

CONSENT AGENDA
ITEM NO. 12

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

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: Southtown Area Street Improvements

DATE: August 21, 2003

SUMMARY AND RECOMMENDATIONS

This ordinance authorizes payment in the amount of \$7,230 to Engineering and Fire Investigations (EFI), a non-MBE firm, for environmental services associated with the Southtown Area Street Improvements project, an authorized 1999 General Obligation Street Improvement Bond project, located in Council District 1, under an On-Call Professional Services Agreement for Environmental Consulting Services, passed and approved by City Council on February 28, 2002, through Ordinance No. 95384.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

The City of San Antonio's Environmental Services Department (ESD) conducted a Phase I Environmental Site Assessment on the proposed project. Several former and active gasoline stations were identified along the project limits as potential environmental concerns. A subsurface investigation was recommended to determine whether the subsurface soils have been impacted by former operations associated with the facilities.

EFI conducted a Phase II subsurface investigation along South Presa Street between Devine Street and Playmoor Street. The purpose of this investigation was to determine the subsurface soils in the immediate vicinity of the five areas of concern, which have been impacted by petroleum contaminants. Results from this sampling event identified the presence of petroleum contaminants in three of the five areas of concern. The ESD will develop a waste management plan to address the contamination issues during construction.

The Southtown Area Street Improvements project will reconstruct/fill in 4-foot sidewalks along the east side of S. Presa from Durango to Conrad Street, including wheelchair ramps, and driveway approaches. The project also includes design enhancements. This project is currently under the design phase, scheduled to begin construction in October 2003, and completed by April 2004.

POLICY ANALYSIS

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

FISCAL IMPACT

This is a one-time capital improvement expenditure within budget and is included in the FY03-FY08 Capital Improvement Program Budget. Funds in the amount of \$7,230 are available from 1999 General Obligation Street Improvement Bond and authorized payable to Engineering and Fire Investigations (EFI). This item represents a portion of a total estimated City project cost of \$249,789.

COORDINATION

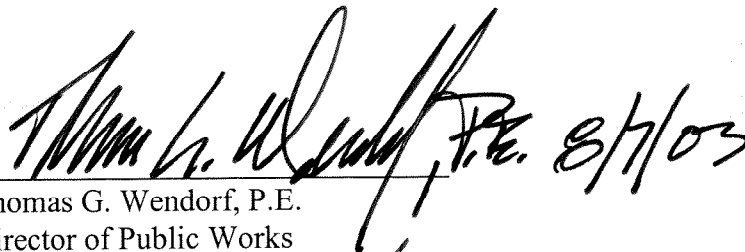
This request for ordinance has been coordinated with the Office of Management and Budget and the Finance Department.

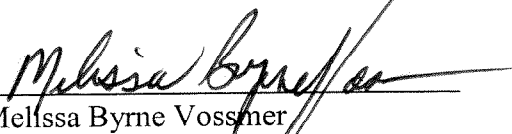
SUPPLEMENTARY COMMENTS

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

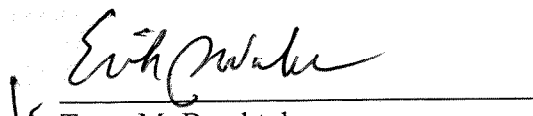
ATTACHMENTS

1. Proposal dated December 12, 2002
2. Proposal dated February 26, 2003
3. Project Map
4. Discretionary Contract Disclosure


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


Melissa Byrne Vossmer
Assistant City Manager

Approved:


Terry M. Brechtel
City Manager



Engineering and Fire
Investigations

7042 Alamo Downs Parkway
Suite 600
San Antonio, TX 78238
866-295-0053
Tel: 210-682-4480
Fax: 210-682-4449
www.efiinfo.com

Proposal No. 98430-02-154A

December 12, 2002

City of San Antonio
Environmental Services Department
1940 Grandstand
San Antonio, Texas 78238

