

City of Fort Worth, Texas

# Mayor and Council Communication

DATE: 06/10/25 M&C FILE NUMBER: M&C 25-0481

LOG NAME: 80WATER GARDENS RENOVATION DESIGN SERVICES

SUBJECT

(CD 9) Authorize Execution of an Engineering Agreement with Freese and Nichols, Inc., in an Amount Up to \$693,078.00 for Preparation of Construction Documents for Renovations to the Fort Worth Water Gardens (2022 Bond Program)

RECOMMENDATION:

It is recommended that the City Council authorize execution of a standard engineering agreement with Freese and Nichols, Inc., in an amount up to \$693,078.00 for preparation of construction documents for renovations to the Fort Worth Water Gardens (City Project No. 104751).

DISCUSSION:

The purpose of this Mayor and Council Communication (M&C) is to authorize the execution of a standard engineering agreement with Freese and Nichols, Inc., in an amount up to \$693,078.00, for design services to address various repairs and improvements needed for the renovation of the Fort Worth Water Gardens.

In preparation for the 2022 Bond Program, the Park & Recreation Department (PARD) issued a request for qualifications (RFQ) for professional services related to civil, planning, facility and park development. As a result of this RFQ, a pool of 22 professional service firms was created. Freese & Nichols, Inc., with their previous experience in Water Gardens projects, was selected as the most qualified firm to undertake this project.

The scope will include improvement or replacement of aging infrastructure, including pipes, pump systems, electrical, lighting, operating system software, and concrete paving for the 50-year-old Water Gardens as part of the 2022 Bond Program.

The Fort Worth Water Gardens, a distinguished 4.3-acre urban park situated just south of the Fort Worth Convention Center, was designed by renowned architects Philip Johnson and John Burgee and completed in 1974.

On March 19, 2024, the City Council authorized a professional service agreement with Freese and Nichols, Inc., for professional services associated with the renovation of the Fort Worth Convention Center (City Secretary No. 61306, M&C 24-0230); included in the scope was an assessment report for the Fort Worth Water Gardens. On November 20, 2024, Amendment No. 1 was administratively executed for investigative research on the history of design and construction improvements at the Water Gardens, along with evaluations of existing lighting conditions, to be included along with the overall site assessment report.

Funding is budgeted in the 2022 Bond Program Fund in the amount of \$6,500,000.00 for renovations at the Fort Worth Water Gardens (22 Bond Water Garden project).

This project is included in the 2022 Bond Program. The City's Extendable Commercial Paper (ECP) (M&C 22-0607; Ordinance 25675-08-2022) provides liquidity to support the appropriation. Available resources will be used to actually make any interim progress payments until debt is issued. Once debt associated with a project is sold, debt proceeds will reimburse the interim financing source in accordance with the statement expressing official Intent to Reimburse that was adopted as part of the ordinance canvassing the bond election (Ordinance 25515-05-2022).

The Business Equity Division placed a 4.90% business equity goal on this solicitation/contract. Freese and Nichols, Inc., will be exceeding the goal at 21.14%, meeting the City's Business Equity Ordinance. Any changes in subcontractors will be reviewed by the Business Equity Division.

The Fort Worth Water Gardens is located in Council District 9.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that funds are available in the current capital budget, as previously appropriated, in the 2022 Bond Program Fund for the 22 Bond Water Garden project to support the approval of the above recommendation and execution of the agreement. Prior to any expenditure being incurred, the Park and Recreation Department has the responsibility to validate the availability of funds.

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