



Notice of a Regular Meeting
of the
TEXAS FACILITIES COMMISSION
1711 San Jacinto Boulevard
Austin, Texas 78701
June 20, 2024

Notice is hereby given that a Regular Meeting of the Texas Facilities Commission (TFC) will be held on Thursday the 20th day of June 2024, beginning at 9:00 a.m. at the George H.W. Bush Building located at 1801 N. Congress Avenue in Room 4.300.

If you wish to address the Commission, please complete the form (linked below) prior to submission, including a phone number and/or email address where you can be reached, please go to the following link to submit TFC's Public Comment Card Form: <http://www.tfc.texas.gov/comment>. TFC will directly coordinate with you regarding a time to address the Commission. The deadline to register to address the Commission is 2:00 p.m., Wednesday, June 19, 2024.

You will have the opportunity to address the Commission for a maximum of three (3) minutes.

The meeting will be aired LIVE at 9: 00a.m.via webcast. To access the webcast, go to <http://adminmonitor.com> on the day of the meeting.

Items on the Consent Agenda may be removed at the request of any Commissioner and considered at another appropriate time on this agenda. Placement on the Consent Agenda does not limit the possibility of any presentation, discussion, or approval at this meeting. Under no circumstance 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.

Agenda:

- I. Call to Order.
 - Recognition of Former Commissioners.
 - Recognition of John Raff (Retiring July 31, 2024).
- II. Approval of the minutes from April 18, 2024.
- III. Public Comment.

Consent Agenda:

IV. Award of Leases and/or Amendments with Recommendations and Summaries:

Replacement Lease:

1. Lease #303-5-20759 Comptroller of Public Accounts – Support Services Division (CPA-SSD) – 22,438 SF for 10 Years; Austin, TX.

Renewal(s):

2. Lease #20071 Texas Department of Criminal Justice (TDCJ) – 9,609 SF for 10 Years; Angleton, TX.
3. Lease #1627 Department of Family Protective Services (DFPS) – 53,356 SF for 5 Years; Houston, TX.
4. Lease #1758 Health and Human Services Commission (HHSC) & Department of Family and Protective Services (DFPS) – 37,250 SF for 10 Years and 2 Months; Edinburg, TX.
5. Lease #7089 Texas Commission on Environmental Quality (TCEQ) – 15,274 SF for 5 Years; Beaumont, TX.
6. Lease #303-4-20386 Texas Department of Criminal Justice (TDCJ) – 15,326 SF for 5 Years; Huntsville, TX.
7. Lease #20217 Health and Human Services Commission (HHSC), Department of Family Protective Services (DFPS), & Department of State Health Services (DSHS) – 11,298 SF for 5 Years; Huntsville, TX.
8. Lease #303-4-20374-A Department of Public Safety (DPS) – 18,731 SF for 10 Years; Corpus Christi, TX.
9. Lease #9440 Texas Department of Criminal Justice (TDCJ) – 14,076 SF for 5 Years; Houston, TX.
10. Lease #303-4-20378 Department of State Health Services (DSHS) & Health and Human Services Commission (HHSC) – 26,908 SF for 5 Years; Tyler, TX.

Non-Consent Agenda:

Facilities Management and Operation

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

Facilities Design and Construction:

- VI. Consideration and possible action to award a construction manager-at-risk contract to Structure Tone Southwest for construction under the Maintenance and Renewal Program at William B. Travis Building in Austin, TX., Project No. 24-003-4202 in Austin, Texas.
- VII. Consideration and possible action to approve an amendment to a construction manager-at-risk contract for JE Dunn for the Capitol Complex Phase II new construction, Project No. 20-028-8011 in Austin, Texas.

- VIII. Consideration and possible action to approve an amendment to a consultant contract with Broaddus and Associates, Inc. for the Texas Border Infrastructure Project, Project No. 22-003-2535 in various locations in proximity to the Texas section of the US-Mexico border.
- IX. Consideration and possible action to approve a program management contract amendment for the Michael Baker & Huitt-Zollars Joint Venture for the Texas Border Infrastructure Project, Project No. 22-003-2535 in various locations in Texas in proximity to the United States-Mexico border.
- X. Consideration and possible action to award an architectural and engineering professional services contract to Marmon Mok Architecture for the DPS Training Academy, Project No. 24-020-2552 in Florence, Texas.
- XI. Consideration and possible action to award a project management professional services contract to Broaddus and Associates for the DPS Training Academy, Project No. 24-020-2552 in Florence, Texas.
- XII. Consideration and possible action to award professional services to include Testing, Adjusting, and Balancing (TAB) contract to TAB Technologies for the Statewide Building Deferred Maintenance, Project No. 22-009-3506.

Administrative Agenda Items:

- XIII. Report from Chief Financial Officer.
- XIV. Consideration and possible action to approve the FY25 Audit Plan.
- XV. Discussion of Major Projects:
 - 1. Capitol Complex Phase II.
 - 2. Permian Basin Behavioral Health Center.
 - 3. Flex Office Space.
 - 4. Border Infrastructure and Wall.
- XVI. Reports from the Commission Committees:
 - 1. Construction and P3 Committee.
 - 2. Space Planning & Real Estate Management Committee.
 - 3. Surplus Committee.
 - 4. Childcare Committee.
 - 5. Border Committee.
 - 6. Audit Committee.
- XVII. Report from the Executive Director on facilities: design, leasing, operations, maintenance, energy management, construction projects, the Surplus and HUB programs, Commercial Parking and Special Events program, legislative affairs, and other operational activities.

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, 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 on 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.

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) 463-7598 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.

Stephen M. Foster
General Counsel