

**CITY OF SAN ANTONIO
INTERDEPARTMENTAL MEMORANDUM
PUBLIC WORKS DEPARTMENT**

CONSENT AGENDA
ITEM NO. 18

TO: Mayor and City Council

FROM: Thomas G. Wendorf, P.E., Director of Public Works

THROUGH: Terry M. Brechtel, City Manager

COPIES: Melissa Byrne Vossmer; Andrew Martin; Louis A. Lendman; Milo D. Nitschke;
File

SUBJECT: S. Flores from Malone to Octavia

DATE: May 8, 2003

SUMMARY AND RECOMMENDATIONS

This ordinance provides payment in the amount of \$24,238.00 payable to KEI, Inc., a non-MBE firm, for environmental services associated with the S. Flores from Malone to Octavia project, an authorized 1999 General Obligation Drainage Improvement Bond funded project, located in Council Districts 3 and 5. A previously On-Call Professional Services Agreement for Environmental Consulting and Remediation services with KEI, Inc., was approved by City Council on February 28, 2002, Ordinance No. 95384.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

The City of San Antonio's Environmental Services Department (ESD) conducted a Phase II subsurface investigation and identified three areas of concern along the referenced project. Petroleum contaminants were identified in the subsurface soils and groundwater associated with former gasoline stations. The ESD recommended additional assessment to delineate the vertical and horizontal extent of contamination from three former gas stations and confirm the presence or absence of potential contaminants associated with the Kelly AFB chlorinated solvent contamination plume. This information is required prior to finalizing engineering plans and specifications.

KEI Consultants has been contracted to perform a Phase II subsurface investigation for the referenced project. The subsurface investigation includes drilling and sampling a total of fifteen soil borings to approximately 15 feet below existing grade, adjacent to the areas of concern. The purpose of this investigation was to delineate the extent of contamination previously identified, and to confirm the presence or absence of groundwater contamination associated with the Kelly AFB plume. The field investigation has been completed and the final report is currently being prepared. Results from this investigation may require specific waste management procedures as well as health and safety procedures.

The S. Flores from Malone to Octavia project provides the reconstruction of existing 4 lane road to 4 lanes with curbs, 4-foot and 6-foot sidewalks at the curb, driveway approaches, and underground storm drain. The turn lane at Pleasanton will be improved. This project is under the final design

phase and is scheduled for bid advertisement November 2003, begin construction in February 2004 and be completed by May 2005.

POLICY ANALYSIS

Approval of this ordinance will be a continuation of City Council policy to construct previously approved 1999 Certificates of Obligation funded Capital Improvement Projects.

FISCAL IMPACT

This is a one-time capital improvement expenditure within budget and included in the FY 03-08 Capital Improvement Program Budget. Funds in the amount of \$24,238.00 are available from 1999 General Obligation Drainage Improvement Bond funds and authorized payable to KEI Inc.

This item represents a portion of a total estimated City project cost of \$1,083,590.00.

COORDINATION

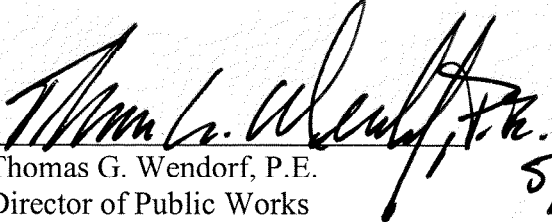
This request for ordinance has been coordinated with the Office of Management and Budget and the Finance Department.

SUPPLEMENTARY COMMENTS

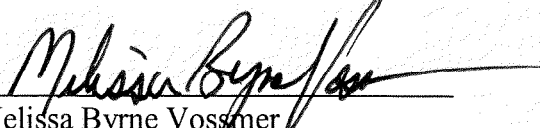
The Discretionary Contracts Disclosure Form required by the Ethics Ordinance is attached.

ATTACHMENTS

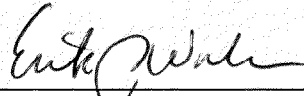
1. Project Map
2. Proposal
3. Discretionary Contract Disclosure


Thomas G. Wendorf, P.E.
Director of Public Works

5/11/03


Melissa Byrne Vossmer
Assistant City Manager

Approved:


