

DEC 6
2018



University
Health System

**REGULAR BOARD
MEETING**



SAHA | SAN ANTONIO
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BOARD OF COMMISSIONERS

Morris A. Stribling, DPM Charles R. Muñoz Thomas F. Adkisson Charles Clack Marie R. McClure Jessica Weaver
Chairman Vice Chair Commissioner Commissioner Commissioner Commissioner

PRESIDENT & CEO

David Nisivoccia

SAN ANTONIO HOUSING AUTHORITY
***REGULAR BOARD MEETING**

818 S. Flores St., San Antonio, TX 78204
1:00 p.m., Thursday, December 6, 2018

MEETING CALLED TO ORDER

1. The Board of Commissioners or its committee may hold a closed meeting pursuant to Texas Government Code § 551.071-076 for consultation concerning attorney-client matters, real estate, litigation, personnel, and security matters. The Board or committee reserves the right to enter into closed meeting at any time during the course of the meeting.
2. Pledge of Allegiance/Moment of Silence

MINUTES

3. Minutes
 - Approval of the November 1, 2018, Regular Board Meeting minutes

COMMITTEE MEETING UPDATES

4. Update and discussion regarding the November 15, 2018, Finance Committee Meeting (Thomas F. Adkisson, Chair, Finance Committee)
5. Update and discussion regarding the November 15, 2018, Operations and Choice Neighborhood Committee Meeting (Morris A. Stribling, DPM, Chair, Board of Commissioners)

CONSENT ITEMS

6. Consideration and approval regarding Resolution 5858, authorizing the President and CEO to approve and proceed with adjustments totaling \$2,400.00, to the approved self-funded, third-party provider of SAHA employee medical and dental plans plus fully insured vision, short-term disability, long-term disability, life insurance benefit plans and an electronic benefits enrollment platform for calendar year 2019, for a total adjusted cost not to exceed \$5,872,462.00 (Muriel Rhoder, Chief Administrative Officer; Janie Rodriguez, Director of Human Resources)
7. Consideration and approval regarding Resolution 5859, authorizing the award of a contract for Blanco basement structural concrete repairs and drainage improvements to Structural Concrete Systems, LLC for an amount not to exceed \$521,167.38 (Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability)

8. Consideration and approval regarding Resolution 5860, authorizing the award of a contract for T.L. Shaley Burn Unit Duplex Reconstruction to Bougambilias Construction, LLC (HABE, HUB) for an amount not to exceed \$254,699.99 (Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability)
9. Consideration and approval regarding Resolution 5861, authorizing the expenditure of additional funds for Roof and HVAC Replacement at Woodhill Apartments to Garland/DBS, Inc., through U.S. Communities Government Purchasing Alliance, in the amount of \$69,139.00 (Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability)
10. Consideration and approval regarding Resolution 5862, authorizing the award of contracts for mowing and ground maintenance services for select Public Housing properties to the following companies: B&T Dependable Services, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, Section 3 Business) for an amount not to exceed \$28,800.00, C&M Quality Landscaping Maintenance for an amount not to exceed \$114,768.00, Champion Lawn Care (WBE, Section 3 Business) for an amount not to exceed \$102,757.82, and R&C Landscape, LLC (ESBE, HABE, MBE, SBE, Section 3 Business) for an amount not to exceed \$37,269.79; all for a period of one year with the option to extend on a prorated month to month basis not to exceed a period of six months (Steven Morando, Director of Procurement and General Services; Brandee Perez, Director of Federal Housing Programs)

INDIVIDUAL ITEMS FOR CONSIDERATION

11. Update and discussion regarding the Procurement Activity Report (Steven Morando, Director of Procurement and General Services)
12. President's Report
 - SAHA to Dispose of Scattered Sites Units
 - Our Lady of Victory School
 - Dale Watson Benefit Concert
 - Golden Gala and Senior Expo
 - 4th Annual Toy Drive
 - CEO Townhall Meetings
 - EIF Poster Contest Judging
 - SAHA Honors Veterans
 - Health Fair
 - Halloween Stroll
 - SAHA Winter Holiday Closure
 - List of 2019 Board and Committee Meetings

13. *Closed Session:

Consultation with Attorney

Deliberate and obtain legal advice regarding legal issues pursuant to Texas Government Code Sec. 551.071 (consultation with attorney).

- Litigation Updates

Personnel/Consultation with Attorney

Deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint or charge against an officer or employee and obtain legal advice regarding legal issues pursuant to Texas Government Code Sec. 551.074 (personnel) and Texas Government Code Sec. 551.071 (consultation with attorney).

- President and CEO Performance Evaluation Process

14. **Citizens to be Heard at approximately 2:00 p.m.** (may be heard after this time) Citizens wishing to speak on issues not related to items posted on the agenda should personally request to be placed on the Citizens to be Heard roster prior to 1:45 p.m. Citizens will be given three minutes to speak. Only one appearance per speaker will be permitted at any regular Board Meeting. If present, a speaker may cede time to another speaker, but no speaker may have the floor for more than 9 minutes. Groups of citizens from the same organization are asked to share nine minutes to address the Board on certain items. Organizations must be represented by an Officer or a Board member, and follow the same speaking rules as individuals.

15. Adjournment

*Note: Whenever the Texas Open Meetings Act (Section 551.001 et seq. of the Texas Government Code) provides for a closed meeting in matters concerning legal advice, real estate, contracts, personnel matters, or security issues, the Board may find a closed meeting to be necessary. For convenience of the citizens interested in an item preceded by an asterisk, notice is given that a closed meeting is contemplated. However, the Board reserves the right to go into a closed meeting on any other item, whether it has an asterisk, when the Board determines there is a need and a closed meeting is permitted.

"Pursuant to § 30.06, Penal Code, (trespass by holder license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not attend this meeting with a concealed handgun."

"Pursuant to § 30.07, Penal Code, (trespass by holder license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not attend this meeting with a handgun that is carried openly.

MINUTES
SAN ANTONIO HOUSING AUTHORITY
BOARD OF COMMISSIONERS
REGULAR BOARD MEETING
November 1, 2018

SCHEDULED: 1:00 p.m. at 818 S. Flores St., San Antonio, TX, 78204

COMMISSIONERS PRESENT:

Morris A. Stribling, DPM, Chair
Charles R. Munoz, Vice-Chair
Charles Clack, Commissioner
Thomas F. Adkisson, Commissioner
Marie R. McClure, Commissioner
Jessica Weaver, Commissioner

COMMISSIONERS ABSENT:

None

COUNSEL: Doug Poneck, Escamilla & Poneck, LLP

TRANSLATOR: BCC Communications

STAFF:

David Nisivoccia, President and CEO
Muriel Rhoder, Chief Administrative Officer
Ed Hinojosa, Chief Financial Officer
Timothy E. Alcott, Real Estate and Legal Services Officer
Janie Rodriguez, Director of Human Resources
Adrian Lopez, Director of Community Development Initiatives
Jo Ana Alvarado, Director of Innovative Technology
Michael Reyes, Director of Communications and Public Affairs

Steven Morando, Director of Procurement and General Services
Domingo Ibarra, Director of Security
Aiyana Longoria, Director of Internal Audit
Brandee Perez, Director of Federal Housing Programs
Diana Kollodziej Fiedler, Director of Finance and Accounting
Kristi Baird, Director of Beacon Communities
Thomas Roth, Director of Asset Management
Richard Milk, Director of Policy and Planning

Item 1: Meeting called to order

Vice-Chair Charles Munoz called the meeting to order at 1:05 p.m.

Item 2: Pledge of Allegiance/Moment of Silence

Recitation of pledge and moment of silence

Item 3: Minutes

- Approval of the October 4, 2018, Regular Board Meeting minutes
- Approval of the October 18, 2018, Special Board Meeting minutes (Operations and Choice Neighborhood Committee)

Motion: Commissioner Clack moved to approve all sets of minutes. Commissioner McClure seconded the motion. Approved.

Member	Aye	Nay	Absent At Time of Vote	Abstained
Morris A. Stribling, DPM, Chair			X	
Charles R. Munoz, Vice-Chair	X			
Thomas F. Adkission, Commissioner	X			
Charles Clack, Commissioner	X			
Marie R. McClure, Commissioner	X			
Jessica Weaver, Commissioner			X	

CONSENT ITEMS

- Item 4:** Consideration and approval regarding Resolution 5844, authorizing the acquisition of Infill Lots under Choice Neighborhood-Critical Community Improvements (CCI Plan) and the execution of any and all documentation necessary to consummate such transactions
Consent
- Item 5:** Consideration and approval regarding Resolution 5845, authorizing the President and CEO of the Housing Authority of the City of San Antonio, Texas, to accept the Wells Fargo Priority Markets Grant in the amount of \$100,000.00
Consent
- Item 6:** Consideration and approval regarding Resolution 5856, authorizing the President and CEO of the San Antonio Housing Authority (SAHA), and the Secretary/Treasurer of its related entities, to enter into third party agreements encumbering housing assets in the form of leases, licenses, leaseholds, right-of-ways, easements, operating agreements, contracts, and liens associated with agreements not incidental to the normal operation of the property, for an initial period not to exceed five years in duration; authorizing execution of any and all documentation necessary to consummate such transactions
Consent
- Item 7:** Consideration and approval regarding Resolution 5846, authorizing the sale of property located at 909 Runnels, San Antonio, Texas, for \$320,000.00 and the execution of any and all documentation necessary to consummate such transaction
Consent
- Item 8:** Consideration and approval regarding Resolution 5855, authorizing the San Antonio Housing Facility Corporation to acquire 7.125 acres of land at 9323 Somerset Road, San Antonio, Texas, and the execution of any and all documentation necessary to consummate such transaction
Consent
- Item 9:** Consideration and approval regarding Resolution 5848, authorizing the award of contracts for bond and mixed finance counsel on an as-needed basis to the following three law firms: Bracewell, LLP, Coats Rose, P.C., and Norton Rose Fulbright US LLP; at the rate not to exceed 1% of the bond of issue, with additional work to be compensated based on a mutually agreeable fee arrangement that is proportionate to the complexity and value of the transaction; all for a period of one year with the option to renew up to four additional one-year terms

Consent

Item 10: Consideration and approval regarding Resolution 5853, authorizing SAHA to become a participant member in the Houston-Galveston Area Council of Governments purchasing cooperative program which offers access to nationwide contracts for its members
Consent

Item 11: Consideration and approval regarding Resolution 5847, authorizing the award of a contract for temporary staffing, direct-hire and other employer services through Houston-Galveston Area Council of Governments Purchasing Cooperative Program to Robert Half International, Inc. for an annual cumulative amount not to exceed \$200,000.00; for a period of one year with the option to renew up to two additional one-year terms
Consent

Item 12: Consideration and approval regarding Resolution 5850, authorizing the award of a contract for remodeling of the SAHA Main and Section 8 lobbies to Spawglass through Texas Multiple Award Schedule (TXMAS) for an amount not to exceed \$302,491.39
Consent

Item 13: Consideration and approval regarding Resolution 5851, authorizing the expenditure of additional funds for Dr. Charles Andrews Apartments site, building, fencing, interior and parking area improvements to All Pro General Construction, Inc. (DBE, ESBE, HABE, MBE, SBE, HUB, Section 3 Business) in the amount of \$119,356.81
Consent

Item 14: Consideration and approval regarding Resolution 5852, authorizing the expenditure of additional funds for elevator maintenance repair services to Schindler Elevator Corporation for an amount not to exceed \$62,500.00
Consent

Item 15: Consideration and approval regarding Resolution 5849, authorizing the award of a contract for automated/automatic door maintenance, repair, and inspection services agency-wide to Door Control Services, LLC, for a period of one year with the option to renew up to four additional one-year terms; the annual cumulative amounts for the five year term shall not exceed: \$55,000.00 per year for year one and year two, and \$65,000.00 per year for year three, year four, and year five
Consent

Item 16: Consideration and approval regarding Resolution 5854, approving the 2019 Payment Standard Schedule between 90% - 110% of the Fiscal Year 2019 Small Area Fair Market Rents for the Veterans Affairs Supportive Housing and Mainstream Programs
Consent

Commissioner Adkisson requested additional time to review the consent items, since there were so many consent items listed on the agenda. Counsel Doug Poneck, also recommended that after review and approval of the consent items, the Board recess for the San Antonio Housing Facility Corporation meeting, as Item #8 is part of a companion item of the non-profit corporation. Counsel Poneck advised that the Board of Directors must take action and vote to approve Resolution 18FAC-10-18.

