

Mayor and Council Communication

DATE: 12/10/24

M&C FILE NUMBER: M&C 24-1100

LOG NAME: 21MEADOWBROOK GC CHANGE ORDER

SUBJECT

(CD 11) Authorize Execution of Change Order No. 1 with CGC General Contractors, Inc. in the Amount of \$165,325.00 for the Meadowbrook Golf Course Maintenance Facility Located at 1815 Jenson Rd, Fort Worth, TX 76112 for a Revised Contract Amount of \$1,379,000.00 and Approve the Use of Residual American Rescue Plan Act State and Local Fiscal Recovery Funds in the Amount of \$300,000.00 to Replace the Grease Trap for the Golf Course Clubhouse

RECOMMENDATION:

It is recommended that City Council:

1. Authorize execution of Change Order No. 1 with CGC General Contractors, Inc. in the amount of \$165,325.00 for the Meadowbrook Golf Course Maintenance Facility (City Project No. 104389) located at 1815 Jenson Rd, Fort Worth, TX 76112 for a revised contract amount of \$1,379,000.00; and
2. Approve the use of residual American Rescue Plan Act State and Local Fiscal Recovery Funds in the amount of \$300,000.00 to replace the grease trap for the Golf Course Clubhouse.

DISCUSSION:

The purpose of this Mayor and Council Communication (M&C) is to authorize execution of a Change Order No. 1 in the amount of \$165,325.00. On June 11, 2024, City Secretary Contract No. 61734, (M&C 24-0496) City Council authorized execution of a contract with CGC General Contractors, Inc in the amount of \$1,213,675.00, including an Owner's Controlled Contingency for the construction of the Meadowbrook Golf Course Maintenance Facility and approved the allocation of \$2,020,500.00 from the American Rescue Plan Act to make improvements for Meadowbrook Golf Course – Maintenance Facility project (City Project No. 104389). Change Order No. 1 increases the original contract amount by \$165,325.00 for a revised contract amount of \$1,379,000.00 for the procurement and installation of golf course equipment that will help maintain carts, mowers, and other equipment utilized to maintain the golf course. This is an increase of 12%.

Anticipated residual revenue has been identified in the Meadowbrook GC - Maintenance Facility project. PARD is requesting the installation of a grease-trap for Meadowbrook GC Clubhouse, in the amount of \$300,000.00 be approved as a use for the residual American Rescue Plan Act (ARPA) revenue. The installation of the grease trap will not impact the Maintenance Facility project or annual operating and maintenance budgets. The work for this component will be completed through a Job Order Contractor with one of Property Management Department's pre-approved contractors. Grace Hebert Curtis provided the design for the Maintenance Facility and provided their design fees for the grease-trap. It is estimated that the installation and construction of the grease trap will be as outlined in the table below:

Project Costs for Grease-Trap	Amount
Design Fees	\$11,500.00
Construction Costs	\$200,000.00
Administration Fee (Special Inspections, Staff Time, Project Contingency, etc.)	\$88,500.00
Estimated Costs	\$300,000.00

Funding - Funding is budgeted in the Grants Capital Projects Federal Fund for the Park & Recreation Department for the purpose of funding construction at the Meadowbrook Golf Course Maintenance Facility, as appropriated.

Waiver of Building Permits - In accordance with the City Code of Ordinances, Part II, Chapter 7-1 Fort Worth Building Administrative Code, Section 109.2.1, Exception 2; "Work by non-City personnel on property under the control of the City of Fort Worth shall be exempt from the permit fees only if the work is for action under a contract that will be or has been approved by City Council with notes in the contract packages stating the fee is waived."

Business Equity Division - CGC General Contractors, Inc. agrees to maintain its initial M/WBE commitment of 12.64% made on the original contract and extend and maintain that same M/WBE commitment of 12.64% to this first change order. Therefore CGC General Contractors, Inc.

remains in compliance with the City's M/WBE Ordinance and attests to its commitment by its signature on the Acceptance of Previous M/WBE Commitment form executed by an authorized representative of its company.

This project is located in **COUNCIL DISTRICT 11**.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that funds are available in the current capital budget, as previously appropriated, in the Grants Cap Projects Federal Fund for the ARPA Meadowbrook GC - MaintBLD project to support the approval of the above recommendations and execution of the change order. Prior to any expenditure being incurred, the Parks & Recreation Department shall be responsible for ensuring funds are available and that only expenditures allowable under the American Rescue Plan Act are charged to the ARPA funding source. This is a reimbursement grant.

Submitted for City Manager's Office by: Dana Burghdoff 8018

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Additional Information Contact: