

**City Council Policy/Business/Consent Agenda Q&A's**  
**April 22, 2024**

Updated as of 3:40

<u>Submitted By:</u>	<u>Agenda Item # and Questions</u>	<u>Answers/Considerations</u>
<p>Please note that business item #13 Lease of Office Space for Code Enforcement Team is being pulled from the agenda by staff</p>		
<b>Consent Items</b>		
<p>Mayfield</p>	<p><b>18. Cooperative Purchasing Contract for HVAC Equipment, Supplies, and Installation</b>            Please confirm that this new vendor's products are consistent with our SEAP facilities goals.</p>	<p>Yes, this company (ALC) is one of three remote monitoring services that are the backbone of our Building Automation System (BAS) program. With BAS functionality, our Energy Management Group is able to monitor more than 100,000 data points across our building portfolio. The General Services Energy Managers write computer coding to optimize each building's energy use, down to writing codes for individual air handlers in a ceiling for example. All of this is an effort to reduce the building's energy footprint as measured by the EUI (Energy Use Index). Just as important, the BAS systems allow our staff to diagnose, and in some cases, solve mechanical, electrical and HVAC issues before stepping onto the site, saving travel time.</p>
<p>Mayfield</p>	<p><b>20. Public Auction for Disposal of Surplus Equipment</b>            Are we reaching out to our non-profit partners prior to auctioning some of these vehicles such as the 2020 Transit Van? If not, why aren't we?</p>	<p>The city currently does not proactively reach out to non-profits to notify them of vehicles upcoming for auction. However, we do post the items publicly. Requests for donations are assessed as receive to be consistent with city practices and state laws.</p>
<p>Mayfield</p>	<p><b>21. Tree Maintenance and Removal Services</b>            What was CBI's involvement in outreach for this contract? We only have 2 registered vendors being included for contracts.</p>	<p>The Procurement Lead for this contract emailed 75 firms from the CBI database.</p> <p>Tree maintenance requires the use of large equipment (ex. bucket truck, grapple truck, crane truck, chippers, etc.). This is the first year we have had MWSBE companies bid on the contracts for tree maintenance.</p> <p>Spikes-Out was the only MBE firm who submitted.</p>
<p>Mayfield</p>	<p><b>24. Water Main Replacement Construction</b>            Please clarify the CBI goal commitments. Is the \$1,450,000, for this \$13.2 M or for the entire \$25 M contract?</p>	<p>The \$1.45 M commitment is specific to the \$13.2 amendment.</p> <p>Previous commitment was 17.85% for the \$2.8 M design services and 11% for the \$8.6M GMP Design-Build Construction.</p> <p>Total is approximately \$2.9 M over the three contracts.</p>
<p>Mayfield</p>	<p><b>25. Transit Survey Research and Performance Management</b></p>	<p>Jackson Insight is in Hickory NC and has a history of conducting research surveys for the City of Charlotte, and is partnering with Customer Service Solutions, Inc. (SBE).</p>