Attention: Mr. Bruce Keels

**Re: Proposal for Phase II ESA
S. Presa Street Project
San Antonio, Texas**

EFI is pleased to present the following proposal for environmental engineering and consulting services to the City of San Antonio (COSA). The proposed services include a Phase II Environmental Site Assessment (ESA) for a sidewalk replacement project located along South Presa Street between (approximately) Devine Street and Playmoor Street in San Antonio, Texas. The scope of work for the project was developed based upon COSA's request in a facsimile transmittal on November 27, 2002 and revised in accordance with information received on December 6, 2002.

Purpose and Scope of Work

The purpose of the proposed work is to conduct a shallow subsurface investigation in the vicinity of five potential environmental concerns located adjacent to COSA right-of-way on S. Presa Street to aid in identifying potential presence of hazardous substances or petroleum products beneath the existing sidewalk. The scope of the work will consist of the following:

- Core the concrete sidewalk at 10 locations along the east side of S. Presa Street,
- Obtain soil samples at a depth of 2 feet below the surface,
- Perform chemical analyses on soil samples, and
- Prepare a written report with results.

Soil Borings

Prior to the initiation of field work, a site specific Health and Safety Plan (HSP) will be prepared by EFI for the site activities. The HSP will be reviewed with all field personnel and signed prior to the commencement of the field work. A field check of buried utility locations will be requested from utility companies to verify the presence/absence of buried utility lines

near boring locations. It is assumed that COSA will expedite any street permits required to perform the work and waive the fees associated with the permits.

The existing concrete sidewalk on the east side of S. Presa Street will be cored in ten locations as indicated in site plans and Phase I ESA provided by COSA and summarized below:

- Two borings will be located south of Callaghan Street near Contreras Chevron at 716 S. Presa.
- Two borings will be located north of Sadie Street, approximately Sta. 16+60 and 17+00, near the Cintas/former gasoline station at 926 S. Presa.
- Two borings will be located north of Riddle Street, approximately Sta. 24+45 and 24+70, near the PikNik Convenience Store at 1100 S. Presa.
- Two borings will be located south of Carolina Street, approximately Sta. 33+20 and 33+50, near the Eagles Nest Café at 1400 S. Presa.
- Two borings will be located north of Conrad Street near the former All-Tow Trailer Shop at 1812 S. Presa.

Shallow soil samples will be obtained in each location at a depth of 2 feet below ground surface using a hydraulic-operated soil sampling rig (Geoprobe or similar) that provides continuous soil samples in acetate liners. Each sample will be divided into two portions. One portion will be screened for the presence of volatile organic compounds using a photo-ionization detector (PID) and the second portion will be placed in a clean glass container (supplied by the laboratory) and stored on ice. Chain of Custody documentation will be maintained for all samples.

Soil will be returned to the boring and the holes will be grouted to the surface of the sidewalk with a cement-based grout.

Laboratory Analyses

Soil samples will be transmitted to Xenco Laboratories in San Antonio, Texas for chemical analysis. Each soil sample will be analyzed for total petroleum hydrocarbon (TPH) concentrations using method TX1005, benzene, toluene, ethylbenzene, and xylenes (BTEX) concentrations and methyl tertiary-butyl ether (MTBE) concentrations using EPA method 8021. In addition, the single soil sample with the highest TPH concentration will be analyzed for polycyclic aromatic hydrocarbon (PAH) concentrations using EPA method 8310. Laboratory analyses will be requested on a standard 7 to 10 day turnaround.

Reporting

EFI will prepare a Phase II Investigation Report that will include description of the field sampling activities, presentation and discussion of laboratory results, and recommendations. The report will contain a site diagram indicating the location of borings, tables summarizing laboratory results, photographic documentation, and certified laboratory reports.

