



# City Council Report

**Date:** December 9, 2019  
**To:** City Council  
**Through:** Kari Kent, Assistant City Manager  
**From:** Beth Huning, City Engineer  
Rob Kidder, Assistant City Engineer  
**Subject:** Job Order Master Contract through the use of City of Scottsdale's Cooperative Job Order Contract (2018-021-COS) for Pool Construction Services Citywide

## Purpose and Recommendation

The purpose of this report is to request Council approval for the use of the City of Scottsdale's Cooperative Job Order Contract (JOC) for pool construction services as a City of Mesa Master JOC agreement.

The Engineering Department and the Parks, Recreation and Community Facilities (PRCF) Department recommend authorizing the use of the City of Scottsdale's Cooperative Job Order Contract with Shasta Industries for pool construction services. These contracts will be limited to \$1,500,000 per job order and a total contract value not to exceed \$3,000,000 for each year of the contract, based on estimated programming and maintenance requirements.

This Job Order Master Contract will be effective for a period of one full year, with the option to extend the contract for two additional one-year option periods, based on successful contractor performance, City concurrence and City of Scottsdale's renewal of the contract pursuant to its terms.

## Background

City of Mesa pools provide fun, safe, and quality aquatic programs and recreation opportunities for residents and visitors. Regular maintenance of the pools and the associated equipment is critical to providing a safe environment for swimming and recreational activities.

The Engineering Department, along with the PRCF Department, sought a more efficient

method to provide pool repair and maintenance services while avoiding the high costs and lengthy procurement time associated with traditional delivery methods. Because pool construction services are a more specialized trade, it is in the best interest of the City to procure these services directly through a specialized pool contractor. The City of Scottsdale pool construction services contract has been procured in accordance with Arizona Revised Statutes (ARS) Title 34. The use of this cooperative job order contract would result in both time and cost savings, because the City would not need to go through the selection process separately. This allows the City to receive the best value for the pool construction services and more effectively use the budget allocated for pool repair and maintenance efforts.

## **Discussion**

The purpose of this agreement is to authorize the use of the existing City of Scottsdale cooperative use job order contract with Shasta Industries to perform pool construction services for the City of Mesa. The City of Mesa's Job Order Master Contract will incorporate the terms of the City of Scottsdale's Job Order Contract 2018-021-COS and will also include additional City of Mesa Job Order Contract requirements.

The type of work associated with pool construction projects may include, but is not limited to, the following:

- Repair, maintenance, and/or rehabilitation of City pools and aquatics equipment
- Chemical treatment system removal and/or replacement
- Installation and replacement of on-site chlorine systems, filters, pumps, and associated electrical work
- Minor architectural/HVAC improvements
- Other as-needed construction elements associated with the City's existing aquatic facility maintenance and improvement needs

Traditionally, pool construction services have either gone through a design-bid-build procurement or the City's General Contracting JOC contractor, who then obtains a specialized pool contractor (like Shasta) as a subcontractor. This results in duplicating efforts, as the pool contractor provides a full-time superintendent on top of the general contractor's superintendent. By procuring services directly through the pool contractor, Shasta Industries, the City will be able to avoid double the superintendent supervision, general conditions, overhead, and profit costs associated with a general contractor. The City will also benefit from having an experienced and specialized pool contractor directly overseeing the construction work.

It is in the City's best interest to utilize City of Scottsdale's cooperative contract for pool construction services with Shasta.

**Fiscal Impact**

The total fiscal impact of contract use will not exceed \$3,000,000 annually, per contract.

A combination of available Parks operating budget and capital budget will fund the use of this contract, based on specific project financial needs.

**Coordinated With**

The Parks, Recreation and Community Facilities Department concurs with this recommendation.