Motion: Commissioner Adkisson moved to approve all Consent Items. Commissioner Clack seconded the motion. Approved.

Member	Aye	Nay	Absent At Time of Vote	Abstained
Morris A. Stribling, DPM, Chair			X	
Charles R. Munoz, Vice-Chair	X			
Thomas F. Adkission, Commissioner	X			
Charles Clack, Commissioner	X			
Marie R. McClure, Commissioner	X			
Jessica Weaver, Commissioner			X	

After approval of all Consent Items, Vice-Chair Charles R. Munoz recessed at 1:12 p.m. for the San Antonio Housing Facility Corporation Board Meeting at 1:13 p.m. The Regular Board Meeting was then reconvened at 1:14 p.m.

PRESENTATION

Item 17: Wells Fargo Monetary Donation of \$100,000.00 to SAHA

Ms. Arrie B. Porter, Assistant Director of Choice Neighborhood, reported that SAHA was awarded the Wells Fargo Priority Markets Grant which will allow SAHA to pay down the cost of four infill homes to increase affordability for neighborhood residents. Ms. Laura Cabanilla, Vice President of Community Relations, Community Development Officer, and Mr. Timothy Wells, Vice-President and South Central District Manager, presented the \$100,000.00 donation to SAHA on behalf of Wells Fargo Bank.

Commissioner Weaver personally thanked Wells Fargo for partnering with SAHA to assist in the successes of the East Side Choice Initiative. Commissioner Weaver also praised SAHA staff for working on obtaining such a competitive grant.

INDIVIDUAL ITEMS FOR CONSIDERATION

Item 18: Update and discussion regarding the Procurement Activity Report

Mr. Morando’s report focused on the change orders that had been submitted and reported that the increase in the number of change orders was partly due to the transition of the Beacon properties portfolio to SAHA. Mr. Morando reported that the contracts that had been placed for bid originally did not include the new properties that have recently been acquired; therefore, to comply with procurement policies in place, change orders were submitted. Mr. Morando also provided answers to the various questions the Commissioners had regarding the Procurement Report submitted for the month of November.

Item 19: Update and discussion regarding the October 18, 2018, Resident Services Committee Meeting

Commissioner Clack provided brief highlights of the October 18, 2018, Resident Services Committee Meeting report. The items discussed during the Committee meeting included the following topics:

Update and discussion regarding the Recognition of Outside Partners

Mr. Adrian Lopez, Director of Community Development Initiatives, recognized the following community partners who work with SAHA to provide adult education and workforce services: Workforce Solutions Alamo, VIA, Toyotetsu Texas, Veracity, Bexar County Probation, C2 Global, and Gonzaba Medical Group.

Update and discussion regarding the Community Development Initiatives Report

Mr. Lopez provided a summary of his department's major accomplishments and activities through the first quarter.

Update and discussion regarding the Supplemental Nutrition Program

Mr. Lopez reported that the SNP program is housed at four SAHA locations. The program provides nutritionally balanced noon meals in a congregate setting. Recently, the City began asking all sites to start to enforce the "congregate meals" requirement. Residents are no longer able to take their meals to their apartments to eat. This requirement has resulted in less participation. Staff has invited the City of San Antonio to have them explain the requirement and the rollout plan for the enforcement of the requirement.

Update and discussion regarding Community Development Initiatives upcoming event - 21st Annual Golden Gala

Mr. Lopez reported that SAHA and the Education Investment Foundation (EIF) will host the 21st Annual Golden Gala on December 19, 2018, from 3:00 p.m. to 7:00 p.m. The Gala anticipates the event to bring over 800 residents to the Convention Center and provide a jam packed agenda with food, music, photos with Santa, and various entertainment activities. The theme for the event is "Rockin Christmas" and live music entertainment will be provided by David Marez.

Item 20: Update and discussion regarding the October 18, 2018, Operations and Choice Neighborhood Committee

Chair Stribing, DPM, provided the update and discussion regarding the October 18, 2018, Operations and Choice Neighborhood Committee Meeting. The items discussed during the Committee meeting included the following topics:

Update and discussion regarding Wheatley Choice Neighborhood activities

An update for the Wheatley Choice Neighborhood was provided by Mr. Adrian Lopez, Director of Community Development Initiatives, Ms. Arrie Porter, Assistant Director of Choice Neighborhood and Mr. David Casso, Development Services Manager.

The following resolutions were approved to move forward to the November Board meeting:

Resolution 5844, authorizing the acquisition of Infill Lots under Choice Neighborhood-Critical Community Improvements (CCI Plan) and the execution of any and all documentation necessary to consummate such transactions was presented by Arrie B. Porter, Assistant Director, Choice Neighborhood.

Resolution 5845, authorizing the President and CEO of the Housing Authority of the City of San Antonio, Texas, to accept the Wells Fargo Priority Markets Grant in the amount of \$100,000.00 was presented by Arrie B. Porter, Assistant Director, Choice Neighborhood.

Resolution 5856, authorizing the President and CEO of the San Antonio Housing Authority (SAHA), and the Secretary/Treasurer of its related entities, to enter into third party

agreements encumbering housing assets in the form of leases, licenses, leaseholds, right-of-ways, easements, operating agreements, contracts, and liens associated with agreements not incidental to the normal operation of the property, for an initial period not to exceed five years in duration; authorizing execution of any and all documentation necessary to consummate such transactions was presented by Ed Hinojosa, Chief Financial Officer.

Resolution 5846, authorizing the sale of property located at 909 Runnels, San Antonio, Texas, for \$320,000.00 and the execution of any and all documentation necessary to consummate such transaction was presented by Timothy E. Alcott, Real Estate and Legal Services Officer.

Resolution 5855, authorizing the San Antonio Housing Facility Corporation to acquire 7.125 acres of land at 9323 Somerset Road, San Antonio, Texas, and the execution of any and all documentation necessary to consummate such transaction was presented by Timothy E. Alcott, Real Estate and Legal Services Officer.

Resolution 5848, authorizing the award of contracts for bond and mixed finance counsel on an as-needed basis to the following three law firms: Bracewell, LLP, Coats Rose, P.C., and Norton Rose Fulbright US LLP; at the rate not to exceed 1% of the bond of issue, with additional work to be compensated based on a mutually agreeable fee arrangement that is proportionate to the complexity and value of the transaction; all for a period of one year with the option to renew up to four additional one-year terms was presented by Timothy E. Alcott, Real Estate and Legal Services Officer; Steven Morando, Director of Procurement and General Services.

Resolution 5853, authorizing SAHA to become a participant member in the Houston-Galveston Area Council of Governments purchasing cooperative program which offers access to nationwide contracts for its members was presented by Steven Morando, Director of Procurement and General Services.

Resolution 5847, authorizing the award of a contract for temporary staffing, direct-hire and other employer services through Houston-Galveston Area Council of Governments Purchasing Cooperative Program to Robert Half International, Inc. for an annual cumulative amount not to exceed \$200,000.00; for a period of one year with the option to renew up to two additional one-year terms was presented by Steven Morando, Director of Procurement and General Services; Janie Rodriguez, Director of Human Resources.

Resolution 5850, authorizing the award of a contract for remodeling of the SAHA Main and Section 8 lobbies to Spawglass through Texas Multiple Award Schedule (TXMAS) for an amount not to exceed \$302,491.39 was presented by Steven Morando, Director of Procurement and General Services; Domingo Ibarra, Director of Security.

Resolution 5851, authorizing the expenditure of additional funds for Dr. Charles Andrews Apartments site, building, fencing, interior and parking area improvements to All Pro General Construction, Inc. (DBE, ESBE, HABE, MBE, SBE, HUB, Section 3 Business) in the amount of \$119,356.81 was presented by Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability.

Resolution 5852, authorizing the expenditure of additional funds for elevator maintenance repair services to Schindler Elevator Corporation for an amount not to exceed \$62,500.00

was presented by Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability.

Resolution 5849, authorizing the award of a contract for automated/automatic door maintenance, repair, and inspection services agency-wide to Door Control Services, LLC, for a period of one year with the option to renew up to four additional one-year terms; the annual cumulative amounts for the five year term shall not exceed: \$55,000.00 per year for year one and year two, and \$65,000.00 per year for year three, year four, and year five was presented by Steven Morando, Director of Procurement and General Services; Brandee Perez, Director of Federal Housing Programs.

Resolution 5854, approving the 2019 Payment Standard Schedule between 90% - 110% of the Fiscal Year 2019 Small Area Fair Market Rents for the Veterans Affairs Supportive Housing and Mainstream Programs was presented by Brandee Perez, Director of Federal Housing Programs.

Update and discussion regarding the SAHA Incident Response Plan

Ms. Kristi Baird, Director of Beacon Properties, Mr. Hinojosa, Ms. Perez and Mr. Thomas Roth, Director of Asset Management, reported that in the event of an emergency, San Antonio Housing Authority (SAHA) operates an Incident Response Plan that provides organized procedures and outlines steps that can be taken to lessen the impact of an emergency situation. SAHA is committed to maintaining the safety of residents and employees and the quick restoration of normal business activities after an emergency event. SAHA's Incident Response Plan consists of three major phases: Pre-Incident Plan, Real-Time Response Plan and Post-Incident Plan.

Update and discussion regarding the FY2018 MTW Report (Richard Milk, Director of Policy and Planning)

Mr. Richard Milk, Director of Policy and Planning, provided a brief update regarding the Moving to Work Plan (MTW) for SAHA. Mr. Milk's report included a presentation highlighting the MTW Report Elements consisting of the short and long term MTW goals and objectives; the MTW Compliance, consisting of statistics regarding the number of individuals, along with their socioeconomic status; the MTW Statutory Objectives, consisting of cost efficiency/effectiveness, housing choice and self-sufficiency; and the MTW Activities and MTW Initiatives, consisting of an overview of activities, a status update of ongoing activities, use of funds, and all of the community development initiatives currently in place at SAHA.

Item 21: President's Report

- SAHA's Holiday Closures
- Health Fair
- Habitat for Humanity - SAHA Volunteers Help Build Home
- SAHA Celebrates Hispanic Heritage Month
- Walking School Bus Highlighted
- Los Courts - An Exhibit About the Alazan-Apache Courts

During the President's Report, Mr. Nisivoccia also informed the Board of the SAHA Halloween event, the NAHRO Awards, and introduced Ms. Aiyana Longoria as the new Internal Audit Director.

After the President’s Report, Vice-Chair Munoz, requested a point of privilege to speak and recognized Officer Esparza, a former student.

Item 22: *Closed Session:

Real Estate/Consultation with Attorney

Deliberate the management, purchase, exchange, lease or value of certain real properties and obtain legal advice regarding related legal issues pursuant to Texas Government Code Sec. 551.072 (real property) and Texas Government Code Sec. 551.071 (consultation with attorney).

- Discussion of resolution of dispute regarding Costa Almadena

Consultation with Attorney

Deliberate and obtain legal advice regarding legal issues pursuant to Texas Government Code Sec. 551.071 (consultation with attorney).

- Discussion of proposed settlement of Cause No. 2017CI15766; *Housing Authority of the City of San Antonio, Texas v. Housing Authority Property Insurance; Housing Insurance Services Inc., aka HAI Group; Prostar Adjusting LLC; Cody S. Chrismon*

Chair Stribling, DPM, recessed for closed session at 2:05 p.m.

The regular Board meeting was reconvened at 3:03 p.m.

Motion: After returning from Closed Session, Commissioner Adkisson moved to approve the resolution of dispute regarding Costa Almadena, as discussed in Closed Session. Commissioner Weaver seconded the motion. Approved.