Terry M. Brechtel
City Manager

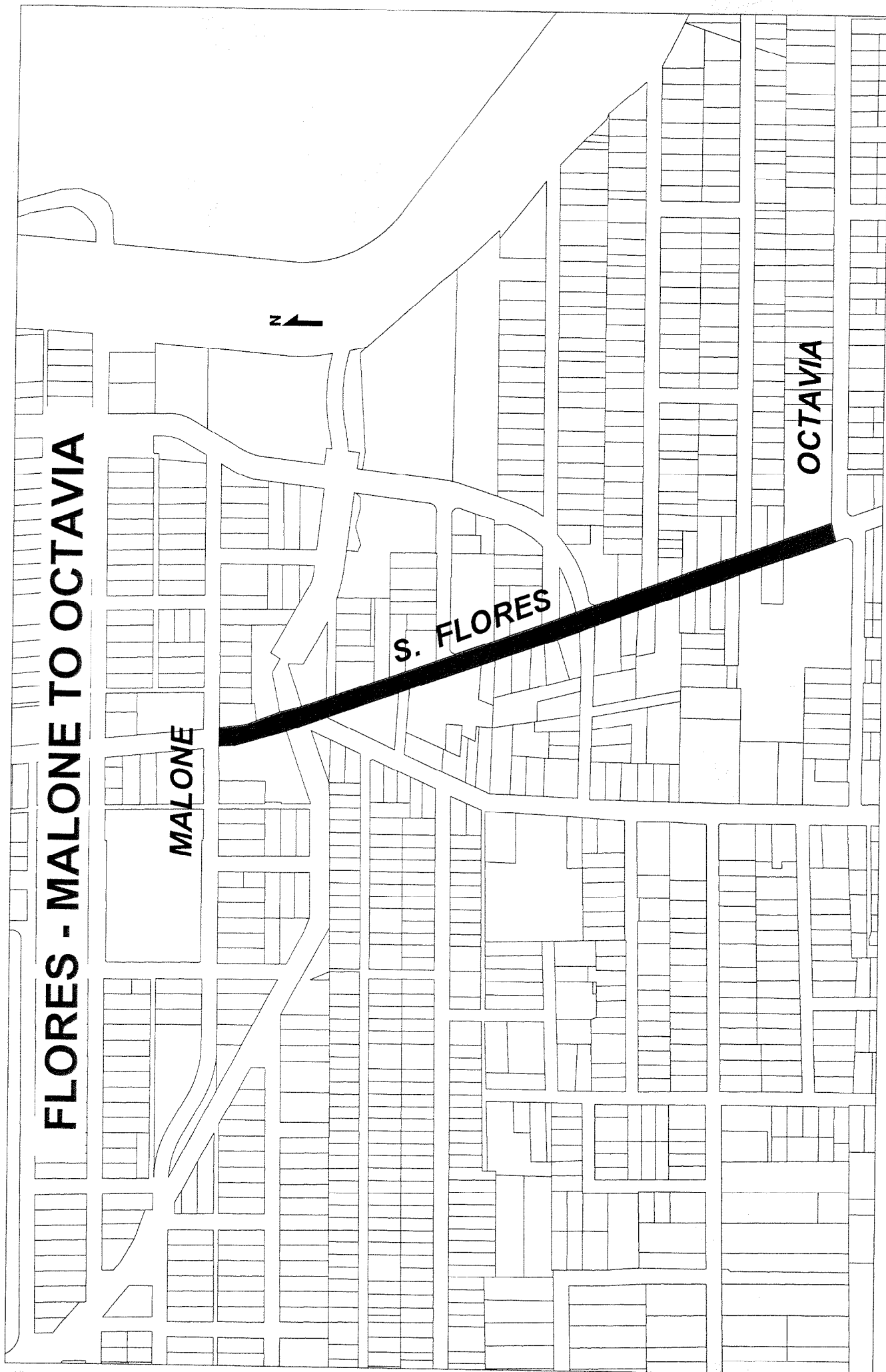
FLORES - MALONE TO OCTAVIA

MALONE

S. FLORES

OCTAVIA

12





25331 IH-10 West, Suite 101
San Antonio, Texas 78257
(210) 680-3767
(210) 680-3763 FAX

March 5, 2003

Mr. Michael Montesano
CITY OF SAN ANTONIO
Environmental Services Department
1920 Grandstand
San Antonio, Texas 78238

Re: Phase II Environmental Investigation
Flores Street between West Malone Avenue and Octavia Place
San Antonio, Texas

Dear Mr. Montesano:

KEI is pleased to submit a proposed scope of services and the associated fees to conduct a Phase II Environmental Investigation for the above referenced site. The following proposal is based on the scope of services provided by and at the request of the City of San Antonio.

Our proposed scope of services and a breakdown of our estimated fees are presented on the following pages. If you have any questions concerning our proposed scope of services or our estimated fees, please contact me at (210) 680-3767.

Respectfully,

A handwritten signature in cursive script that reads 'Kevin A. Tarleton'.