A draft copy of the report will be provided for COSA to review and provide comments. Upon completion of the review, EFI will incorporate comments into the report and provide three final copies of the report to COSA. It is estimated the project should be completed and a draft report prepared and submitted for COSA review within 3 to 4 weeks of project initiation.

Estimated Project Budget

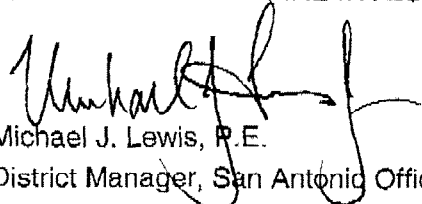
We estimate our fees to perform the activities described above to be approximately \$4,125.00. Attachment 1 contains a detail of the estimated project budget, not to exceed without prior written authorization from COSA. We propose to invoice you on a time and materials basis in accordance with the contract between EFI and the City of San Antonio for the scope of work outlined above.

Closing

EFI appreciates the opportunity to provide consulting services to the City of San Antonio on this project. We look forward to working with you in the near future. If this proposal meets with your approval, sign below and transmit this page to authorize us to begin work.

Sincerely,

ENGINEERING AND FIRE INVESTIGATIONS


Michael J. Lewis, P.E.
District Manager, San Antonio Office

AUTHORIZED:
CITY OF SAN ANTONIO

Name: _____

Signature: _____

Title: _____

Date: _____

**Attachment 1
Estimated Project Budget
Phase II Environmental Site Assessment
S. Presa Street Project
San Antonio, Texas**

Soil Sampling

Concrete Coring	10 holes @ 25/hole	\$ 250.00
Soil Sampling (Geoprobe)	0.5 days @ 1600/day	800.00
Field Geologist	5 hours @ 90/hour	450.00
Travel	70 miles @ 0.50/mile	35.00
PID Rental	1 day @ 100/day	100.00
Field Supplies	Cost + 15%	30.00
	Subtotal	\$1,665.00

Analytical TestingSoil

BTEX & MTBE (EPA8021)	10 samples @ 55/sample	550.00
TPH (TX1005)	10 samples @ 65/sample	650.00
PAH (EPA8310)	1 sample @ 160	160.00
	Subtotal	\$1,360.00

Reporting

Consultant	1 hour @ 125	\$ 125.00
Project Manager II	8 hours @ 90	720.00
CADD Drafting	2 hours @ 75	150.00
Secretarial	1 hours @ 55	55.00
Reproduction/Copies		50.00
	Subtotal	\$ 1,100.00

TOTAL ESTIMATED COST**\$4,125.00**

**EFI®**

Engineering and Fire
Investigations

Proposal No. 98430-03-182
February 26, 2003

7042 Alamo Downs Parkway
Suite 600
San Antonio, TX 78238
866-295-0053
Tel: 210-682-4480
Fax: 210-682-4449
www.efiinfo.com

City of San Antonio
Environmental Services Department
1940 Grandstand
San Antonio, Texas 78238

Attention: Mr. Bruce Keels

**Re: Proposal for Additional Subsurface Investigation
Southtown Area Street Improvements Project
South Presa Street Sidewalk Renovation
San Antonio, Texas**

EFI is pleased to present the following proposal for environmental engineering and consulting services to the City of San Antonio (COSA). The proposed services include an Additional Subsurface Investigation for a sidewalk renovation project located along South Presa Street in San Antonio, Texas. Based on information provided by COSA, the maximum excavation depth of the planned sidewalk improvements is anticipated to reach 2 feet below existing grade. The scope of work for this project was developed based upon information provided in by COSA in a phone conversation on February 25, 2003, and the findings of an initial subsurface investigation completed by EFI in January 2003.

Background Information

EFI completed a preliminary Subsurface Investigation for the Southtown Area Street Improvements project in January 2003. The purpose of the investigation was to assess the shallow subsurface conditions within the COSA sidewalk right-of-way at the following five locations where former and current gasoline stations and regulated facilities were considered to pose a potential environmental concern.