Member	Aye	Nay	Absent At Time of Vote	Abstained
Charles A. Stribling, DPM, Chair	X			
Charles R. Munoz, Vice-Chair	X			
Thomas F. Adkisson, Commissioner	X			
Charles Clack, Commissioner	X			
Marie R. McClure, Commissioner	X			
Jessica Weaver, Commissioner	X			

Motion: After returning from Closed Session, Commissioner Weaver moved to approve the settlement of Cause No. 2017CI15766; *Housing Authority of the City of San Antonio, Texas v. Housing Authority Property Insurance; Housing Insurance Services Inc., aka HAI Group; Prostar Adjusting LLC; Cody S. Chrismon*, as discussed in Closed Session. Commissioner Clack seconded the motion. Approved.

Member	Aye	Nay	Absent At Time of Vote	Abstained
Charles A. Stribling, DPM, Chair	X			
Charles R. Munoz, Vice-Chair	X			
Thomas F. Adkisson, Commissioner	X			
Charles Clack, Commissioner	X			
Marie R. McClure, Commissioner	X			

Jessica Weaver, Commissioner	X			
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Item 23: Citizens to be Heard

There were two Citizens to be Heard.

Item 24: Adjournment

With no objections, Chair Stribling, DPM, adjourned the meeting at 3:05 p.m.

ATTEST:

Morris A. Stribling, DPM
Chair

Date

David Nisivoccia
President and CEO

Date



To: Board of Commissioners

Date: December 6, 2018

From: Thomas F. Adkisson, Chair, Finance Committee

Subject: Update and discussion regarding the November 15, 2018, Finance Committee Meeting

A Finance Committee meeting was held on Thursday, November 15, 2018. Attendees included Committee Chair Thomas F. Adkisson, Commissioner Marie R. McClure, Commissioner Jessica Weaver, SAHA President and CEO David Nisivoccia and SAHA staff.

The following topics were discussed at the committee meeting:

Update and discussion regarding the Quarterly Financial Report for the San Antonio Housing Authority

Ms. Diana Kollodziej Fiedler, Director of Finance and Accounting, reported and provided the financial highlights of the San Antonio Housing Authority for the three months ended September 30, 2018. The results of operations reflect a surplus before non-cash items of \$3.1 million, which was \$134,000 below budgeted projections.

The total Operating Revenue was approximately \$1.5 million below budget, due primarily to an unfavorable variance of \$1.5 million in Grants revenue, which was affected by the timing of Choice grant expenditures. Ms. Fiedler further reported that the total Operating Expenses ended the period \$1.1 million below budget, due primarily to favorable variances of \$751,000 in Salaries and Benefits, and \$1.2 million in Other Expenses.

The Comparative Balance Sheet reflects an overall increase in Total Net Position of \$6.1 million from September 30, 2017, to September 30, 2018. Total Assets increased \$7.5 million due to increases of \$7.2 million in Fixed Assets and \$1.8 million in Other Non-Current Assets, offset by a decrease of \$1.5 million in Current Assets.

Update and discussion regarding the Internal Audit Department (Helen Madison, Acting Director of Internal Audit, Aiyana Longoria, Director of Internal Audit)

Ms. Aiyana Longoria, Director of Internal Audit, provided information and insight regarding SAHA's Internal Audit Department via a presentation. The presentation included the first quarter Internal Audit activities in support of the SAHA Strategic Goals; the status of 2017-2018 Internal Audit Plan; the status of 2018-2019 Internal Audit Plan; Action Items; and the status of Third Party Audits for SAHA.



To: Board of Commissioners

Date: December 6, 2018

From: Morris A. Stribling, DPM, Chair, Operations and Choice Neighborhood Committee

Subject: Update and discussion regarding the November 15, 2018, Operations and Choice Neighborhood Committee Meeting

An Operations and Choice Neighborhood Committee meeting was held on Thursday, November 15, 2018. Attendees included Board Chair Morris A. Stribling, DPM, Commissioner Marie R. McClure, Commissioner Jessica Weaver, SAHA President and CEO David Nisivoccia and SAHA staff.

The following topics were discussed at the committee meeting:

Update and discussion regarding Wheatley Choice Neighborhood activities

An update for the Wheatley Choice Neighborhood was provided by Ms. Lorraine Robles, Director of Development Services and Neighborhood Revitalization, Adrian Lopez, Director of Community Development Initiatives and Ms. Arrie Porter, Assistant Director of Choice Neighborhood.

The following resolution was pulled from the agenda by Mr. Nisivoccia for further internal discussion:

Resolution 5857, authorizing the selection of Hogan Properties Company, Inc. dba HomeSpring Realty Partners (Hogan) as development partner for 5700 Culebra Road and 4847 Callaghan Road and authorizing the President and CEO, and his designated staff to: further clarify and enhance the developer’s proposal; negotiate a development agreement; submit applications for financing; create any legal entities; execute contracts for conveyance of land; retain legal counsel; and ensure performance of all other matters in connection therewith

The following resolutions were approved to move forward to the Board meeting:

Resolution 5858, authorizing the President and CEO to approve and proceed with adjustments totaling \$2,400.00, to the approved self-funded, third-party provider of SAHA employee medical and dental plans plus fully insured vision, short-term disability, long-term disability, life insurance benefit plans and an electronic benefits enrollment platform for calendar year 2019, for a total adjusted cost not to exceed \$5,872,462.00 was presented by Muriel Rhoder, Chief Administrative Officer; Janie Rodriguez, Director of Human Resources

Resolution 5859, authorizing the award of a contract for Blanco basement structural concrete repairs and drainage improvements to Structural Concrete Systems, LLC for an



amount not to exceed \$521,167.38 was presented by Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability

Resolution 5860, authorizing the award of a contract for T.L. Shaley Burn Unit Duplex Reconstruction to Bougambilias Construction, LLC (HABE, HUB) for an amount not to exceed \$254,699.99 was presented by Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability

Resolution 5861, authorizing the expenditure of additional funds for Roof and HVAC Replacement at Woodhill Apartments to Garland/DBS, Inc., through U.S. Communities Government Purchasing Alliance, in the amount of \$69,139.00 was presented by Steven Morando, Director of Procurement and General Services; Hector Martinez, Director of Construction Services and Sustainability

Resolution 5862, authorizing the award of contracts for mowing and ground maintenance services for select Public Housing properties to the following companies: B&T Dependable Services, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, Section 3 Business) for an amount not to exceed \$28,800.00, C&M Quality Landscaping Maintenance for an amount not to exceed \$114,768.00, Champion Lawn Care (WBE, Section 3 Business) for an amount not to exceed \$102,757.82, and R&C Landscape, LLC (ESBE, HABE, MBE, SBE, Section 3 Business) for an amount not to exceed \$37,269.79; all for a period of one year with the option to extend on a prorated month to month basis not to exceed a period of six months was presented by Steven Morando, Director of Procurement and General Services; Brandee Perez, Director of Federal Housing Programs

Update and discussion regarding the Federal Housing Programs Quarterly Report

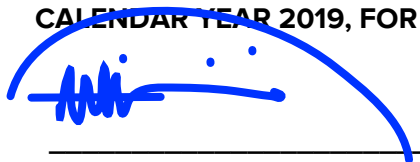
Ms. Brandee Perez, Director of Federal Housing Programs, provided the FHP Quarterly Report for the July 2018 to September 2018 quarter, and reported on the following data: demographics, waitlist totals, termination totals, voucher utilization rates, and Public Housing occupancy rates.

Update and discussion regarding the Real Estate Assessment Center Scores

Ms. Perez provided the average Real Estate Assessment Center Scores across SAHA's portfolio within the past five years and informed the Board that HUD implemented new industry standards for repairs that critically impacted inspections scores for subsequent years. Effective July 1, 2016, three Maintenance Technician, two Porter and one Maintenance Supervisor positions were eliminated, which also affected staff's ability to maintain units at HUD standards. Since the implementation of this requirement and reduction in staff, REAC scores have steadily decreased. Ms. Perez reported that this year's REAC inspections resulted in a reduced average score for all properties and then provided a breakdown of the scores for each property inspected this year.

BOARD OF COMMISSIONERS

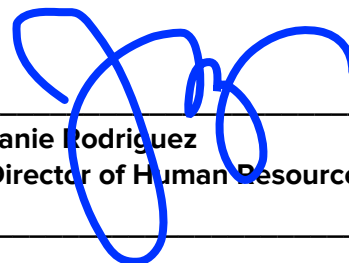
RESOLUTION 5858, AUTHORIZING THE PRESIDENT AND CEO TO APPROVE AND PROCEED WITH ADJUSTMENTS TOTALING \$2,400.00, TO THE APPROVED SELF-FUNDED, THIRD-PARTY PROVIDER OF SAHA EMPLOYEE MEDICAL AND DENTAL PLANS PLUS FULLY INSURED VISION, SHORT-TERM DISABILITY, LONG-TERM DISABILITY, LIFE INSURANCE BENEFIT PLANS AND AN ELECTRONIC BENEFITS ENROLLMENT PLATFORM FOR CALENDAR YEAR 2019, FOR A TOTAL ADJUSTED COST NOT TO EXCEED \$5,872,462.00



David Nisivoccia
President and CEO



Muriel Rhoder
Chief Administrative Officer



Janie Rodriguez
Director of Human Resources

REQUESTED ACTION:

Consideration and approval regarding Resolution 5858, authorizing the President and CEO to approve and proceed with adjustments totaling \$2,400.00, to the approved self-funded, third-party provider of SAHA employee medical and dental plans plus fully insured vision, short-term disability, long-term disability, life insurance benefit plans and an electronic benefits enrollment platform for calendar year 2019, at a total adjusted cost not to exceed \$5,872,462.00.

FINANCIAL IMPACT:

The current short term disability policy has a fourteen day waiting period for injuries or illnesses that do not require hospitalization nor surgery. The reduction to a seven day waiting period will result in an estimated annual increase of \$2,400.00 to the employer premium for short term disability coverage; however, this reduction in the waiting period will provide a significant benefit to employees affected.

Also, Blue Cross Blue Shield notified SAHA that the Behavioral Health and MDLive co-pays must match and be aligned to office visit co-pays. This requirement will result in a \$5.00 co-pay increase for outpatient visits to Behavioral Health practitioners and for employees that participate in the virtual MDLive program.

These costs are reflected in the approved 2018 - 2019 budget and represent a total decrease of 14.76%, after the adjustments.

SUMMARY:

In 2008, SAHA moved to a self-funded (self-insured) plan to help control the rising costs of health care. Two PPO plans are offered to employees: a standard (lower cost) PPO plan and a richer (higher cost) PPO plan for which the employee bears a larger share of the cost. There are currently 402 employees in the plans; 303 are enrolled in the low PPO plan and 99 are enrolled in the high PPO plan.

McGriff, Seibels & Williams of Texas, Inc. (MSW) is the current Benefits Consultant. MSW initiated a Request for Proposals on SAHA's behalf for 2018, for a self-funded medical and dental plan administrator. SAHA staff selected Blue Cross Blue Shield of Texas (BCBS).

The BCBS plans are under a rate guarantee for 2019. SAHA annually reviews benefits and funding of the plan. For the long-term stability of the medical plan, recommendations are made for incremental benefit changes to office visit to include behavioral health and MDLive, specialist visits, emergency room, urgent care, and Rx copays. These changes are estimated to save the plan \$62,400.00. There will be no increase to employee contributions or SAHA's funding level.

Timeline:

October 4, 2018	Received Board Approval for Benefit Plan at \$5,870,062.00
October 29, 2018	First Day of Open Enrollment
November 14, 2018	Last Day of Open Enrollment
January 1, 2019	Effective Date for 2019 Plan Benefits

STRATEGIC GOAL:

Invest in our greatest resource - our employees - and establish a track record for integrity, accountability, collaboration and strong customer service.

