



**City of Rochester Hills
AGENDA SUMMARY
FINANCIAL ITEMS**

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Legislative File No: 2006-0435 V2

TO: Mayor and City Council Members
FROM: Derek Delacourt, Deputy Director of Planning and Development
DATE: May 21, 2007
SUBJECT: Specialized Environmental Services
Adams/Hamlin Field Observation

REQUEST:

City Council is requested to authorize the increase of a blanket purchase order to STS Consultants, Detroit, Michigan, to provide field monitoring, analysis and verification of results in accordance with the approved Consent Judgment for efforts associated with the Adams/Hamlin clean-up and remediation in the amount of \$83,370 for a new not-to-exceed total of \$103,370.

REASON FOR PURCHASE:

On June 21, 2006, City Council authorized a blanket purchase order/contract with STS Consultants to oversee the initial investigation, validate the findings and represent the City with MDEQ and USEPA in the amount not-to-exceed \$20,000. At that time it was uncertain as to the extent of the work or time that would be required. City Council further waived Section 2-276(a) of the Purchasing Ordinance requiring that professional services be procured through a request for proposals or qualifications-based selection, as STS Consultants was the firm retained by the City's legal representative to provide expert testimony relative to the extent of contamination on the site. It was determined the best approach was to have STS continue with the oversight on this specific site, than to use a consultant that needs to become familiar with all the issues.

Under the terms of the Consent Judgment dated 4-20-06, the City included the ability to monitor the fieldwork on the Adams/Hamlin site. The cost for monitoring and results review is estimated at \$42,500. In addition, the cost proposal from STS Consultants includes contingent items for such requirements as installation of methane wells, and methane screening/sampling and report review in the amount of \$31,800. These items are included as some of this work is dependent on the results of the initial sampling and as determined by the MDEQ. Both of these costs are consistent with the work items and potential contingency items identified in the approved 381 Work Plan. The third item in the cost proposal is a split review of sample material taken from the site; STS would review an estimated 20% of the samples. The estimate of split sample review is \$9,069.50. The Consent Judgment does not require this item. However, in discussions with the City's Environmental Oversight Committee (EOC) the proposed split sampling was determined to be a preferred additional level of review. Please refer to the attached contract proposal and methodology description from STS for full information regarding these items.

The amount and cost of the items identified are reflective of the most complete and thorough level of monitoring and review for this phase of work.

The costs associated with the monitoring and review incorporated into the Consent by City Council do not appear to be an item that can “pass-through” to the developer/applicants escrow account. The costs may be able to be reimbursed to the City through the administration fee associated with the Brownfield Plan once the TIF has been established and reimbursement agreement approved by City Council.

PROCESS:

Vendor Name and Address:

STS Consultant, Ltd.
 622 West Baltimore
 Detroit, Michigan 48202

Reason for Selection:

STS consultants have extensive familiarity with the specific issues of the site, having served as the legal counsel’s expert environmental consultant during the past year and a half. To utilize our current contracted consultant would be a duplication of costs incurred by the City.

Method of Purchase:

Blanket Purchase Order/Contract

BUDGET:

The full costs identified in the contract include all potential costs associated with the proposed first phase 381 Work Plan, including contingencies for additional testing and the discretionary split sample analysis conducted by STS. The current environmental budget appears to be sufficient at this time to cover these costs. However, because the budget item is utilized for both STS and ASTI for continuing services, if a significant amount of both contracts is realized a budget amendment will be required at or prior to the next quarter.

Fund Name	Department Account No	Account No. Description	Budget Amount	Cost	Remaining Budget
Planning and Development	401.806006	Consultant Fees- Wetland/Environmental	\$100,000	\$83,369.50	

RECOMMENDATION:

It is recommended that City Council authorize the increase of a blanket purchase order to STS Consultants, Detroit, Michigan, to provide field monitoring, analysis and verification of results for efforts associated with the Adams/Hamlin clean-up and remediation in the amount of \$83,370 for a new not-to-exceed total of \$103,370.

RESOLUTION

NEXT AGENDA ITEM

RETURN TO AGENDA

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Budget Content: Finance Director		
Purchasing Process: Supervisor of Procurement		
Mayor		
City Council Liaison		

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