



## AGENDA MEMORANDUM

Action Item for the City Council Meeting of April 11, 2023

**DATE:** April 11, 2023

**TO:** Peter Zanoni, City Manager

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**Professional Services Contract**  
**Wastewater Maintenance Facility**

**CAPTION:**

Motion authorizing a professional services contract with RVK Architecture, San Antonio, Texas, for the design of a new Wastewater Maintenance Facility located in Council District 3, in an amount not to exceed \$443,392.00, with FY 2023 funding available from Revenue Bonds.

**SUMMARY:**

This motion authorizes approval of a professional services contract to provide design, bid, and construction phase services for the Wastewater Maintenance Facility. This project is to design a turnkey, approximately 10,361 square foot warehouse facility that is outfitted with offices, cubicles, a multipurpose break & training room, restrooms, and a maintenance area.

**BACKGROUND AND FINDINGS:**

Corpus Christi Water (CCW) staff proposed to build a Wastewater Maintenance Facility which includes the following components:

- Mechanical and electrical maintenance working space.
- Mechanical and electrical/instrumentation inventory storage space
- Offices and working space for wastewater mechanical, electrical/instrumentation, and pretreatment staff.

Wastewater division operates and maintains the City's six wastewater treatment plants (WWTPs) and 105 lift stations. To carry out this work, many mechanical, electrical, and instrumentational devices are required. Additionally, parts frequently need routine maintenance, repairs, and replacements. However, because the wastewater division doesn't have a dedicated maintenance

center, numerous mechanical, electrical and instrumentational parts were scattered different locations causing monetary waste.

To implement real asset management and make full use of in-house capacity for operations and maintenance in wastewater treatment business, a centralized wastewater maintenance facility is needed for staff to repair, replace, store, and deploy mechanical, electrical, and instrumentational equipment, devices, and parts. Staff believes that incorporated with the City’s asset management software of Maximo system, this maintenance facility will bring significant benefits including cost-savings, effective operations and maintenance, and a decrease in emergency events from a mid-long term viewpoint.

Additionally, this maintenance facility will provide adequate parking for personal and city fleet vehicles and equipment and the necessary working offices and spaces for wastewater mechanical and electrical maintenance and repair staff, and pretreatment staff. Due to office and workspace shortages, the mechanical and electrical staff has not had their own working spaces for many years, and the pretreatment staff have been working at the Navigation Pump Station for five years. While the Navigation Pump Station is to be in service, it is not an appropriate facility for pretreatment staff to perform normal office work activities in.

**PROJECT TIMELINE**

2023	2023-2024	2024-2025
April - October	November - January	February - October
Design	Bid/Award	Construction

Projected schedule reflects City Council award design services in April 2023, with conceptual design, and permitting completion anticipated by end of October 2023. The project schedule is dependent on a timely issuance of Notice to Proceed and is based on estimated time periods for review, response.

**COMPETITIVE SOLICITATION PROCESS:**

RVK was selected for the Professional Engineering Service in January 2022 under RFQ 3977, Professional Engineering Services for Capital Improvement Projects FY2022. RVK is one of 8 firms that submitted qualifications for this project announcement.

On December 13, 2021, the Contracts and Procurement Department issued a Request for Qualifications for engineering services with the RFQ Number 3977 for Professional Engineering Services for Capital Improvement Projects FY2022. The City received a total of 8 Statements of Qualifications. The selection committee consisted of representatives from Engineering Services, Wastewater Department, and the City Manager’s Office (non-scoring member).

**ALTERNATIVES:**

City Council could choose not to approve the proposed professional services agreement; however, the Wastewater Maintenance Facility is an approved project in the Wastewater CIP for FY 2023, and it will cause a delay in the development of the unified Wastewater Maintenance Facility if this professional services agreement is not approved.

**FISCAL IMPACT:**

The fiscal impact in FY 2023 is an amount of \$443,392.00 with funding available from the Wastewater Department revenue bonds.

**FUNDING DETAIL:**

Fund: WW 2012B RVBD (Fund 4249)  
Department: Wastewater (46)  
Organization: Grants & Capital Project Funds (89)  
Project: Wastewater Maintenance Shop (Project No. 22129)  
Account: Outside Consultants (550950)  
Activity: 22129-4249-EXP  
Amount: \$443,392.00

**RECOMMENDATION:**

Staff recommends approval of the professional services contract with RVK, in an amount not to exceed \$443,392.00 for Wastewater Maintenance Facility. The design will begin in April 2023 with estimated design completion by October 2023.

**LIST OF SUPPORTING DOCUMENTS:**

Location and Vicinity Maps  
Evaluation Matrix  
Contract  
CIP Page  
PowerPoint