ATTACHMENTS:

Resolution 5858
SAHA Worksheet - Renewal Cost Calculation 2019
SAHA 2019 Proposed Benefit Changes

**San Antonio Housing Authority
Resolution 5858**

RESOLUTION 5858, AUTHORIZING THE PRESIDENT AND CEO TO APPROVE AND PROCEED WITH ADJUSTMENTS TOTALING \$2,400.00, TO THE APPROVED SELF-FUNDED, THIRD-PARTY PROVIDER OF SAHA EMPLOYEE MEDICAL AND DENTAL PLANS PLUS FULLY INSURED VISION, SHORT-TERM DISABILITY, LONG-TERM DISABILITY, LIFE INSURANCE BENEFIT PLANS AND AN ELECTRONIC BENEFITS ENROLLMENT PLATFORM FOR CALENDAR YEAR 2019, FOR A TOTAL ADJUSTED COST NOT TO EXCEED \$5,872,462

WHEREAS, the San Antonio Housing Authority (SAHA) desires to provide a wide range of insurance benefits for its employees; and

WHEREAS, the current employee self-insured administration contracts will terminate December 31, 2018; and

WHEREAS, the total cost for the SAHA self-funded (self-insured) medical and dental plans for January 1, 2019, through December 31, 2019, is projected to be \$5,872,462.00; and

WHEREAS, the current short term disability policy has a fourteen day waiting period for injuries or illnesses that do not require hospitalization nor surgery. The reduction to a seven day waiting period will be an estimated annual increase of \$2,400.00 for the employer premium for short term disability coverage; and

WHEREAS, the medical and dental provider (BlueCross BlueShield), notified SAHA that the behavioral health and MDLive co-pays must match and be aligned to office visit co-pays. This requirement will result in a \$5.00 co-pay increase for outpatient visits to Behavioral Health practitioners and for employees that participate in the virtual MDLive program; and

WHEREAS, these costs are reflected in the approved 2018 - 2019 operating budget and represent a total decrease of 14.76%; and

WHEREAS, staff requests the Board of Commissioners authorize the President and CEO, or designee, to execute all documents necessary to carry out the various transactions described above.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of SAHA hereby:

- 1) Approves Resolution 5858, authorizing the President and CEO to approve and proceed with adjustments totaling \$2,400.00, to the approved self-funded, third-party provider of SAHA employee medical and dental plans plus fully insured vision, short term disability, long term disability, and life insurance benefit plans, and an electronic benefits enrollment platform for calendar year 2019, for a total adjusted cost not to exceed \$5,872,462.00.
- 2) Authorizes the President and CEO, or designee, to execute all documents necessary to carry out the various transactions authorized above.

Passed and approved the 6th day of December 2018.

Morris A. Stribling, DPM
Chair, Board of Commissioners

Attested and approved as to form:

David Nisivoccia
President and CEO

SAHA WorkSheet - Updated Renewal Cost Calculation 2019

Total Cost Prior Year		\$6,889,971.00
Financial Impact Section		
Medical Admin Fee	\$ 101,111.00	
Dental Admin Fee	\$ 19,958.00	
SubTotal Admin Fees		\$ 121,070.00
Medical Claims	\$2,135,046.00	
Prescription Claims	\$1,371,434.00	
+20% risk variance (est. aggregate corridor for medical/dental claims	\$ 701,296.00	
Dental Claims	\$ 279,946.00	
SubTotal Projected Claims	\$4,487,722.00	
SubTotal Stop Loss Premiums	\$ 963,305.00	
Total Projected Claims & Stop Loss Premiums		\$ 5,451,027.00
Vision Premiums	\$ 41,644.00	
STD Premiums (previously \$112,015.00)	\$ 114,415.00	
LTD Premiums	\$ 91,966.00	
Basic Life Premiums	\$ 28,350.00	
SubTotal - Fully Insured Premiums		\$ 276,365.00
SubTotal Benefit Admin System Annual Cost		\$ 24,000.00
Total Cost For New Plan Year		\$ 5,872,462.00
Surplus Difference From Prior Year (\$\$)		\$ 1,017,509.00
Difference From Prior Year (%) (previously 14.80%)		14.76%

Estimates prepared by McGriff, Seibels, and Williams

SAHA Benefit Comparison Spreadsheet - 11-15-2018

Benefits	2018 Benefits				2019 Benefits			
	SAHA BCBS Low PPO Plan		SAHA BCBS High PPO Plan		SAHA BCBS Low PPO Plan		SAHA BCBS High PPO Plan	
	In-Network	Out-of-Network	In-Network	Out-of-Network	In-Network	Out-of-Network	In-Network	Out-of-Network
Coinsurance	80%	60%	90%	70%	80%	60%	90%	70%
Deductible	\$1,000 / \$2,000	\$2,000 / \$4,000	\$750 / \$1,500	\$1,500 / \$3,000	\$1,000 / \$2,000	\$2,000 / \$4,000	\$750 / \$1,500	\$1,500 / \$3,000
Out-of-Pocket Maximum	\$2,750 / \$5,500	\$5,500 / \$11,000	\$2,250 / \$4,500	\$4,500 / \$9,000	\$2,750 / \$5,500	\$5,500 / \$11,000	\$2,250 / \$4,500	\$4,500 / \$9,000
Out-of-Pocket Max Includes Ded.	Yes		Yes		Yes		Yes	
Lifetime Maximum	Unlimited		Unlimited		Unlimited		Unlimited	
Preventive Care	100%		100%		100%		100%	
Physician Office Copay	\$30 copay	70% after ded.	\$35 copay	70% after ded.	\$35 copay	70% after ded.	\$40 copay	70% after ded.
Specialist Copay	\$35 copay	70% after ded.	\$40 copay	70% after ded.	\$40 copay	70% after ded.	\$50 copay	70% after ded.
MDLive Virtual Visits (24-hour availability)	\$30 copay	n/a	\$35 copay	n/a	\$35 copay	n/a	\$40 copay	n/a
Urgent Care Center Services	\$50 copay	70% after ded.	\$50 copay	70% after ded.	\$75 copay	70% after ded.	\$75 copay	70% after ded.
Emergency Health Services	\$250 copay then 100%		\$250 copay then 100%		\$350 copay then 100%		\$350 copay then 100%	
Hospital								
Inpatient	80% after ded.	60% after ded.	90% after ded.	70% after ded.	80% after ded.	60% after ded.	90% after ded.	70% after ded.
Outpatient	80% after ded.	60% after ded.	90% after ded.	70% after ded.	80% after ded.	60% after ded.	90% after ded.	70% after ded.
Skilled Nursing Facility	80% after ded. (60 visits per year)	60% after ded. (60 visits per year)	90% after ded. (60 visits per year)	70% after ded. (60 visits per year)	80% after ded. (60 visits per year)	60% after ded. (60 visits per year)	90% after ded. (60 visits per year)	70% after ded. (60 visits per year)
Home Health Care	80% after ded. (60 visits per year)	60% after ded. (60 visits per year)	90% after ded. (60 visits per year)	70% after ded. (60 visits per year)	80% after ded. (60 visits per year)	60% after ded. (60 visits per year)	90% after ded. (60 visits per year)	70% after ded. (60 visits per year)
Mental Illness/Substance Abuse								
Inpatient	80% after ded.	60% after ded.	90% after ded.	70% after ded.	80% after ded.	60% after ded.	90% after ded.	70% after ded.
Outpatient	\$30 copay	70% after ded.	\$35 copay	70% after ded.	\$35 copay	70% after ded.	\$40 copay	70% after ded.
Prescription Drugs								
Rx Deductible for Tier 2 and 3	\$50/\$100 deductible for Tier 2 and 3		\$50/\$100 deductible for Tier 2 and 3		\$50/\$100 deductible for Tier 2 and 3		\$50/\$100 deductible for Tier 2 and 3	
Retail - 30/31 day supply	30 day supply	30 day supply	30 day supply	30 day supply	30 day supply	30 day supply	30 day supply	30 day supply
Tier 1	\$15	\$15	\$15	\$15	\$15	\$15	\$15	\$15
Tier 2	\$30	\$30	\$30	\$30	\$45	\$45	\$45	\$45
Tier 3	\$60	\$60	\$60	\$60	\$75	\$75	\$75	\$75
Tier 4 (\$2500 max annual cost share)	25%	25%	25%	25%	25%	25%	25%	25%
Out of Network coinsurance applied after in-network coinsurance or copayment	N/A	30%	N/A	30%	N/A	30%	N/A	30%
Mail Order - 30/90 day supply Level 1, Level 2 & Level 3	90 day supply 2x retail	N/A	90 day supply 2x retail	N/A	90 day supply 2x retail	N/A	90 day supply 2x retail	N/A


BOARD OF COMMISSIONERS

RESOLUTION 5859, AUTHORIZING THE AWARD OF A CONTRACT FOR BLANCO BASEMENT STRUCTURAL CONCRETE REPAIRS AND DRAINAGE IMPROVEMENTS TO STRUCTURAL CONCRETE SYSTEMS, LLC FOR AN AMOUNT NOT TO EXCEED \$521,167.38

David Nisivoccia
President and CEO



Steven Morando
Director of Procurement
and General Services



Hector Martinez
Director of Construction
Services and Sustainability

REQUESTED ACTION:

Consideration and approval regarding Resolution 5859, authorizing the award of a contract for Blanco basement structural concrete repairs and drainage improvements to Structural Concrete Systems, LLC for an amount not to exceed \$521,167.38.

FINANCIAL IMPACT:

The cost for the Blanco basement structural concrete repairs and drainage improvements is not expected to exceed an amount of \$521,167.38, to include a base bid in the amount of \$419,491.00, plus unit prices in the amount of \$14,815.15, plus a 20% contingency in the amount of \$86,861.23 that will only be used if necessary. The project will be funded with Capital Fund Project or other MTW funds.

SUMMARY:

Blanco Apartments is a senior community built in 1971, located in Central San Antonio. This community consists of 100 units housed in a four-story brick structure, which is comprised of sixty efficiencies, thirty-six one-bedroom units, and four two-bedroom units. This community was constructed with a basement level mechanical room equipped with a crawl space beneath the basement. Storm and other ground source waters have steadily infiltrated and accumulated in the crawl space causing concern regarding the effects it has had on the concrete structural support columns. SAHA requires the services of a contractor to evacuate the water, excavate the crawl space under the mechanical room, provide repairs to the concrete columns, and improve the drainage for the affected area.

On September 25, 2018, SAHA issued a "Request For Proposals" (RFP) #1809-909-62-4835 for Blanco Basement Structural Concrete Repairs and Drainage Improvements, which closed on October 17, 2018. The RFP was published on the SAHA website, Electronic State Business Daily (ESBD), The Hart Beat, posted on NAHRO, Public Purchase and direct solicited to 119 contractors. A total of two proposals were received in response to the RFP: Geofill Material Technologies (SBE, Section 3 Business), and Structural Concrete Systems, LLC (WBE). Both proposals were evaluated on the following criteria: experience in affordable, mixed-income and multi-story construction repairs and modifications, project management, capacity/financial viability, construction plan, price proposal, and strength of the contractor's Section 3 and SWMBE Utilization Plans. Best and Final Offers were requested from both proposers that were due to Procurement on November 2, 2018. Based on the above, we are recommending contract award

to Structural Concrete Systems, LLC. They are the highest rated responsive and responsible proposer.

COMPANY PROFILE:

Structural Concrete Systems, LLC was established in 2001, and is headquartered in Magnolia, Texas. They self-certify as a WBE and have been certified as a HUB by the State of Texas. They are a structural repair general contractor specializing in the repair of infrastructure in the commercial, multi-unit, multi-story, residential, industrial, and public sectors. They provide comprehensive solutions for strengthening, reinforcing, enhancing, protecting and preserving concrete, wood and masonry structures in any environment from underwater to high-rise applications. Structural Concrete Systems, LLC has received no prior awards from SAHA. Some of their recent work has included the following projects: Queen Isabella Causeway field investigation, high-rise condominium balcony replacements, parking garage improvements, new construction - carbon fiber reinforced polymer (CFRP) emergency repair, cooling tower concrete repairs and cathodic protection, university pool deck rehabilitation, Spokane wastewater treatment tank explosion consultation, design and repair of 2,400 LF runway approach lighting pier, CFRP strengthening of post-tension beams, and concrete pavilion renovation. Their government client list includes, but is not limited to, Texas Parks & Wildlife, Corpus Christi, Texas; Carl R. Darnall Army Community Hospital, Fort Hood, Texas; Sam Houston State University, Huntsville, Texas; UT Marine Science Institute, Port Aransas, Texas; City of Houston, JJ Pickle Federal Building, Austin, Texas; LBJ Library, Austin, Texas; University of Texas, Austin Texas; Scholes International Airport, Galveston, Texas; University of Texas at San Antonio, San Antonio, Texas; University of Houston, Houston, Texas; Texas A & M University, College Station, Texas. Structural Concrete Systems, LLC. Section 3 Good Faith Effort Plan includes the following: hiring two craft workers (skilled), two operatives (semiskilled), and two laborers (unskilled).