- Former Paul's Texaco (728 South Presa)
- Former Humble Oil Company Service Station (926 South Presa)
- Pik Nik Convenience Store (1110 South Presa)
- Former Juracheck Filling Station (1400 South Presa)
- Former Tow-All Trailer Company (1812 South Presa)

The project scope of work included the drilling of two soil borings at each of the five selected locations, and the collection of representative soil samples from each boring for chemical analysis. Results of the laboratory analyses identified detectable concentrations of hydrocarbon contaminants in the soil samples obtained from a depth of 1.5 to 2 feet in three locations. These locations include boring B-1 (926 South Presa), B-3 (1110 South Presa) and boring B-6 (1400 South Presa).

Purpose and Scope of Work

Based on information provided by the City of San Antonio, the purpose of the proposed Additional Subsurface Investigation is to delineate the horizontal extent of petroleum contaminated soils beneath the existing sidewalk in the vicinity of previous boring B-3 at the Pik Nik Convenience Store (1110 South Presa), and previous boring B-6 at the former Jurachek Filling Station (1400 South Presa). The scope of the work will consist of the following:

- Core the concrete sidewalk at 3 locations in the vicinity of previous boring B-3, and at 3 locations in the vicinity of previous boring B-6,
- Obtain soil samples at a depth of 2 feet below ground surface,
- Perform chemical analyses on soil samples, and
- Prepare a written report with results.

Soil Borings

Prior to the initiation of fieldwork, a site specific Health and Safety Plan (HSP) will be prepared by EFI for the site activities. The HSP will be reviewed with all field personnel and signed prior to the commencement of the fieldwork. A field check of buried utility locations will be requested from utility companies to verify the presence/absence of buried utility lines near boring locations. It is assumed that COSA will expedite any street permits required to perform the work and waive the fees associated with the permits.

The existing concrete sidewalk will be cored in six locations as indicated on the attached Figures 1 and 2. Shallow soil samples will be obtained in each location at a depth of approximately 2 feet below ground surface using a hydraulic-operated soil sampling rig (Geoprobe or similar) that provides continuous soil samples in acetate liners. Each sample will be divided into two portions. One portion will be screened for the presence of volatile organic compounds using a photo-ionization detector (PID) and the second portion will be placed in a clean glass container (supplied by the laboratory) and stored on ice. Chain of Custody documentation will be maintained for all samples.

Soil will be returned to the boring and the holes will be grouted to the surface of the sidewalk with a cement-based grout.

Laboratory Analyses

Soil samples will be transmitted to Xenco Laboratories in San Antonio, Texas for chemical analysis. Each soil sample will be analyzed for total petroleum hydrocarbon (TPH) concentrations using method TX1005, benzene, toluene, ethylbenzene, and xylenes (BTEX) concentrations and methyl tertiary-butyl ether (MTBE) concentrations using EPA method 8021. Laboratory analyses will be requested on a standard 7 to 10 day turnaround.

Reporting

EFI will prepare a Subsurface Investigation Report that will include description of the field sampling activities, presentation and discussion of laboratory results, and recommendations. The report will contain a site diagram indicating the location of borings, tables summarizing laboratory results, photographic documentation, and certified laboratory reports.

A draft copy of the report will be provided for COSA to review and provide comments. Upon completion of the review, EFI will incorporate comments into the report and provide three final copies of the report to COSA. It is estimated the project should be completed and a draft report prepared and submitted for COSA review within 3 weeks of project initiation.

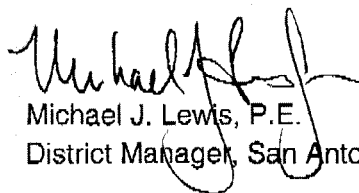
Estimated Project Budget

We estimate our fees to perform the activities described above to be approximately \$3,105.00. Attachment 1 contains a detail of the estimated project budget, not to exceed without prior written authorization from COSA. We propose to invoice you on a time and materials basis in accordance with the contract between EFI and the City of San Antonio for the scope of work outlined above.