Kevin A. Tarleton

Attachment

p:\ctysa\Flores\P03-05-03.doc



PHASE II ENVIRONMENTAL INVESTIGATION SOUTH FLORES PROJECT

PROJECT INFORMATION

Based on previous Phase II Environmental Site Assessments (ESA) conducted by the City of San Antonio, petroleum contaminants from 3 former gas stations and contaminants from the Kelly Air Force Base (AFB) solvent contaminant plume may be present in the surface, subsurface soil and ground water on South Flores between West Malone Avenue and Octavia Place. A field investigation will be performed along South Flores to determine if these contaminants are present in the project area.

FIELD INVESTIGATION

A Site Specific Health and Safety Plan (SSHSP) will be prepared in accordance with OSHA requirements to identify site health and safety hazards and specify personal protective equipment required during the field investigation. Prior to drilling, KEI will develop and implement a traffic control plan (TCP) which meets the Texas Manual on Uniform Traffic Control Devices (TMUTCD) for each drilling area. The TCP will be submitted to the City of San Antonio traffic control personnel for review and approval. A street cut permit will also be obtained prior to drilling each area. KEI will also notify the Texas One Call system to verify location of underground utilities prior to drilling.

Subsurface Investigation

- In order to evaluate the potential impact to soil and ground water, 3 soil borings per former gas station site will be installed and 6 soil borings will be installed to determine if the area is in the Kelly AFB solvent plume. The borings will be drilled to an approximate depth of 15 feet below ground surface. The location of the borings will be discussed with the City of San Antonio. A KEI geologist will classify the soil in general accordance with the Unified Soil Classification System and will supervise the field activities.
- Soil samples will be obtained continuously and split into 2 separate containers. Field screening will be conducted utilizing a photo-ionization detector (PID) on 1 of the containers after allowing the sample to volatilize for approximately 30 minutes. The other container will be chilled on ice pending transport of selected samples for laboratory analysis.
- If ground water is encountered after boring completion, the KEI geologist will collect a water sample from each boring.
- The soil sample with the highest PID reading and the soil sample from the ground water interface will be transmitted for laboratory analysis.
- The soil and ground water samples collected from the soil borings will be analyzed for total petroleum hydrocarbons (TPH) and volatile organic compounds (VOCs). Soil and ground water samples collected from the former gas station sites will also be analyzed for total lead.
- Soil cuttings generated during drilling will be temporarily stored in steel drums. The soil cuttings will be transferred to the City of San Antonio's Household Hazardous Waste Facility until they can be properly disposed. The cost of soil disposal at a municipal solid waste landfill is not included in this budget. The soil cuttings will be analyzed for VOCs and TPH.



PHASE II ENVIRONMENTAL INVESTIGATION SOUTH FLORES PROJECT

The soil samples will be analyzed as follows:

- ♦ 30 samples VOCs EPA Method SW846-8260B
- ♦ 30 samples TPH TNRCC Method 1005
- ♦ 19 samples Total Lead EPA Method SW846-6010

The ground water samples will be analyzed as follows:

- ♦ 15 samples VOCs EPA Method SW846-8260B
- ♦ 15 samples TPH Texas Method 1005
- ♦ 9 samples Total Lead EPA Method SW846-6010

One composite sample of the soil cuttings will be tested for the following constituents, if required:

- ♦ 1 sample VOCs EPA Method SW846-8260B
- ♦ 1 sample TPH Texas Method 1005
- ♦ 1 sample Total Lead EPA Method SW846-6010

REPORT PREPARATION

A draft report will be prepared to present the information obtained during the Phase II Investigation. The report will present details of the field activities and indicate the results of analytical testing. Graphic logs of the soil borings, laboratory reports and State of Texas Well Reports will be presented. Upon completion of review by COSA, suggested changes or comments will be incorporated and 4 copies of the final report will be issued.

PROJECT SCHEDULE

We are available to initiate the field program upon notice to proceed. The drilling program should be completed in 3 days. The laboratory analytical testing should be completed 3 days after the samples are received in the laboratory. A draft report will be available for your review within 2 weeks after receipt of the completed laboratory results and subcontractor reports.



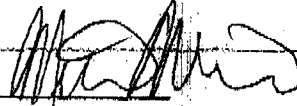
PHASE II ENVIRONMENTAL INVESTIGATION
SOUTH FLORES PROJECT

The fees for the project are based on estimates concerning time, sampling frequency, and subcontractors services. Should the scope of services change, we propose to submit a change order to indicate the additional services and the associated fee adjustment.

This proposal may be accepted by signing and returning this original via mail or fax.

ACCEPTED AND AGREED TO THIS
17th DAY OF March 2003.