CONTRACT OVERSIGHT:

Contract oversight will be provided by Hector Martinez, Director of Construction Services and Sustainability, who will monitor the vendor's adherence to contract requirements and performance. The Procurement Department will be responsible to ensure the vendor submits the Contractor's Section 3 Compliance report on a monthly basis, monitor compliance with the vendor's SWMBE subcontractor good faith utilization plan, provide annual contract performance evaluation survey to end users, and assist departments in the contract renewal or new solicitation process.

STRATEGIC GOAL:

Preserve and improve existing affordable housing resources and opportunities.

ATTACHMENTS:

Resolution 5859
Map and Photo
Scoring Matrix
Advertisement List

**San Antonio Housing Authority
Resolution 5859**

RESOLUTION 5859, AUTHORIZING THE AWARD OF A CONTRACT FOR BLANCO BASEMENT STRUCTURAL CONCRETE REPAIRS AND DRAINAGE IMPROVEMENTS TO STRUCTURAL CONCRETE SYSTEMS, LLC FOR AN AMOUNT NOT TO EXCEED \$521,167.38

WHEREAS, on September 25, 2018, SAHA issued a “Request For Proposals” (RFP) #1809-909-62-4835 for Blanco Basement Structural Concrete Repairs and Drainage Improvements, which closed on October 17, 2018; and

WHEREAS, a total of two proposals were received in response to the RFP; and

WHEREAS, Structural Concrete Systems, LLC is being recommended for contract award. They are the highest rated responsive and responsible proposer; and

WHEREAS, the current award recommendation for the Blanco basement structural concrete repairs and drainage improvements is not expected to exceed an amount of \$521,167.38, to include a base bid in the amount of \$419,491.00, plus unit prices in the amount of \$14,815.15, plus a 20% contingency in the amount of \$86,861.23 that will only be used, if necessary. The project will be funded with Capital Fund Project or other MTW funds; and

WHEREAS, staff requests the Board of Commissioners authorize the President and CEO, or designee, to execute all documents associated with this contract.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of SAHA hereby:

- 1) Approves Resolution 5859, authorizing the award of a contract for Blanco basement structural concrete repairs and drainage improvements to Structural Concrete Systems, LLC for an amount not to exceed \$521,167.38.
- 2) Authorizes the President and CEO, or designee, to execute all necessary documents associated with this contract.

Passed and approved the 6th day of December 2018.

Morris A. Stribling, DPM
Chair, Board of Commissioners

Attested and approved as to form:

David Nisivoccia
President and CEO

MAP - BLANCO APARTMENTS



BLANCO APARTMENTS



Scoring Matrix - BAFO			
Blanco Basement Concrete Structural Repairs & Drainage improvements			
1808-909-62-4835			
Criterion Description	Max Points Weight	Structural Concrete Systems	Geofili Construction
Experience in Affordable, Mixed-Income and Multi-story Construction, Repairs and	1-5 20%		
Rater 1		5.00	4.00
Rater 2		4.00	4.00
Rater 3		4.00	4.00
Total Score		13.00	12.00
Average Score		4.33	4.00
Weighted Score		0.87	0.80
Project Management:	1-5 20%		
Rater 1		4.00	3.00
Rater 2		4.00	4.00
Rater 3		4.00	4.00
Total Score		12.00	11.00
Average Score		4.00	3.67
Weighted Score		0.80	0.73
Capacity/Financial Viability:	1-5 10%		
Rater 1		5.00	4.00
Rater 2		4.00	3.00
Rater 3		4.00	4.00
Total Score		13.00	11.00
Average Score		4.33	3.67
Weighted Score		0.43	0.37
Construction Plan:	1-5 10%		
Rater 1		4.00	3.00
Rater 2		4.00	4.00
Rater 3		4.00	4.00
Total Score		12.00	11.00
Average Score		4.00	3.67
Weighted Score		0.40	0.37
Price proposal:	1-5 30%		
Total Score		5.00	4.00
Weighted Score		1.50	1.20
Strength of the Section 3 plans:	1-5 5%		
Rater 1		4.00	4.00
Rater 2		4.00	4.00
Rater 3		3.00	4.00
Total Score		11.00	12.00
Average Score		3.67	4.00
Weighted Score		0.18	0.20
Strength of the SWMBE plans:	1-5 5%		
Rater 1		4.00	3.00
Rater 2		4.00	3.00
Rater 3		3.00	3.00
Total Score		11.00	9.00
Average Score		3.67	3.00
Weighted Score		0.18	0.15
Section 3 Preference: A firm may qualify for Section 3 status for up to an additional 5 points.#			
Category I: As detailed in Attachment C	5 (.25)		
Category II: As detailed in Attachment C	4 (.2)		
Category III: As detailed in Attachment C	3 (.15)		
Category IV: As detailed in Attachment C	2 (.1)		0.10
Tota Weighted Score		4.37	3.92

Advertisement List
Solicitation # 1809-909-62-4835
Blanco Basement Structural Concrete Repairs & Drainage Improvements

Entity	Contact Name	Email	Method of Contact(Specify)
African American Chamber of Commerce of San Antonio	Lou Miller	blackchamber@aol.com	
Alamo Asian American Chamber of Commerce	Elva Adams	elva.adams@wellsfargo.com	
Alamo City Black Chamber Of Commerce	Bede Ramcharan	info@alamocitychamber.org	
American Council of Engineering Companies - San Antonio (ACEC-SA)	Anne Whittington	anne@acectx.org	
American Institute of Architects	Paula	paula@aiasa.org	
American Subcontractors Association	Jennifer Swinney	jennifer@asasanantonio.org	
Associated Builders and Contractors S. Texas Chapter	Steve Schultz	steve@abcsouthtexas.org	
Builders Exchange	Jeannette Olguin	jeannette@virtualbx.com	
Construct Connect		content@constructconnect.com	
CFMA	Tommy Wallace	wallacet@zhi.com kimr@avacpa.com	Not Found
Chinese Chamber of Commerce	Jing Hao	jing.hao@gsaccc.org	
Goodwill Industries	Steven Hussain	shussain@goodwill.sa.org maguilar@goodwillsa.org	
Greater San Antonio Builders Association	Kristi Sutterfield	ksutterfield@sabuilders.com	
The San Antonio Chamber of Commerce	Julie Oltersdorf	julieo@sachamber.org	
Hispanic Contractors Association de San Antonio	Clarissa Perez Dave Sanchez	exdir@hcadesa.org admin@hcadesa.org dave@hcadesa.org	
IEC	Julie Howard	jhoward@iecsanantonio.com rvasquez@iecsanantonio.com	
MCA-SMACNA		mca-smacna@mca-smacna.org	
Minority Business Council	Hector Garcia	hector@hegarciacpa.com	
National Alliance of Craftsmen Association	Victor Landa	arvelasquez01@yahoo.com	
National Association of Women in Construction (NAWIC)	Sandee Morgan	nawicerin@gmail.com nawicsatx@gmail.com	
NAWBO San Antonio	Madeline Slay	Madeline@masarchitecture.com	
Plumbing Heating Cooling Contractors Association	Heidi Timble	Heidi@phcc-sanantonio.org	
Professional Engineers in Private Practice	Diane Hoskins	bexarpepp@sbcglobal.net	

Advertisement List
Solicitation # 1809-909-62-4835
Blanco Basement Structural Concrete Repairs & Drainage Improvements

Entity	Contact Name	Email	Method of Contact(Specify)
Real Estate Council of San Antonio	Martha Mangum	martham@recsanantonio.com	
SAABE	Melodie	mg.assoc.mgmt@gmail.com	
San Antonio Board of Realtors	Suzanne	Suzanne@sabor.com	
SA Chapter of the Associated General Contractors	Dana Marsh	sanantonioagc@gmail.com	
San Antonio Hispanic Chamber of Commerce	Ramiro Cavazos	ramiroc@sahcc.org mariyaf@sahcc.org	
San Antonio Masonry Contractors Association	Debbie Mason	samca@satx.rr.com	
San Antonio Women's Chamber of Commerce	Cindy Libera	admin@sawomenschamber.org	
SmartApartmentData.com		construction@SmartApartmentData.com	
South Central Regional Certification Agency	Julio Fuentes	jfuentes@sctrca.org	
South San Antonio Chamber of Commerce	Al Arreola Jr	al@southsa.org	
Southwest Minority Supplier Diversity Council	Robert Casas	smsdc@smsdc.org	
Surety Association of South Texas, Inc.	Jim Swindle	jim@alamobonds.com	
Texas Society of Professional Engineers	Laura Campa	meghan@tspe.org jennifer@tspe.org	
TIBH Industries	Robert Olivo	robertolivo@tibh.org	
UTSA Minority Business Center	Orestes Hubbard	orestes.hubbard@utsa.edu jennifer.mort@utsa.edu	
UTSA Procurement Technical Assistance Center	Terri Williams	ptac@utsa.edu	
West San Antonio Chamber of Commerce	Julie Jimenez	info@westsachamber.org julie@westsachamber.org	
Women's Business Enterprise	Avery Smith	bids@wbea-texas.org	
NAHRO	Web Site	http://nahro.economicengine.com	
Public Purchase	Web Site	www.publicpurchase.com	
Texas ESBD	Web Site	https://portal.cpa.state.tx.us/	
North San Antonio Chamber of Commerce	Web Site	https://northsachamber.chambermaster.com	
MLP Ventures, Inc.	Liborio Perez	mlp@att.net	
Business World	Edwin Serrano	govops@sbcglobal.net	
Tejas Premier	Andrew Wallace	andrew@tejaspremierbc.com	

**Advertisement List
Solicitation # 1809-909-62-4835**

Blanco Basement Structural Concrete Repairs & Drainage Improvements

Entity	Contact Name	Email	Method of Contact(Specify)
Abeco Contracting	A. Juarez Jessica Garza	cathy@abecoContracting.com jessica@abecocontracting.com	
All Pro General Const.	Raul Scott	rs@allprogenconst.com	
Allbrite Constructors of TX	Patrick Yates	jan@allbriteconstruction.com	
Ariva Contracting	Adan Silva	adan@arivacontracting.com	
Confidence Construction	Renee Harris	rharrisc21@yahoo.com	
Hill Bros. Construction	Kara Hill	kara@hillbroconstruction.com	
Jarvis Moore	Jarvis Moore	jarvisdsd@gmail.com	
JGG Construction	Joseph Gonzales	Integrated02@aol.com	
Josiah Construction	Ricardo Guajardo	lgjosiahconstruction@gmail.com	
Mcfarland & Mcfarland	James McFarland	mcfarland9598@gmail.com	
Tejas Premier	Julissa Carielo	julissa@tejaspremierbc.com	
Man-Tra Solutions, LLC	Mike Aleman	maleman@clnup.com	
Ohaver Contracting	Donald Ohaver	dawnv@ohavercontractors.com	
Queen Bee Construction	Sharon O'Neal	queenbeeconst@yahoo.com	
Ram's Weatherization	Ramiro Reyes	ramscustomhomes@gmail.com	
Cleanology Service	Mike	Mike@cleanologyservices.com	
Geofill Material Technologies	Jan Puente	jpunte.geofill@outlook.com	
RML Contracting	Mariano Garcia Mariano Garcia II	marianogarcia1211@gmail.com m.garcia@rmlcontractingllc.com	
Wisdom SB Contractors	Vaughn Hester	vaughn.hester@stup.com	
Limitless Construction Svcs	Erica Ponce	Eponce.pcs@gmail.com	
Wisdom SB Contractors	Shelton Brown	wisdomcontractors2016@gmail.com	
Commercor	R. Broniszewski	commercorconstruction@gmail.com,	
Vela Construction	Joe Vela	Joe.Vela@velagroupinc.com	
Robinson Gen Contracting	Yvette	krobinson@robinsongc.com	
Frost & keeling	John Anness	jcanness@frostandkeeling.com	
Marc 3	Chester Rackley	chester@marc3llc.com	
M & M Weatherization	Nicole Ansualda	nansualda@mmwtx.com	
Total Lender Service	James Pujols	Jpujols55@yahoo.com	
Blackmon Mooring 5A	Bryan Roller Tiffany Montano	broller@bmsmanagement.com tmontano@bmsmanagement.com	
Turn Around	Selwyn Witer	selsekk@gmail.com	
Marc General Construction	Cindy Weed	cweed@marcgc2015.com	
Piatra Inc.	Mirela Glass	info@piatrainc.com	
PTI Remodeling, LLC	Thomas Hamilton	thomashamilton75@yahoo.com	
QA Construction Services,	Lily Gutierrez	qacs@QASYSTEMS.COM	
RG Williams Const & Rmding	Robert G. Williams	rgw_77446@yahoo.com	
R.K. Bass Electric, Inc.	Andy Bass	cheryl@basselectric.com	
RPR Construction Company,	Patricia Pinkerton	ppinkerton@rprconstruction.com	
Seraphia's Lotts	S. A. Sampson-Lott	atita@sbcglobal.net	
Setex Construction Corp.	Nathan Rivres	setex@setexconstruction.com	