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	Where is this company based? Do we have any local companies and in particular MWSBEs that can do this work?	This is the second solicitation for this scope. It was initially a targeted solicitation to CBI MBEs and WBEs but there was no response.
Mayfield	<p><b>26. Airport Civil Engineering Consultation Services</b></p> <p>What is the written tracking mechanism to ensure the prime keeps the subcontracting commitments?</p>	<p>Each task order that is issued to the contractor outlines the scope of work, the fee, task schedule and the subcontractors that will be used to complete the work. During the contract work, the utilization is tracked and reported.</p> <p>The city uses B2Gnow software to our support our MWSBE compliance efforts.</p>
Mayfield	<p><b>31. Land Acquisition for Tree Canopy Preservation Program.</b></p> <p>Has there ever been an instance when the lands city has purchased for tree save have later been developed?</p>	<p>The Tree Canopy Preservation Program sites are meant to be protected as conservation property in perpetuity and to increase canopy per the ordinance. There have not been instances where TCPP sites have been developed down the line and that will remain the case. There may be some passive recreational use/public access for some sites including this one but there would not be any buildings/houses/large-scale facilities built on TCPP sites. The intention for this site is also to replant where possible so we will add to the canopy further by protecting the robust canopy on this property and then plant several more trees to exist in perpetuity.</p>
Mayfield	<p><b>33. Aviation Property Transactions – 8108 &amp; 8124 Robbie Circle</b></p> <p>When the city buys land and changes its use, what are the projections in place for surrounding a residential parcel? Are they able to further develop their land as residential in the future?</p> <p>For this specific purchase who are we buying from as owners are listed as deceased, and is the value only \$390,000 for 1.3 areas and a house?</p>	<p>These two properties are within an Airport noise impacted area and are eligible for home buyout. The Airport has been buying property in this neighborhood since the 2000's. This is a voluntary program. This couple is deceased and chose to live in their homes until they passed. This property will never be redeveloped for residential due to federal aviation regulations. All airport property purchases go through an appraisal process in accordance with federal regulation.</p> <p>The remaining residential property adjacent to these parcels can remain residential. However parcels voluntarily purchased through this program can not be redeveloped to residential.</p>
Watlington	<p><b>Consent Items 16 – 30</b></p> <p>I would like an overview of the process for each contract, explanation for each single source, and explanation for how each fits into our overall strategy for MWSBE as we look ahead to 2H24 and beyond.</p>	<p>The Charlotte Business INclusion Office proactive conducts vendor outreach to work with MWSBE vendors to prepare for contracting opportunities with the city. CBI and Procurement partner with departments to identify upcoming contracting needs and opportunities to promote CBI participation.</p> <p>Specific to the agenda items 16-30 for your consideration tonight:</p>

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		<p><b>16. Adopt a Resolution Supporting a North Carolina Department of Transportation Safety Project</b></p> <p>This is a resolution of support for a project being conducted and funded by NCDOT, no city funding.</p> <p><b>17. Traffic Signal Installation and Maintenance Change Order</b></p> <p>A CBI participation goal was set based on availability of subcontracting opportunities and the specialized nature of traffic signal construction work.</p> <p>The goal was set based on the goal availability matrix. There are only 2 MBEs and 2 SBEs for this scope of services. In addition, there is little to no subcontracting opportunities.</p> <p>The goal was exceeded (goal 2.0%; committed 2.1%) .</p> <p><b>18. Cooperative Purchasing Contract for HVAC Equipment, Supplies, and Installation</b></p> <p>This is a cooperative contract the city did not conduct an RFP. Expenses are predominately for equipment.</p> <p>Cooperative purchasing contracts are exempt from CBI policy.</p> <p><b>19. General Contractor Services</b></p> <p>Contract goals were not established on this Contract as there were no viable subcontracting opportunities. However, Corner Stone Construction Services, Inc. is a city certified SBE, J.E. Brown Construction, LLC and Nance Construction, LLC are city certified WBE, SBE, and Alvakanda Construction Company, LLC and PRESA Construction, LLC are city certified MBE, SBE.</p> <p>No subcontracting opportunities: this is a single scope task. In this instance, there are certified firms included for this on-call service.</p> <p><b>20. Public Auction for Disposal of Surplus Equipment</b></p> <p>This item is authorizing the specific equipment, vehicles and items that the city does not need, or are at the end of their useful life be auctioned.</p> <p><b>21. Tree Maintenance and Removal Services</b></p> <p>Contract goals were not established on this solicitation as there were no viable subcontracting opportunities (vendor self performs). However, Coolwood Urban Forestry, LLC is a city certified SBE, and Spikes-Out Tree Care, LLC is a city certified MBE, SBE.</p> <p>No subcontracting opportunities: this is a single scope task. In this instance, there are certified firms included for this on-call service.</p>

