



Notice of a Regular Meeting
of the
TEXAS FACILITIES COMMISSION
1711 San Jacinto Boulevard
Austin, Texas 78701
June 18, 2020

Notice is hereby given that a Regular Meeting of the Texas Facilities Commission (TFC) will be held on the 18th day of, June, beginning at 9:00 a.m.

On March 16, 2020, in accordance with section 418.016 of the Texas Government Code, Governor Abbott suspended various provisions of the Open Meetings Act that require government officials and members of the public to be physically present at a specified meeting location. Pursuant to that suspension, the public will not be able to attend the meeting in person. Instead, the meeting will be held virtually and will be recorded. To access the live webcast the day of the meeting, go to: <http://adminmonitor.com/tx/tfc>.

To register to address the Commission on an agenda item for which the Commission is accepting comment, please go to the following link to submit TFC's Public Comment Form: <http://www.tfc.state.tx.us/comment>.

If you wish to address the Commission, please assure all information is completed in the form prior to submission, including a phone number and/or email address where to be reached, so TFC is able to directly coordinate with you regarding a time in meeting for the address. Registration for comments regarding items on the agenda will conclude at 8:45 a.m. Please register before this time. Late registration could result in your missing the opportunity to comment on your item.

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.

The meeting will be webcast. To access the webcast, go to <http://adminmonitor.com> the day of the meeting.

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. Approval of the minutes from the May 21, 2020 Open Meeting.

III. Public Comment.

Consent Agenda:

- IV. Leases and/or Amendments Pending Execution with Commencement Date on or after June 18, 2020.

Extension:

1. Lease #20246 – 22,228 SF for 2 Yrs – Health and Human Services Commission: Houston, TX.

Renewals:

2. Lease #6884 – 19,728 SF for 5 Yrs – Health and Human Services Commission: Mission, TX.
3. Lease #303-0-10348 – 54,039 SF for 10 Yrs – Texas Department of Criminal Justice: Huntsville, TX.

Regular Contract Agenda:

- V. Consideration and possible action to award a construction manager-at-risk contract to Flintco, LLC in the amount of \$9,225,000 for Multi-Floor and MEP Renovations at the Lyndon B Johnson (LBJ) Building, Project No. 20-002-5094 in Austin, Texas.
- VI. Consideration and possible action to award a construction manager-at-risk contract to J.T Vaughn Construction in the amount of \$8,783,152.00 for deferred maintenance repairs and rehabilitation at the Brown Heatly Building (BHB), Project No. 20-010-5402 in Austin, Texas.
- VII. Consideration and possible action to award a construction manager-at-risk contract to Kitchell Corporation in the amount of \$4,205,861 for MEP and Water Remediation at the Lyndon B. Johnson (LBJ) Building, Project No. 20-003-5095 in Austin, Texas.
- VIII. Consideration and possible action to award an architectural and engineering professional services contract to Tom Green and Company Engineers, Inc in the amount of \$5,530,000.00 for TFC's 20-21 Deferred Maintenance DSHS Multiple Building, Project No. 20-013-5485 in Austin, Texas.
- IX. Consideration and possible action to approve a construction manager at-risk contract amendment for Chasco Constructors, Ltd., L.L.P. in the amount of \$2,818,327 for the Texas School for the Deaf (TSD) Toddler Learning Center and Central Services Center Project No. 18-004-8803 in Austin, Texas.
- X. Consideration and possible action to approve a construction manager-at-risk contract amendment for White Construction Company in the amount of \$6,598,321 for the Capitol Complex Pedestrian Mall and Underground Garage Project, Phase One (Package 6), Project No. 17-018-8030 in Austin, Texas.

XI. Consideration and possible action to approve a construction manager agent contract amendment for Balfour Beatty Construction, LLC in the amount of \$2,300,000.00 for the Capitol Complex Phase I development (Packages 1 through 6), Project No. 16-018-8001 in Austin, Texas.

XII. Consideration and possible action to approve the award of four (4) requirements contracts for electrical trade services in varying “not to exceed” amounts and to the following firms:

1. J.S. Electric, Inc. in an amount not to exceed \$575,000
2. Alterman, Inc. in an amount not to exceed \$575,000
3. Schmidt Electric Company, Inc. in an amount not to exceed \$575,000
4. John Penney II Electrical, Inc. in an amount not to exceed \$275,000

(The Contracts will be initiated with no monetary value and the firms engaged on an assignment basis as needs arise in accordance with Commission policy with an option for an additional two (2) year renewal.)

XIII. Consideration and possible action to approve requested tuition increase for the Capitol Complex Child Care Center, TFC Contract No. 15-052-000.

XIV. Discussion of Major Projects.

1. Capitol Complex.
2. North Austin Complex.
3. Texas School for the Deaf.

XV. Report from the Executive Director on Facilities: design, leasing, operations, maintenance, energy management, construction projects, the Surplus and HUB programs, legislative affairs and agency COVID -19 coordination and response.

XVI. Report from the Chief Financial Officer.

XVII. Report from Commission Work Groups.

1. Construction Work Group.

XVIII. Recess into closed executive session, if necessary, pursuant to Texas Government Code Chapter 551, for one or more of the following purposes:

- a. Pending and potential litigation, Section 551.071.
- b. The employment, appointment, dismissal, evaluation, discipline, reassignment, or duties of the Executive Director and Internal Auditor, or the duties, roles, and responsibilities as Commissioners of the Texas Facilities Commission.
- 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.
- f. Status on Confidential Audit Reports, Section 551.076 or Section 551.089.

XIX. Reconvene in open meeting and consider action on matters discussed in Executive Session.

XX. 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, Commission Secretary, at (512) 463-7220 at least 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.

DocuSigned by:
A. J. WILSON SALAZAR
36C3ACE0E129436...
A.J. Wilson Salazar
General Counsel