**Advertisement List
Solicitation # 1809-909-62-4835**

Blanco Basement Structural Concrete Repairs & Drainage Improvements

Entity	Contact Name	Email	Method of Contact(Specify)
Slocum & Associates	Thomas Slocum	thomas.slocum1@gmail.com	
South Coast Construction	F. Farjadtehrani	mike@sccsi.net	
Steen Construction Co., Ltd.	Susan Steen	steenltd@sbcglobal.net	
The Butler Enterprises	Cass Butler	bids@TheButlerEnterprises.com	
Thomas Enterprises Inc.	James Thomas	jamesthomasenterprise@yahoo.com	
TMG Contracting, LLC	Tony Gutierrez	TMG_03@msn.com	
Trubon Lee Inc.	Trubon Lee	trubon@leeservicesinc.com	
Universal Service Enterprises	Sid Naeimi	sidnaeimi@useengineering.com	
Veliz Company, Llc	Omar Veliz	oveliz@velizconstruction.com	
Volar Service Company	Jose Malacara	info@volarsc.com	
White Construction Company	Glinn H. White, Jr.	glinn@whiteconstructioncompany.com	
Partners Remodeling Restoration	Daniel Besa	Danielbesaprrw@yahoo.com	
Twin Hammers Roofing	Chris Sanchez	chris@twinhammersroofing.com	
Halo Contracting	Angel Cepeda	angel@halogc.com	
JMI Contractors	Grant Jacobs	grant@jmicontractors.com	
24/7 Service	Tilmon King	logan@jmi-contractors.com,	
SpawGlass	Justin Calvin	tilmon247lawnservice@gmail.com	
H. Karp Co.	Justin Calvin	justin.calvin@spawglass.com	
Allbrite Const	Harry Karp	hkarpjr@yahoo.com	
Joeris Construction	Charles Poole	charles.poole@allbriteconstruction.com	
Calidad LLC	Charles	acardwell@joeris.com	
Coltcam Construction	Charles	cschuchardt.calidadllc@gmail.com	
Burgess Construction Cnslts	Amelie Tinajero	amelietinajero@yahoo.com	
Rogers-O'Brien Construction	Lane Shelton	lshelton@burgess-inc.com	
Whiting-Turner	Terri Fleming	tfleming@r-o.com	
JMI Contractors	Tyler Quinn	Tyler.Quinn@whiting-turner.com	
THD Roofing	Logan Richter	logan@jmicontractors.com	
Stoddard Const	Rosanna Segura	saoffice@thd-partners.com	
J Carrizal Gen Const	Linda Nemec	LN@stoddardcmi.com	
REC Industries	Leigh Franklin	KS@stoddardcmi.com	
Straight Line Mgmnt	Grace Pina	gpina@jcgencost.com	
Empire Construction	Randy Hunter	randyhunter@recind.com	
Farr Builders LLC	Sherrika Arch	veronica@straightlinem.com	
Alpha Building	Terrance Davis	terence.davis@empcon.com	
Jordan Foster Const	Daniel Garcia	daniel@farrbuildersllc.com	
Catamount Constructors	Mike Durish	MDurish@alphabuilding.com	
Links Construction	LeLand Rocchio	lrocchio@jordanfosterconstruction.com	
LMC Corp	Gabriel Lopez	Glopez@jordanfosterconstruction.com	
Woolsey Design Build	Lee Robinson	rebecca.mansfield@catamountinc.com	
FA Nunnely	David Maxwell	lrobinson@linksconstruction.com	
	Glenn Roblin	d.maxwell@lmccorp.net	
	Blaine	glenn@woolseyconstruction.com	
		blaine@fanunnely.com	

Advertisement List
Solicitation # 1809-909-62-4835
Blanco Basement Structural Concrete Repairs & Drainage Improvements

Entity	Contact Name	Email	Method of Contact(Specify)
G Hyatt Construction	Web site	jhyatt@ghyattconstruction.com	
Davila Construction	Vinnie Gonzales	vinnie@davilaconstruction.com	
Zachry Construction		zachry@zachryconstructioncorp.com	
Gibraltar Construction	Matt Mitchell	Matt@gibconst.com	
L. C. Mosel Co.	Jose Ceballos	jose-lcm@swbell.net	
R.E.C. Industries	Warren Williams	warren@recind.com	
Summit Building and Design	Cecilia Ramos David Acevedo	cecilia.ramos@summitbuildinganddesign.com David.acevedo@summitbuildinganddesign.com	
Al Garza Construction Inc	Al Garza	gr9151@att.net	
Apogee CFS, Llc	Renior L. Knox Sr	Lknox@apogeeecs.com	
B&B Construction	Jeff Binagia	jeff@bnbconstruction.org	
Bar-Mac Construction Of NJ	Regina McIntire	regina@bar-mac.com	
Byrdson Services, Llc	Jim Griffin	jgriffin@byrdsonservices.com	
C. Link, Llc	Tim Weeks	operations@clinkcorp.com	
Ceda-Tex Svcs Inc	FRED ODANGA	contact@cedatex.com	
Cesar Suarez Construction, Llc	Cesar Suarez	cesarsuarezconstructionllc@gmail.com	
Cubit Contracting, Llc	Waymon Armstrong	waymon@cubitcontracting.com	
Dura Pier Facilities Services	Tammi L. Terry	tammi@facilitiesources.com	
HCG Management Llc	B. Gregory Williams	gregwilliams@honestyconstructiongroup.com	
HGR General Contractors, L.P.	Randy D Reynolds	info@hrgc.com	
Imani Quality Concepts, Llc	Hardy Jones, III	imaniqualityconcepts@gmail.com	
Jacody Construction, Lp	Forrest Couch	forrest.couch@jacodyconstruction.com	
James W. Turner Constrctn	James W. Turner	info@jwtc.net	
MitchCo	Rachel Mitchell	mitchcocontractor@yahoo.com	
G.L. Hunt Foundation	Taylor Brown	taylor@glhunt.com	
Alamo Hy-Tec	Chad Gregson	chad@repairmyfoundation.com	
A OK Foundation	Adrian Obregon	adrian@aokfoundation.com	
RamJack	Kayla Rodriguez	Kayla@ramjacksystems.com	
Royal Foundation	Leroy Mitchell	Mitchellsan2@aol.com	
Baird Foundation		admin@bairdfoundationrepair.com	
Olshan Foundation		dwells@olshanfoundation.com	
PermaPier	Rachel Green	Rachel.green@permapier.com	
Alamo Hy-Tec	Lori Gregson	Lori@repairmyfoundation.com	
EDP		chris@edpconcrete.net	
Bronco Contractors, Inc.		bracosanantonio@yahoo.com	
Covalt Structural & Foundation	Sylvia Meza	covaltsa@gmail.com	
Allen's Foundation		allenstx@gmail.com	
Vantage Foundation		info@vantagefoundation.com	

BOARD OF COMMISSIONERS

RESOLUTION 5860, AUTHORIZING THE AWARD OF A CONTRACT FOR T.L. SHALEY BURN UNIT DUPLEX RECONSTRUCTION TO BOUGAMBILIAS CONSTRUCTION, LLC (HABE, HUB) FOR AN AMOUNT NOT TO EXCEED \$254,699.99

David Nisivoccia
President and CEO



Steven Morando
Director of Procurement
and General Services



Hector Martinez
Director of Construction
Services and Sustainability

REQUESTED ACTION:

Consideration and approval regarding Resolution 5860, authorizing the award of a contract for T.L. Shaley Burn Unit Duplex Reconstruction to Bougambilias Construction, LLC (HABE, HUB) for an amount not to exceed \$254,699.99.

FINANCIAL IMPACT:

The cost for the T.L. Shaley Apartments burn unit duplex reconstruction is not expected to exceed an amount of \$254,699.99, to include a base bid of \$219,750.00, plus unit prices in the amount of \$1,728.25, and a 15% contingency of \$33,221.74 that will only be used, as necessary. This project will be funded with insurance proceeds and MTW funds.

SUMMARY:

T. L. Shaley is a family development built in 1982, and is located on the Westside of San Antonio near St Mary's University. This community is comprised of thirty-four one-story duplexes with sixty-six units, four of which are ADA compliant. This development consists of ten one-bedroom units, twenty-eight two-bedroom units, twenty-six three-bedroom units, and two four-bedroom units.

On March 2, 2017, unit 830/832 at T.L. Shaley Apartments sustained a fire that resulted in a total loss of the duplex. SAHA requires the services of a contractor to provide remodeling, renovation, repair, and maintenance services to restore the units for occupancy.

On October 2, 2018, SAHA issued an "Invitation For Bids" (IFB) #1809-909-23-4837 for T.L. Shaley Burn Unit Rebuild, which closed on October 11, 2018. The IFB was published on the SAHA website, Electronic State Business Daily (ESBD), The Hart Beat, posted on NAHRO, Public Purchase and direct solicited to ninety-seven contractors. A total of four bids were received in response to the IFB: Bougambilias Construction, LLC (HABE, HUB), Calidad, LLC (ESBE, SBE, WBE), Cleanology Service & Supply (AABE, ESBE, MBE, SBE, Section 3 Business) and Geofill Material Technologies (SBE, Section 3 Business). All bids were evaluated on the following criteria: purchase price, reputation of the bidder and goods or services, quality of the goods or services, extent to which the goods or services meet SAHA's needs, total long term cost, and any relevant criteria contained within the solicitation document.

Based on the above, we are recommending contract award to Bougambilias Construction, LLC. They are the lowest priced responsive and responsible bidder.

COMPANY PROFILE:

Bougambilias Construction, LLC was established in 2003, and is headquartered in Brownsville, Texas. They self-certify as an HABE and have been certified as a HUB by the State of Texas. This company is a full-service general contracting and construction management firm that has completed a wide range of projects in the commercial and residential building industry. Services provided by this contractor include, but are not limited to, new construction, remodeling, roofing, surfacing, tile and concrete, maintenance and landscaping. Bougambilias previously worked as a subcontractor on a SAHA project at Wheatley Courts. They have also worked with the Housing Authority of the City of Brownsville, Elsa Housing Authority, and Port Isabel Housing Authority. Their recent projects have included, but are not limited to, commercial remodel, new construction, re-roof, stucco repairs, other residential reconstruction, and monument relocation. Bougambilias' Section 3 Good Faith Effort Plan includes hiring two individuals in the craft works skilled category and two individuals in the laborers unskilled category.

CONTRACT OVERSIGHT:

Contract oversight will be provided by Hector Martinez, Director of Construction Services and Sustainability, who will monitor the vendor's adherence to contract requirements and performance. The Procurement Department will be responsible to ensure the vendor submits the Contractor's Section 3 Compliance report on a monthly basis, monitor compliance with the vendor's SWMBE subcontractor good faith utilization plan, provide annual contract performance evaluation survey to end users, and assist departments in the contract renewal or new solicitation process.

STRATEGIC GOAL:

Preserve and improve existing affordable housing resources and opportunities.

