



Notice of a Regular Meeting
of the
TEXAS FACILITIES COMMISSION
1711 San Jacinto Boulevard
Austin, Texas 78701
December 13, 2017

Notice is hereby given that a Regular Meeting of the Texas Facilities Commission will be held on the 13th day of December, 2017 beginning at 10:00 a.m. at the Central Services Building, 1711 San Jacinto Boulevard, Conference Room 402, Austin, Texas 78701.

Items on a Consent Agenda may be removed at the request of any Commission member and considered at another appropriate time on the agenda. Placement on the Consent Agenda does not limit the possibility of any presentation, discussion or approval at this meeting. Under no circumstances does the Consent Agenda alter any requirements under Chapter 551 of the Texas Government Code, the Texas Open Meetings Act.

Pledge of Allegiance - I pledge allegiance to the flag of the United States of America, and to the republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

Texas Allegiance - Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

- I. Call to Order.
- II. Service Awards
- III. Texas Capitol Complex Master Plan, recipient of 2017 American Society of Landscape Architects (ASLA) Professional Honor Award, Analysis and Planning Category.
- IV. Approval of the minutes from the September 28, 2017, Open Meeting.
- V. Public Comment.
- VI. Consent Agenda for Award of Lease Recommendations and Summaries.

Leases and/or Amendments Pending Execution on or after December 13, 2017.

Replacements:

1. Lease #303-8-20602-A – Health and Human Services Commission; Department of Family and Protective Services: Alamo, TX.
2. Lease #303-8-20608 – Texas Department of Criminal Justice: Gatesville, TX.
3. Lease #20596-A – Texas Department of Criminal Justice: McAllen, TX.
4. Lease #303-8-20609 – Health and Human Services Commission; Department of Family and Protective Services; Department of State Health Services: Bellville, TX.
5. Lease #303-9-20612 – Health and Human Services Commission: Tyler, TX.

Renewals:

6. Lease #7554 – Office of the Attorney General: Longview, TX.
7. Lease #6874 – Health and Human Services Commission; Department of Family and Protective Services; Department of State Health Services: Bryan, TX.
8. Lease #1543 – Health and Human Service Commission; Department of State Health Services; Texas Workforce Commission: Brownsville, TX.
9. Lease #8743 – Department of Family and Protective Services: Longview, TX.
10. Lease #9001 – Department of State Health Services: San Antonio, TX.
11. Lease #303-4-20339 – Office of the Attorney General: El Paso, TX.
12. Lease #7429 – Health and Human Services Commission: Dallas, TX.

VII. Contract Consent Agenda.

1. Consideration and possible action to approve an architectural and engineering professional services contract amendment for TFC's 2016-17 deferred maintenance on the El Paso State Office Building, Project No. 16-032-8415 in El Paso, Texas.
2. Consideration and possible action to approve an indefinite delivery indefinite quantity professional services contract assignment for the North Austin Complex, Phase I Development, Project No. 16-030-8060 in Austin, Texas.

VIII. Report on contracts delegated to the Executive Director per Commission Policy.

1. Consideration and possible action to approve a construction manager-at-risk contract amendment for the Texas Department of Public Safety deferred maintenance projects at the Corpus Christi Area Office, Project No. 14-031K-6047 in Corpus Christi, Texas.
2. Consideration and possible action to approve a property management services contract award for the Texas State Office Buildings in El Paso, Fort Worth, Houston, San Antonio, and Waco, under TFC RFP No. 303-7-01584.

IX. Consideration and possible action to award an architectural and engineering professional services contract for the Capitol Complex Phase I Development, the Central Utility Plant Expansion and Utility Tunnel Package (Package 3), Project No. 17-008A-8040 in Austin, Texas.

X. Consideration and possible action to award an architectural and engineering professional services contract for the Capitol Complex Phase I Development, the 1801 Congress Building (Package 4), Project No. 17-016-8002 in Austin, Texas.

XI. Consideration and possible action to approve an architectural/engineering professional services contract amendment for TFC's 2018-19 deferred maintenance on ten buildings located on the Health and Human Services Commission campus, the Dr. Bob Glaze Laboratory and associated buildings, Project Nos. 16-011-5550, 18-012-5420, 18-013-5551 in Austin, Texas.

XII. Consideration and possible action to approve a construction manager-at-risk contract amendment for TFC's 2018-19 deferred maintenance on ten buildings located on the Health and Human Services Commission campus, the Dr. Bob Glaze Laboratory and associated buildings, Project Nos. 16-011-5550, 18-012-5420, 18-013-5551 in Austin, Texas.

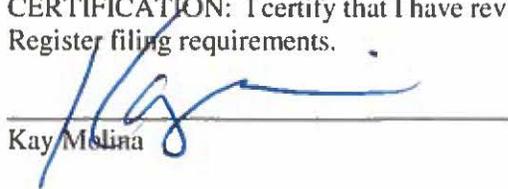
XIII. Consideration and possible action on the adoption of the revisions to the current Texas Facilities Commission Public-Private Partnership Guidelines.

XIV. Discussion of the redevelopment of the G.J. Sutton State Office Building site in San Antonio, Texas.

- XV. Report from the Executive Director on facilities design, construction projects, facilities leasing, facilities operations, maintenance, energy management, HUB and legislation.
- XVI. Monthly Status Report from the Director of Internal Audit.
 1. Consideration and possible action to approve the Internal Audit Annual Report for Fiscal Year 2017.
 2. OIA's report on the status of management's implementation of audit recommendations, as of November 30, 2017.
 3. Review and discuss Office of Internal Audit's Status Report for the First Quarter of fiscal year 2018.
- XVII. Program Presentations.
- XVIII. Division/Program Dashboard Reports.
 1. Water Usage and Energy Management.
 2. Security and Safety.
 3. Property Management.
- XIX. Report from the Commission Work Groups.
 1. Energy Work Group report.
 2. Audit Work Group report.
- XX. Report from the Chief Financial Officer on the monthly financial report update.
- XXI. Discussion of Commission organization, policies, procedures and new initiatives.
- XXII. Recess into CLOSED session, if necessary, pursuant to Texas Government Code Chapter 551 for the following purposes:
 - a. Pending and potential litigation, Section 551.071.
 - b. The appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of the Executive Director and executive management staff, Section 551.074 The duties, roles, and responsibilities as Commissioners of the Texas Facilities Commission, Section 551.074.
 - c. The deliberation regarding purchase, exchange, lease, or value of real property, Section 551.072.
 - d. All matters identified in this agenda where the commission votes unanimously that deliberation in an open meeting of business and financial issues relating to a contract being negotiated would have a detrimental effect of the position of the State in negotiations with a third person and in which the General Counsel has issued a determination in writing, Section 551.0726.
 - e. Any matters identified in this agenda where the Commissioners seek the advice of their attorney, Section 551.071.
- XXIII. Reconvene in open meeting and consider action on matters discussed in Executive Session.
- XXIV. Adjournment.

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services, such as interpreters for persons who are deaf or hearing impaired, readers, large print or Braille, and non-English speaking persons who may need assistance are requested to contact Veronica Perez, Executive Assistant at (512) 463-7220 three days prior to the meeting by mail, telephone, or RELAY Texas (1-800-735-2989) so that appropriate arrangements can be made.

CERTIFICATION: I certify that I have reviewed the open meeting notice and that it conforms to all Texas Register filing requirements.



Kay Molina

General Counsel