Closing

EFI appreciates the opportunity to provide consulting services to the City of San Antonio on this project. We look forward to working with you in the near future. If this proposal meets with your approval, sign below and transmit this page to authorize us to begin work.

Sincerely,
ENGINEERING AND FIRE INVESTIGATIONS



Michael J. Lewis, P.E.
District Manager, San Antonio Office

AUTHORIZED:
CITY OF SAN ANTONIO

Name: JIM CLEMENTS, P.E.

Signature: [Handwritten Signature]

Title: PROJECT MANAGER

Date: 3.12.03

Attachment 1
Estimated Project Budget
Additional Subsurface Investigation
South Presa Street Sidewalk Renovation Project
San Antonio, Texas

Soil Sampling

Soil Sampling (Geoprobe)	0.5 days @ 1600/day	\$ 800.00
Field Geologist	5 hours @ 90/hour	\$ 450.00
Travel	70 miles @ 0.50/mile	\$ 35.00
PID Rental	1 day @ 150/day	\$ 150.00
Field Supplies	Cost + 15%	<u>\$ 30.00</u>
	Subtotal	\$1,465.00

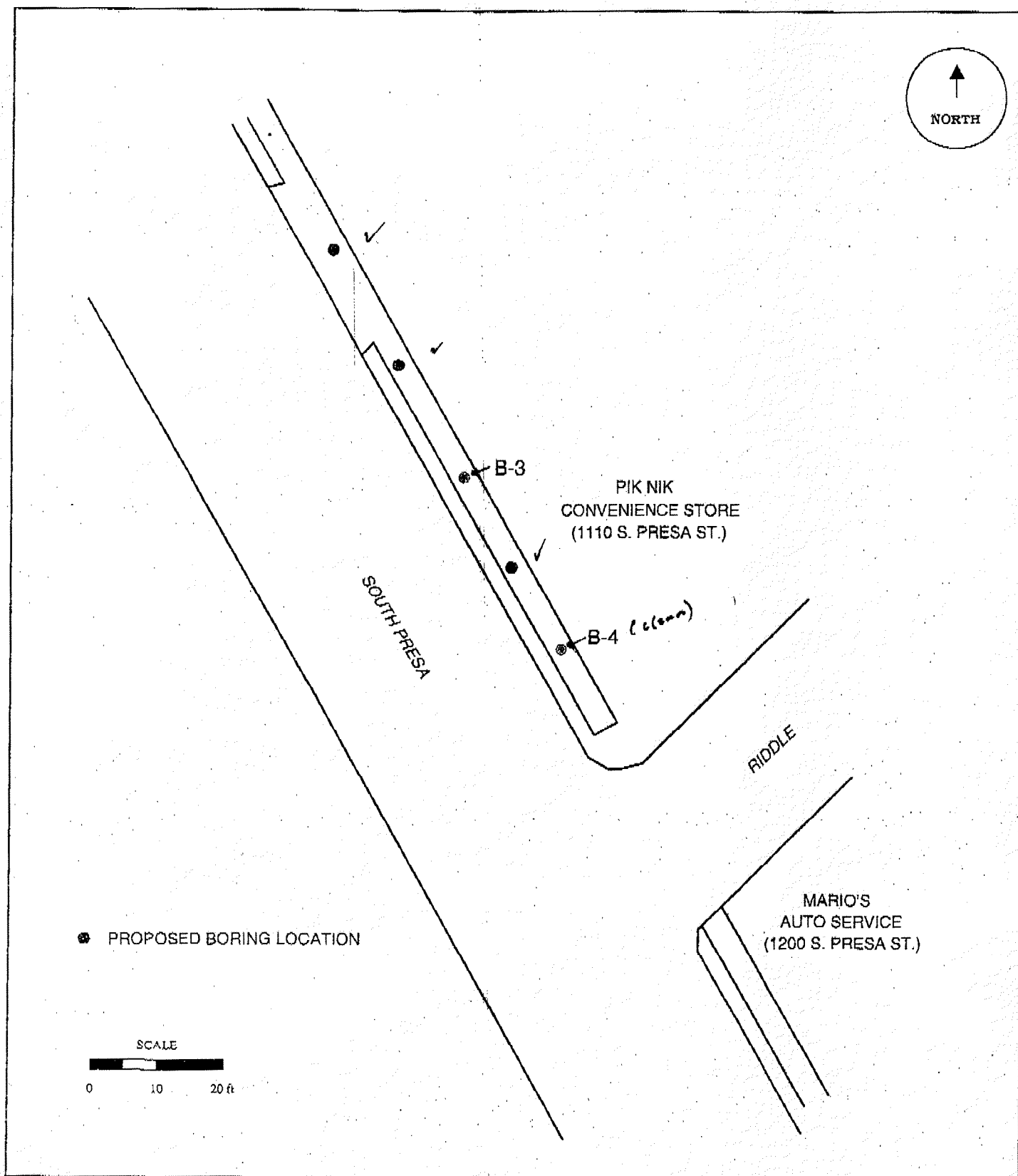
Analytical Testing

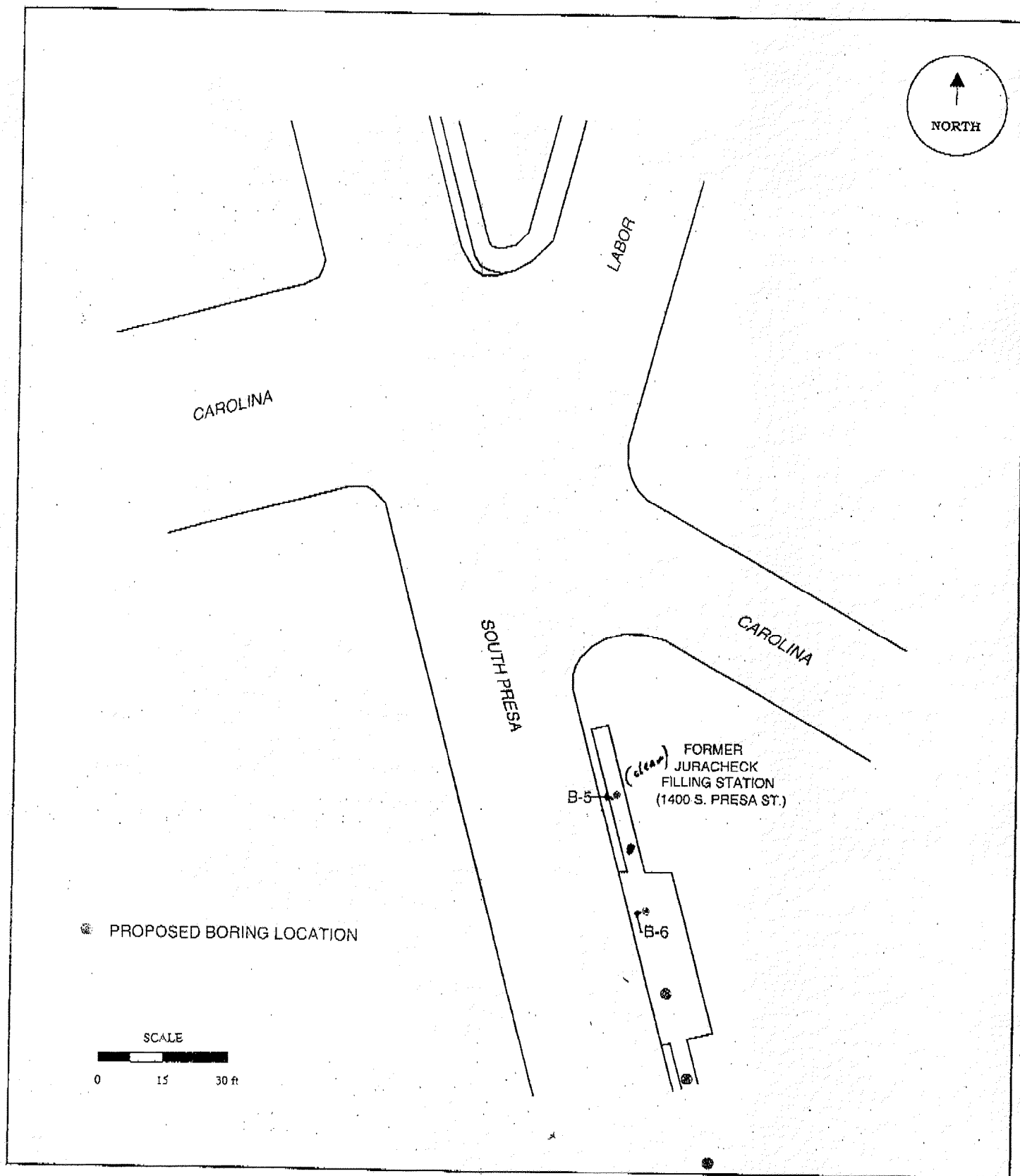
TPH (TX1005)	6 samples @ 65/sample	\$ 390.00
BTEX & MTBE (EPA8021)	6 samples @ 55/sample	<u>\$ 330.00</u>
	Subtotal (soil)	\$ 720.00

