

# Mayor and Council Communication

**DATE:** 06/27/23

**M&C FILE NUMBER:** M&C 23-0533

**LOG NAME:** 60ROCK CREEK PHASE 1 OFFSITE GRAVITY SEWER

**SUBJECT**

(CD 6) Authorize Execution of a Community Facilities Agreement with D.R. HORTON - TEXAS, LTD., with City Participation in an Amount Not to Exceed \$495,746.05 for Oversizing for the 18-Inch and 24-Inch Extension of Rock Creek Phase 1 Offsite Sewer Main Located in South West Fort Worth and Anticipated Future Growth in South Fort Worth

**RECOMMENDATION:**

It is recommended that the City Council authorize the execution of a Community Facilities Agreement with D.R. HORTON - TEXAS, LTD., with City participation in an amount not to exceed \$495,746.05 for oversizing the 18-inch and 24-inch extension of Rock Creek Phase 1 Offsite sewer main located in south west Fort Worth and anticipated future growth in south Fort Worth.

**DISCUSSION:**

D.R. HORTON - TEXAS, LTD. (Developer) is constructing the Rock Creek Phase 1 offsite sanitary sewer project. The project will serve Rock Creek Phase 1. The Water Department is seeking to participate in the project to oversize 6,955 linear feet of 18-inch and 24-inch sewer main to provide additional capacity for future growth within the basin. The construction cost for the project is estimated to be allocated at 83.8% for the Developer and 16.2% for the City. The Rock Creek Phase 1 offsite sewer project is assigned City Project No. 104506 and Accela System Record IPRC22-0211.

The Developer has publicly bid the project. The City's cost participation in the oversizing of the sewer main is estimated to be in an amount not to exceed \$495,746.05 as shown in the table below. Payments to the Developer are estimated to be \$447,790.36 for construction costs, \$28,696.68 for design fees, and \$8,955.81 for material testing costs. The City's cost participation also includes \$10,303.20 for construction inspection service fees and administrative material testing service fees. An additional \$67,168.55 in contingency funds will cover the City's portion of any change orders.

A. Construction	Developer Cost 83.8%	City Cost 16.2%	Total Cost
Sewer	\$2,316,347.64	\$447,790.36	\$2,764,138.00
Contingency 15%	\$0.00	\$67,168.55	\$67,168.55
Construction Fees			
A. Construction Inspection Fee	\$47,137.50	\$9,112.50	\$56,250.00
B. Admin Material Testing Fee	\$6,159.30	\$1,190.70	\$7,350.00
C. Water Testing Lab Fee	\$0.00	\$0.00	\$0.00
D. Material Testing Cost	\$0.00	\$8,955.81	\$8,955.81
E. Design	\$148,443.32	\$28,696.68	\$177,140.00
<b>Total Project Cost</b>	<b>\$2,369,644.44</b>	<b>\$562,914.60</b>	<b>\$3,081,002.36</b>

\*Numbers will be rounded up for accounting purposes.

The reimbursement of the City participation, excluding inspection and material testing fees, is not a lump-sum amount and may be less than the stated amount depending upon the actual quantities and unit prices from the Notice of Final Completion package, commonly referred to as the Green Sheet package.

Funding for the Community Facility Agreement (CFA) – Rock Creek Phase 1 Offsite Sanitary Sewer (City Project No. 104506) is as depicted in the table below:

Fund	Existing Appropriations	Additional Appropriations	Project Total*
W& S Rev Bonds Series 2021 - Fund 56019	\$563,000.00	\$0.00	\$563,000.00
Total Project	\$563,000.00	\$0.00	\$563,000.00

Funding is budgeted in the W&S Rev Bonds Series 2021 Fund for the purpose of funding the CFA-Rock Creek Ph 1 Offsite SS project, as appropriated.

BUSINESS EQUITY – A goal is not required under Business Equity Ordinance 25165-10-2021 when City spending participation on Community Facilities Agreements are less than \$1,000,000.00 dollars.

This project is located in COUNCIL DISTRICT 6

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**FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that upon approval of the above recommendation and execution of the contract, funds are available in the current capital budget, as appropriated, in the W&S Rev Bonds Series 2021 Fund CFA-Rock Creek Ph 1 Offsite SS project. Prior to any expenditure being incurred, the Water Department has the responsibility to validate the availability of funds.

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

**Originating Business Unit Head:** Chris Harder 5020

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Expedited