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		<p>22. <b>Electrical Equipment Parts</b>  This contract is sole source due to standardization and compatibility with existing system. If this was not sole source would a commodities low-bid contract.</p> <p>23. <b>Industrial Protective Coatings Maintenance and Concrete Repair Services.</b>  Contract goals were not established on these Contracts as there were no viable subcontracting opportunities (vendor self-preforms the work). However, Carolina Management Team, LLC is a city certified WBE.  No subcontracting opportunities as this is a single scope task. In this instance, one of the two selected vendors is a CBI certified WBE. NOTE: In instances where there are little to no available certified MWSBEs, CBI directs the departments to make sure the MWSBEs receive the solicitation. NOTE 2: Charlotte Water did in fact contact all MWSBE firms certified in this area and only the WBE listed responded.</p> <p>24. <b>Water Main Replacement Construction</b>  The city negotiates contract participation for Design-Build contracts after scopes of work are defined for construction services. R.H. Price Inc. has committed \$1,450,000 or 10.99% of the total contract for construction services to the following certified firm:</p> <ul style="list-style-type: none"> <li>▪ Uniforce Construction Corp. (MBE, SBE) (\$1,450,000) (water main installation)</li> </ul> <p>RH Price exceeded the CBI negotiated 10% goal.</p> <p>25. <b>Transit Survey Research and Performance Management</b>  Contract goals were not established on this contract as there were no viable subcontracting opportunities. However, Jackson Insight has committed 16.2% (\$113,400) of the total initial three-year term contract amount to the following certified firm:</p> <ul style="list-style-type: none"> <li>▪ Customer Service Solutions, Inc. (SBE) (\$113,400) (goal setting and consulting)</li> </ul> <p>26. <b>Airport Civil Engineering Consultation Services</b>  The specifics of the consulting services will be based on future projects and based on the actual tasks. This is a professional service on-call contract. Some are federally funded, some are city funded. For city funded on-call services contracts, goals will be negotiated after prime identifies scopes of work.</p> <p>27. <b>Airport Consolidated Rental Car Facility Management Services</b>  The city has worked with the selected vendor to promote participation opportunities. The selected vendor has committed 33 % of the total contract to MWBE vendors.</p>

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		<p>This is a good news story based on the committed 33% participation of certified MWSBE firms.</p> <p>28. <b>Airport Overlook Relocation Construction Change Order.</b></p> <p>This contract order is exempt from CBI requirement per the policy as DBE rules apply.</p> <p><u>Disadvantaged Business Enterprise</u></p> <p>All additional work involved with this change order will be performed by Crowder Construction Company and their existing subconsultants and subcontractors.</p> <p>Established DBE Goal: 17.00%</p> <p>Committed DBE Goal: 17.01%</p> <p>Crowder Construction Company met the established subcontracting goal and committed 17.01% of the total base bid amount to the following certified firm(s):</p> <ul style="list-style-type: none"> <li>▪ A-1 Fence Company Inc. (DBE) (fencing)</li> <li>▪ BC Cannon (DBE) (traffic control/signage)</li> <li>▪ RAH Trucking Inc. (DBE) (hauling)</li> <li>▪ Reliance Construction Management Company (DBE)(\$185,000)(jet display, pipe supply)</li> <li>▪ RRC Concrete Inc. (DBE) (\$269,134) (flatwork)</li> <li>▪ Superior Seeding Inc. (DBE) (\$71,910) (erosion control)</li> <li>▪ JJ Dal Supply Company LLC. (DBE) (\$62,750) (electrical/lighting)</li> </ul> <p>29. <b>Airport Passenger Boarding Bridges Painting</b></p> <p>This is a single scope project, therefore no CBI goals established. However lowest responsible bidder was a CBI certified WBE.</p> <p>30. <b>Airport Terminal Building Renovation Design Services</b></p> <p>The city negotiates contract participation after the proposal selection process. As a result, C Design Inc. has committed 14.82% (\$1,519,420) of the total contract amount to the following certified firm(s):</p> <ul style="list-style-type: none"> <li>▪ AME Consulting Engineers (SBE) (\$1,325,000) (mechanical and electrical engineering)</li> <li>▪ Charlotte Engineers (SBE) (\$136,820) (commissioning)</li> <li>▪ Hartranft Lighting Design (WBE, SBE) (\$57,600) (lighting design)</li> </ul>