Reporting

Consultant	1 hour @ 125	\$ 125.00
Project Manager II	6 hours @ 90	\$ 540.00
CADD Drafting	2 hours @ 75	\$ 150.00
Secretarial	1 hours @ 55	\$ 55.00
Reproduction/Copies		<u>\$ 50.00</u>
	Subtotal	\$ 920.00

TOTAL ESTIMATED COST **\$3,105.00**





EFI®
Engineering and Fire
Investigations

**SITE PLAN
1400 SOUTH PRESA
SAN ANTONIO, TEXAS**

**EFI JOB NO.
98430-07973**

12/30/02

FIG. 2

Southtown Street Improvements

The map displays a network of streets in the Southtown area. A prominent thick black line traces a path through the center, indicating the scope of the improvements. The route begins near the top center, passes through the intersection of Washington St and Main Av S, and continues southward, curving to the right as it approaches the bottom right corner. The streets shown include Arsenal St, Washington St, Main Av S, and many others. A north arrow is located in the upper right corner of the map.



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PI ST		
	ARA	
	ESS	
PLACE	WEST	

City of San Antonio Discretionary Contracts Disclosure*

For use of this form, see City of San Antonio Ethics Code, Part D, Sections 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:

None

(2) the identity of any **business entity**¹ that would be a party to the discretionary contract:

Engineering and Fire Investigations, Inc.

and the name of:

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

**Vortex Drilling
Xenco Laboratories, Inc.**

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;

GAB Robins North America, Inc., parent to EFI

¹ A business entity means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust, unincorporated association, or any other entity recognized by law.

City of San Antonio Discretionary Contracts Disclosure*

For use of this form, see City of San Antonio Ethics Code, Part D, Sections 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.

- (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 the 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.

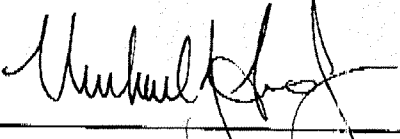
² For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.

City of San Antonio
Discretionary Contracts Disclosure*

*For use of this form, see City of San Antonio Ethics Code, Part D, Sections 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.*

Signature: 	Title: District Manager Company: Engineering & Fire Investigations, Inc.	Date: June 6, 2003