY 2022	Future Years
Dallas Water Utilities Fund	\$139,088.70	\$139,090.00	\$139,090.00

<u>Council District</u>	<u>Amount</u>
4	\$121,787.60
6	\$ 84,300.20
Outside City Limits	<u>\$211,180.90</u>
Total	\$417,268.70

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:

<u>Contract Amount</u>	<u>Category</u>	<u>M/WBE Goal</u>	<u>M/WBE %</u>	<u>M/WBE \$</u>
\$417,268.70	Other Services	23.80%*	12.66%	\$52,840.00
<ul style="list-style-type: none"> *This item reflects previous Business Inclusion and Development Policy M/WBE goal. 				
<ul style="list-style-type: none"> This contract does not meet the M/WBE goal, but complies with good faith efforts. 				
<ul style="list-style-type: none"> Coastline Rail Engineering, LLC - Non-Local; Workforce - 25.00% Local Lone Star Railroad Contractors, Inc. - Non-Local; Workforce - 0.00% Local 				

PROCUREMENT INFORMATION

Method of Evaluation for Award Type:

Request for Competitive Sealed Proposal	<ul style="list-style-type: none"> Utilized for high technology procurements, insurance procurements, and other goods and services Recommended offeror whose proposal is most advantageous to the City, considering the relative importance of price, and other evaluation factors stated in the specifications Always involves a team evaluation Allows for negotiation on contract terms, including price
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The Office of Procurement Services received the following proposals from solicitation number BJZ20-00014012. We opened them on July 31, 2020. We recommend the City Council award this service price agreement to the most advantageous proposer by group.

*Denotes successful proposers

<u>Proposers</u>	<u>Address</u>	<u>Score</u>	<u>Group 1 Amount</u>	<u>Group 2 Amount</u>
*Coastline Rail Engineering, LLC	4008 Louetta Rd. Spring, TX 77388	77.2	\$ 51,840.00	No Bid

RailPros Field Services dba RailPros Holdings	1320 Greenway Dr. Irving, TX 75038	62.5	\$72,000.00	No Bid
*Lone Star Railroad Contractors, Inc.	1201 South Hwy. 45 Ennis, TX 75119	57.0	No Bid	\$365,428.70
Hafco Services, Inc.	11411 Bristle Oak Tr. Austin, TX 78750	54.6	\$57,600.00	No Bid
Track Smarts, LLC	106 Lakeview Court Joshua, TX 76058	47.4	\$84,240.00	No Bid
Railworks Track Systems, Inc.	1600 West 13th St. Deer Park, TX 77536	46.8	No Bid	\$398,424.02
Am-Rail Construction, Inc.	4600 Sapp Rd. Kannapolis, NC 28083	44.4	\$71,280.00	No Bid
American Track Generations, LLC	2488 Golden Triangle Blvd. Fort Worth, TX 76117	38.4	No Bid	\$432,515.67
Via Rail Engineering, Inc.	1427 Maribel Rd. Maribel, WI 54227	37.6	\$97,200.00	No Bid

OWNERS

Lone Star Railroad Contractors, Inc.

Josh Newman, President
Susan Hamm, Vice President

Coastline Rail Engineering, LLC

Dr. Nick Coleman, P.E., PMP, Principal