ATTACHMENTS:

Resolution 5860
Map and Photo
Tabulation
Advertisement List

**San Antonio Housing Authority
Resolution 5860**

RESOLUTION 5860, AUTHORIZING THE AWARD OF A CONTRACT FOR T.L. SHALEY BURN UNIT DUPLEX RECONSTRUCTION TO BOUGAMBILIAS CONSTRUCTION, LLC (HABE, HUB) FOR AN AMOUNT NOT TO EXCEED \$254,699.99

WHEREAS, on October 2, 2018, SAHA issued an "Invitation For Bids" (IFB) #1809-909-23-4837 for T.L. Shaley Burn Unit Rebuild, which closed on October 11, 2018; and

WHEREAS, a total of four bids were received in response to the IFB; and

WHEREAS, Bougambilias Construction, LLC is being recommended for contract award. They are the lowest priced responsive and responsible bidder; and

WHEREAS, the current award recommendation for the T.L. Shaley Apartments burn unit reconstruction is not expected to exceed an amount of \$254,699.99, to include a base bid of \$219,750.00, plus unit prices in the amount of \$1,728.25, and a 15% contingency of \$33,221.74 that will only be used, as necessary. This project will be funded with insurance proceeds and MTW funds; and

WHEREAS, staff requests the Board of Commissioners authorize the President and CEO, or designee, to execute all documents associated with this contract.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of SAHA hereby:

- 1) Approves Resolution 5860, authorizing the award of a contract for T.L. Shaley Burn Unit Rebuild to Bougambilias Construction, LLC (HABE, HUB) for an amount not to exceed \$254,699.99.
- 2) Authorizes the President and CEO, or designee, to execute all necessary documents associated with this contract.

Passed and approved the 6th day of December 2018.

Morris A. Stribling, DPM
Chair, Board of Commissioners

Attested and approved as to form:

David Nisivoccia
President and CEO

MAP - T.L. SHALEY APARTMENTS



T.L. SHALEY APARTMENTS



T.L. SHALEY APARTMENTS



Tabulation
T L Shaley Burn Unit Rebuild
1809-909-23-4837

Item		Cleanology Service & Supply**	Geoffill** Construction	Calroad U.C.	Boudambillias Construction LLC++	Stoddard Construction Management
Base Bid		\$210,000.00	\$332,565.67	\$376,012.02	\$238,150.00	\$650,000.00
Unit Prices						
Landscaping	Unit	Price	Price	Price	Price	Price
Top Soil (less than 500C.Y)	Cu. yd.	\$6,300.00	\$30.00	\$14.00	\$55.00	\$45.00
Top Soil (more than 500C.Y)	Cu. yd.	\$6,300.00	\$28.00	\$10.00	\$50.00	\$35.00
Bermuda Sodding (less than 2,000 SY)	Sq. yd.	\$6,300.00	\$6.00	\$8.00	\$4.00	\$27.00
Bermuda Sodding (more than 2,000 SY)	Sq. yd.	\$6,300.00	\$5.00	\$8.00	\$3.75	\$35.00
ST Augustine Sodding (less than 2,000 SY)	Sq. yd.	\$6,300.00	\$6.00	\$8.00	\$2.00	\$24.00
ST Augustine Sodding (more than 2,000 SY)	Sq. yd.	\$6,300.00	\$5.00	\$8.00	\$1.75	\$29.00
Zysoia Sodding (less than 2,000 SY)	Sq. yd.	\$6,300.00	\$8.00	\$9.00	\$2.00	\$30.00
Zysoia Sodding (more than 2,000 SY)	Sq. yd.	\$6,300.00	\$7.00	\$9.00	\$1.75	\$40.00
Hydromulching	Sq. yd.	\$6,300.00	\$2.00	\$7.30	\$65.00	\$3.50
2" diameter minimum Crepe Myrtle tree installation	Each	\$6,300.00	\$500.00	\$150.00	\$600.00	\$1,100.00
Tree Trimming	Cu. yd.	\$6,300.00	\$300.00	\$15.00	\$120.00	\$65.00
Concrete	Unit	Price	Price	Price	Price	Price
Remove Concrete curb (more than 500 LF)	Ln. ft.	\$6,300.00	\$2.00	\$3.00	\$6.00	\$12.00
Install Concrete curb (more 500 LF)	Ln. ft.	\$6,300.00	\$10.00	\$11.00	\$8.00	\$28.00
Remove Concrete Driveway & sidewalk (>1000 SF)	Sq. ft.	\$6,300.00	\$2.00	\$2.00	\$6.00	\$3.00
Install Concrete Driveway & sidewalk (>1000 SF)	Sq. ft.	\$6,300.00	\$10.00	\$17.00	\$8.00	\$7.00
Remove Concrete Driveway & sidewalk (<1,000 SF)	Sq. ft.	\$6,300.00	\$1.50	\$1.75	\$6.00	\$4.00
Install Concrete Driveway & sidewalk (<1,000 SF)	Sq. ft.	\$6,300.00	\$8.50	\$15.00	\$8.00	\$8.00
Remove Miscellaneous Concrete	Sq. ft.	\$6,300.00	\$4.00	\$1.50	\$8.00	\$4.00
Plumbing	Unit	Unit	Unit	Unit	Unit	Unit
Valve Box Adjustment	Ea.	\$6,300.00	\$500.00	\$450.00	\$650.00	\$2,500.00
1/2" Type L Copper Pipe	Ln. ft.	\$6,300.00	\$15.00	\$2.40	\$8.00	\$25.00
3/4" Type L Copper Pipe	Ln. ft.	\$6,300.00	\$17.00	\$4.30	\$12.00	\$30.00
1" Type L Copper Pipe	Ln. ft.	\$6,300.00	\$25.00	\$6.50	\$16.00	\$35.00
2" PVC drain pipe (sewer)	Ln. ft.	\$6,300.00	\$12.00	\$2.85	\$6.00	\$12.00
4" PVC drain pipe (sewer)	Ln. ft.	\$6,300.00	\$16.00	\$4.50	\$8.00	\$15.00
2" PVC pipe coupling (sewer)	Ea.	\$6,300.00	\$20.00	\$6.00	\$12.00	\$450.00
4" PVC pipe coupling (sewer)	Ea.	\$6,300.00	\$30.00	\$16.00	\$18.00	\$500.00
2" PVC 90 connector (sewer)	Ea.	\$6,300.00	\$20.00	\$12.00	\$19.00	\$450.00
4" PVC 90 connector (sewer)	Ea.	\$6,300.00	\$30.00	\$20.00	\$24.00	\$500.00
Total Unit Prices		\$176,400.00	\$1,620.00	\$822.10	\$1,728.25	\$6,016.50
Total Base Bid plus Unit Prices		\$386,400.00	\$334,185.67	\$376,834.12	\$239,878.25	\$656,016.50
Total with Section 3 Preference (8%)		\$355,488.00	\$307,450.82		\$220,687.99	

** Claiming Section 3, unit prices are listed as 3% of base bid
 ^^ Claiming a Section 3 preference
 ++ Claiming a Section 3 preference

Advertisement List
Solicitation # 1809-909-23-4837
Solicitation Title: T.L.Shaley Burn Unit Rebuild

Associations /Vendors	Contact Name	Email	Method of Contact(Specify)
Associations Revised as of 03/9/2018			
African American Chamber of Commerce of San Antonio	Lou Miller	blackchamber@aol.com	
Alamo Asian American Chamber of Commerce	Elva Adams	elva.adams@wellsfargo.com	
Alamo City Black Chamber Of Commerce	Bede Ramcharan	info@alamocitychamber.org	
American Council of Engineering Companies - San Antonio (ACEC-SA)	Anne Whittington	anne@acectx.org	
American Institute of Architects	Paula	paula@aiasa.org	
American Subcontractors Association	Jennifer Swinney	jennifer@asasanantonio.org	
Associated Builders and Contractors S. Texas Chapter	Steve Schultz	steve@abcsouthtexas.org	
Builders Exchange	Jeannette Olguin	jeannette@virtualbx.com	
Construct Connect		content@constructconnect.com	
CFMA	Tommy Wallace	wallacet@zhi.com kimr@avacpa.com	Not Found
Chinese Chamber of Commerce	Jing Hao	jing.hao@gsaccc.org	
Goodwill Industries	Steven Hussain Angelique de Oliveira	shussain@goodwill.sa.org adeoliveira@goodwillsa.org	
Greater San Antonio Builders Association	Kristi Sutterfield	ksutterfield@sabuilders.com	
The San Antonio Chamber of Commerce	Julie Oltersdorf	julieo@sachamber.org	
Hispanic Contractors Association de San Antonio	Clarissa Perez Dave Sanchez	exdir@hcadesa.org admin@hcadesa.org dave@hcadesa.org	
IEC	Julie Howard	jhoward@iecsanantonio.com rvasquez@iecsanantonio.com	Failed (size) Failed(size)
MCA-SMACNA		mca-smacna@mca-smacna.org	
Minority Business Council	Hector Garcia	hector@hegarciacpa.com	
National Alliance of Craftsmen Association	Victor Landa	arvelasquez01@yahoo.com	
National Association of Women in Construction (NAWIC)	Sandee Morgan	nawicerin@gmail.com nawicsatx@gmail.com	
NAWBO San Antonio	Madeline Slay	Madeline@masarchitecture.com	
Plumbing Heating Cooling Contractors Association	Heidi Timble	Heidi@phcc-sanantonio.org	
Professional Engineers in	Diane Hoskins	bexarpepp@sbcglobal.net	

Advertisement List
Solicitation # 1809-909-23-4837
Solicitation Title: T.L.Shaley Burn Unit Rebuild

Associations /Vendors	Contact Name	Email	Method of Contact(Specify)
Private Practice			
Real Estate Council of San Antonio	Martha Mangum	martham@recsanantonio.com	
SAABE	Melodie	mg.assoc.mgmt@gmail.com	
San Antonio Board of Realtors	Suzanne	Suzanne@sabor.com	Failed(size)
SA Chapter of the Associated General Contractors	Dana Marsh	sanantonioagc@gmail.com	
San Antonio Hispanic Chamber of Commerce	Ramiro Cavazos	ramiroc@sahcc.org mariyaf@sahcc.org	
San Antonio Masonry Contractors Association	Debbie Mason	samca@satx.rr.com	
San Antonio Women's Chamber of Commerce	Cindy Libera	admin@sawomenschamber.org	
SmartApartmentData.com		construction@SmartApartmentData.com	
South Central Regional Certification Agency	Julio Fuentes	jfuentes@sctrca.org	
South San Antonio Chamber of Commerce	Al Arreola Jr	al@southsa.org	
Southwest Minority Supplier Diversity Council	Robert Casas	smsdc@smsdc.org	
Surety Association of South Texas, Inc.	Jim Swindle	jim@alamobonds.com	
Texas Society of Professional Engineers	Laura Campa	meghan@tspe.org jennifer@tspe.org	Failed(size) Failed(size)
TIBH Industries	Robert Olivo	robertolivo@tibh.org	
UTSA Minority Business Development Agency	Orestes Hubbard Jennifer Mort Jacqueline Jackson	orestes.hubbard@utsa.edu jennifer.mort@utsa.edu Jacqueline.Jackson@utsa.edu	
UTSA Procurement Technical Assistance Center	Terri Williams	ptac@utsa.edu	
West San Antonio Chamber of Commerce	Julie Jimenez	info@westsachamber.org julie@westsachamber.org	
Women's Business Enterprise	Avery Smith	bids@wbea-texas.org	
NAHRO	Web Site	http://nahro.economicengine.com	
Public Purchase	Web Site	www.publicpurchase.com	
Texas ESBD	Web Site	https://portal.cpa.state.tx.us/	
North San Antonio Chamber of Commerce	Web Site	https://northsachamber.chambermaster.com	
[REDACTED SECTION]			
MLP Ventures, Inc.	Liborio Perez	mlp@att.net	
Business World	Edwin Serrano	govops@sbcglobal.net	
Tejas Premier	Andrew Wallace	andrew@tejaspremierbc.com	
Alpha Building Corporation	Andrew Hicks	ahicks@alphabuilding.com	
Brodbeck General Contracting	Susan Brodbeck	susan@brodbeckgc.com	Failed (Size)

Advertisement List
Solicitation # 1809-909-23-4837
Solicitation Title: T.L.Shaley Burn Unit Rebuild