CITY OF SAN ANTONIO

By: (Michael Montesano) 

Title: Environmental Protection Program Manager

ESTIMATED COST
PHASE II ENVIRONMENTAL INVESTIGATION
SOUTH FLORES BETWEEN WEST MALONE AND OCTAVIA PLACE
SAN ANTONIO, TEXAS

ACTIVITY	ESTIMATED QUANTITY / UNIT	UNIT RATE	ESTIMATED BUDGET
PLANNING / FIELD INVESTIGATION			
Drilling and Sampling	180 feet	Cost + 15%	\$ 5,800
Health and Safety Plan	1 each	Lump Sum	300
Field Geologist			
Collect Field Data (Soils and Ground Water)	26 hours	65 / hour	1,690
Coordinate Utility Clearance/Traffic Control	6 hours	65 / hour	390
Traffic Control Materials (Signage and Barricades Only)	2 days	Cost + 15%	500
Vehicle	2 days	30 / day	60
Mileage	200 miles	0.40 / mile	80
Field Equipment	2 days	50 / day	100
Subtotal			\$ 8,920
ANALYTICAL TESTING			
Soil			
VOC (EPA 8260B) Soil	31 tests	159 / test	\$ 4,920
TPH (1005) Soil	31 tests	79 / test	2,460
Total Lead (EPA 6010) Soil	19 tests	28 / test	524
Water			
VOC (EPA 8260B) Water	15 tests	159 / test	2,381
TPH (1005) Water	15 tests	79 / test	1,190
Total Lead (EPA 6010) Water	9 tests	28 / test	248
Subtotal			\$ 11,723
MANAGEMENT AND DOCUMENTATION			
Principal Engineer			
Report Review	1 hour	125 / hour	\$ 125
Sr. Geologist			
Report Review	6 hours	95 / hour	570
Project Manager			
Prepare Traffic Control Plans/ Permits	5 hours	80 / hour	400
Coordinate Field Activities/Utilities	3 hours	80 / hour	240
Coordinate Activities with COSA and Others	5 hours	80 / hour	400
Final Report Preparation	14 hours	80 / hour	1,120
Drafting	8 hours	45 / hour	360
Word Processing	8 hours	35 / hour	280
Miscellaneous Expenses		Cost + 15%	100
Subtotal			\$ 3,595
ESTIMATED TOTAL			\$ 24,238

City of San Antonio Discretionary Contracts Disclosure*

For use of this form, see City of San Antonio Ethics Code, Part D, Section 1 & 2
Attach additional sheets if space provided is not sufficient.
State "Not Applicable" for questions that do not apply.

**This form is required to be supplemented in the event there is any change in the information under (1), (2), or (3) below, before the discretionary contract is the subject of council action, and no later than five (5) business days after any change about which information is required to be filed.*

Disclosure of Parties, Owners, and Closely Related Persons

For the purpose of assisting the city in the enforcement of provisions contained in the City Charter and the Code of Ethics, an individual or business entity seeking a discretionary contract from the City is required to disclose in connection with a proposal for a discretionary contract:

(1) the identity of any individual who would be a party to the discretionary contract:

John Patrick Eullinger
Edward J. Hitchler

(2) the identity of any business entity¹ that would be a party to the discretionary contract:

KEI Consultants, Ltd.

and the name of:

(A) any individual or business entity that would be a **subcontractor** on the discretionary contract:

NONE

and the name of:

(B) any individual or business entity that is known to be a **partner**, or a **parent** or **subsidiary** business entity, of any individual or business entity who would be a party to the discretionary contract:

KEI Ventures, LP

¹ A **business entity** means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, recognized by law.

- (3) the identity of any lobbyist or public relations firm employed for purposes relating to the discretionary contract being sought by any individual or business entity who would be a party to the discretionary contract.

NONE


Political Contributions

Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling one hundred dollars (\$100) or more within the past twenty-four (24) months made directly or indirectly to any current or former member of City Council, any candidate for City Council, or to any political action committee that contributes to City Council elections, by any individual or business entity whose identity must be disclosed under (1), (2), or (3) above. Indirect contributions by an individual include, but are not limited to, contributions made by the individual's spouse, whether statutory or common-law. Indirect contributions by an entity include, but are not limited to, contributions made through officers, owners, attorneys, or registered lobbyists of the entity.

To Whom Made:	Amount:	Date of Contribution:
NONE		

Disclosures in Proposals

Any individual or business entity seeking a discretionary contract with the city shall disclose any known facts which, reasonably understood, raise a question² as to whether any city official or employee would violate Section 1 of Part B, Improper Economic Benefit, by participating in official action relating to the discretionary contract.

KEI Consultants, Ltd.	
Signature: 	Date: 03/24/03

² For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.