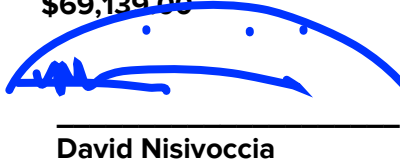
Associations /Vendors	Contact Name	Email	Method of Contact(Specify)
Casias Construction, Llc	Frank D.	frank@casiasconstructionllc.com	
HJD Capital Electric, Inc.	Dave Wineman	mseigler@hjdcapital.com	Failed (Size)
J. L. Bass Enterprise, Llc	Jeff Bass	jlbass47@hotmail.com	
Abeco Contracting	A. Juarez Jessica Garza	cathy@abecoContracting.com jessica@abecocontracting.com	Failed(size) Failed(size)
All Pro General Const.	Raul Scott	rs@allprogenconst.com	Failed(size)
Allbrite Constructors of TX	Patrick Yates	jan@allbriteconstruction.com	Failed (size)
Ariva Contracting	Adan Silva	adan@arivacontracting.com	Failed (size)
Confidence Construction	Renee Harris	rharrisc21@yahoo.com	
Hill Bros. Construction	Kara Hill	kara@hillbroconstruction.com	Failed (size)
Jarvis Moore	Jarvis Moore	jarvisdsd@gmail.com	
JGG Construction	Joseph Gonzales	Integrated02@aol.com	
Josiah Construction	Ricardo Guajardo	lgjosiahconstruction@gmail.com	
Mcfarland & Mcfarland	James McFarland	mcfarland9598@gmail.com	
Tejas Premier	Julissa Carielo	julissa@tejaspremierbc.com	
Man-Tra Solutions, LLC	Mike Aleman	maleman@clnup.com	
Ohaver Contracting	Donald Ohaver	dawnv@ohavercontractors.com	
Queen Bee Construction	Sharon O'Neal	queenbeeconst@yahoo.com	
Ram's Weatherization	Ramiro Reyes	ramscustomhomes@gmail.com	
R.E.C. Industries	Jeff Whitner	jeffwhitner@recind.com	
Cleanology Service	Mike	Mike@cleanologyservices.com	
Geofill Material Technologies	Jan Puente	jpunte.geofill@outlook.com	
RML Contracting	Mariano Garcia Mariano Garcia II	marianogarcia1211@gmail.com m.garcia@rmlcontractingllc.com	
Wisdom SB Contractors	Vaughn Hester	vaughn.hester@stup.com	
Limitless Construction Svcs	Erica Ponce	Eponce.pcs@gmail.com	
Wisdom SB Contractors	Shelton Brown	wisdomcontractors2016@gmail.com	
Commercor	R. Broniszewski	commercorconstruction@gmail.com,	
Vela Construction	Joe Vela	Joe.Vela@velagroupinc.com	
Robinson Gen Contracting	Yvette	krobinson@robinsongc.com	
Frost & keeling	John Anness	jcanness@frostandkeeling.com	
Marc 3	Chester Rackley	chester@marc3llc.com	
M & M Weatherization	Nicole Ansualda	nansualda@mmwtx.com	
Total Lender Service	James Pujols	Jpujols55@yahoo.com	
Blackmon Mooring SA	Bryan Roller Tiffany Montano	broller@bmsmanagement.com tmontano@bmsmanagement.com	Failed(size) Failed(size)
Turn Around	Selwyn Witer	selsekk@gmail.com	
Marc General Construction	Cindy Weed	cweed@marcgc2015.com	
Piatra Inc.	Mirela Glass	info@piatrainc.com	
PTI Remodeling, LLC	Thomas Hamilton	thomashamilton75@yahoo.com	
QA Construction Services,	Lily Gutierrez	qacs@QASYSTEM5.COM	

Advertisement List
Solicitation # 1809-909-23-4837
Solicitation Title: T.L.Shaley Burn Unit Rebuild

Associations/Vendors	Contact Name	Email	Method of Contact(Specify)
RG Williams Const & Rmdlng	Robert G. Williams	rgw_77446@yahoo.com	
R.K. Bass Electric, Inc.	Andy Bass	cheryl@basselectric.com	
RPR Construction Company,	Patricia Pinkerton	ppinkerton@rprconstruction.com	Failed (size)
Seraphia's Lotts	S. A. Sampson-Lott	atita@sbcglobal.net	
Setex Construction Corp.	Nathan Rivres	setex@setexconstruction.com	
Slocum & Associates	Thomas Slocum	thomas.slocum1@gmail.com	
South Coast Construction	F. Farjadtehrani	mike@sccsi.net	
Steen Construction Co., Ltd.	Susan Steen	steenltd@sbcglobal.net	
The Butler Enterprises	Cass Butler	bids@TheButlerEnterprises.com	Failed (size)
Thomas Enterprises Inc.	James Thomas	jamesthomasenterprise@yahoo.com	
TMG Contracting, LLC	Tony Gutierrez	TMG_03@msn.com	
Trubon Lee Inc.	Trubon Lee	trubon@leeservicesinc.com	
Universal Service Enterprises	Sid Naeimi	sidnaeimi@useengineering.com	
Veliz Company, Llc	Omar Veliz	oveliz@velizconstruction.com	
Volar Service Company	Jose Malacara	info@volarsc.com	
White Construction Company	Glinn H. White, Jr.	glinn@whiteconstructioncompany.com	Failed (size)
Partners Remodeling Restoration	Daniel Besa	Danielbesaprrw@yahoo.com	
Twin Hammers Roofing	Chris Sanchez	chris@twinhammersroofing.com	
Halo Contracting	Angel Cepeda	angel@halogc.com	
JMI Contractors	Grant Jacobs	grant@jmicontractors.com	
24/7 Service	Tilmon King	logan@jmi-contractors.com, tilmon247lawnservice@gmail.com	
SpawGlass	Justin Calvin Jason Hennesey	justin.calvin@spawglass.com Jason.Hennesey@spawglass.com	
H. Karp Co.	Harry Karp	hkarpjr@yahoo.com	
Allbrite Const	Charles Poole	charles.poole@allbriteconstruction.com	Failed(size)
Joeris Construction		acardwell@joeris.com	
Calidad LLC	Charles	cschuchardt.calidadllc@gmail.com	
Coltcam Construction	Amelie Tinajero	amelietinajero@yahoo.com	
Burgess Construction Cnslts	Lane Shelton	lshelton@burgess-inc.com	
Rogers-O'Brien Construction	Terri Fleming	tfleming@r-o.com	Failed(size)
Whiting-Turner	Tyler Quinn	Tyler.Quinn@whiting-turner.com	
JMI Contractors	Logan Richter	logan@jmicontractors.com	
THD Roofing	Rosanna Segura	saoffice@thd-partners.com	
Stoddard Const	Linda Nemec Keith Stoddard	LN@stoddardcmi.com KS@stoddardcmi.com	
J Carrizal Gen Const	Grace Pina	gpina@jngenconst.com	
REC Industries	Randy Hunter	randyhunter@recind.com	
Straight Line Mgmnt	Sherrika Arch	veronica@straightlinem.com	Failed (size)
Empire Construction	Terrance Davis	terence.davis@empcon.com	
Farr Builders LLC	Daniel Garcia	daniel@farrbuildersllc.com	
Alpha Building	Mike Durish	MDurish@alphabuilding.com	
Jordan Foster Const	LeLand Rocchio	lrocchio@jordanfosterconstruction.com	

BOARD OF COMMISSIONERS

RESOLUTION 5861, AUTHORIZING THE EXPENDITURE OF ADDITIONAL FUNDS FOR ROOF AND HVAC REPLACEMENT AT WOODHILL APARTMENTS TO GARLAND/DBS, INC., THROUGH U.S. COMMUNITIES GOVERNMENT PURCHASE ALLIANCE, IN THE AMOUNT OF \$69,139.00



David Nisivoccia
President and CEO



Steven Morando
Director of Procurement
and General Services



Hector Martinez
Director of Construction
Services and Sustainability

REQUESTED ACTION:

Consideration and approval regarding Resolution 5861, authorizing the expenditure of additional funds for Roof and HVAC Replacement at Woodhill Apartments to Garland/DBS, Inc., through U.S. Communities Government Purchasing Alliance, in the amount of \$69,139.00.

FINANCIAL IMPACT:

On May 4, 2017 (Item 5), SAHA received Board approval authorizing the award of a contract for Roof and HVAC Replacement at Woodhill Apartments for an amount not to exceed \$5,070,100.00, to include roof replacement in the amount of \$3,363,626.00, plus damaged decking replacement in the amount of \$61,190.00, and A/C unit replacement in the amount of \$1,645,284.00 that would only be used, if necessary.

On January 5, 2018, SAHA issued a no-cost, days-only Change Order #1 for a requested time extension. On March 8, 2018, SAHA issued Change Order #2 in the amount of \$22,885.17 for an Owner requested addition of leaf guards to the new gutters to be installed. This is a request for the expenditure of additional funds to complete the project at Woodhill Apartments in the amount of \$69,139.00. The combined Change Orders, will represent approximately a 1.8% increase to the original contract amount.

An insurance claim was filed with our carrier and we received Actual Cash Value (ACV) in the amount of \$2,095,627.47 to help cover replacement costs incurred, due to the hail damage. The source of funds is insurance proceeds and other available reserves.

SUMMARY:

Woodhill Apartments was built in 1977, and is a family community located in northwest San Antonio, and is within the portfolio of Beacon Communities. The buildings are wood-framed, two-story structures with a brick and siding facade. This community was built in two phases having a total of 532 one, two, and three-bedroom units.

As a result of severe hail damage to the roofs at this community, SAHA required the services of a qualified roofing contractor to provide comprehensive roof replacement. This community also has roof-mounted air conditioning units that are to be replaced as part of this contract on an as-needed basis at unit price cost. On May 4, 2017 (Item 5), SAHA received Board approval to

award a contract to Garland/DBS, Inc. through the U.S. Communities Government Purchasing Alliance. The Agreement with Garland/DBS was executed on May 19, 2017. SAHA issued a Notice To Proceed for this project with the contractor to commence work beginning May 30, 2017. Due to unforeseen wood rot conditions, this request is for additional funding to complete the project to include items, such as water damaged roof decking and framing.

STRATEGIC GOAL

Preserve and improve existing affordable housing resources and opportunities.

ATTACHMENTS:

Resolution 5861

Picture - Woodhill Apartments

**San Antonio Housing Authority
Resolution 5861**

RESOLUTION 5861, AUTHORIZING THE EXPENDITURE OF ADDITIONAL FUNDS FOR ROOF AND HVAC REPLACEMENT AT WOODHILL APARTMENTS TO GARLAND/DBS, INC., THROUGH U.S. COMMUNITIES GOVERNMENT PURCHASE ALLIANCE, IN THE AMOUNT OF \$69,139.00

WHEREAS, on May 4, 2017 (Item 5), SAHA received Board approval authorizing the award of a contract for Roof and HVAC Replacement at Woodhill Apartments for an amount not to exceed \$5,070,100.00, to include roof replacement in the amount of \$3,363,626.00, plus damaged decking replacement in the amount of \$61,190.00, and A/C unit replacement in the amount of \$1,645,284.00 that would only be used, if necessary; and

WHEREAS, due to unforeseen wood rot conditions, this request is for additional funding to complete the project to include items, such as water damaged roof decking and framing; and

WHEREAS, this is a request for the expenditure of additional funds to complete the project at Woodhill Apartments in the amount of \$69,139.00. The amount, along with previously approved Change Orders, will represent approximately a 1.8% increase to the original contract amount. The source of funds is insurance proceeds and other available reserves; and

WHEREAS, staff requests the Board of Commissioners authorize the President and CEO, or designee, to execute all documents associated with this contract.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of SAHA hereby:

- 1) Approves Resolution 5861, authorizing the expenditure of additional funds for Roof and HVAC Replacement at Woodhill Apartments to Garland/DBS, Inc., through U.S. Communities Government Purchasing Alliance, in the amount of \$69,139.00.
- 2) Authorizes the President and CEO, or designee, to execute all necessary documents associated with this contract.

Passed and approved the 6th day of December 2018.

Morris A. Stribling, DPM
Chair, Board of Commissioners

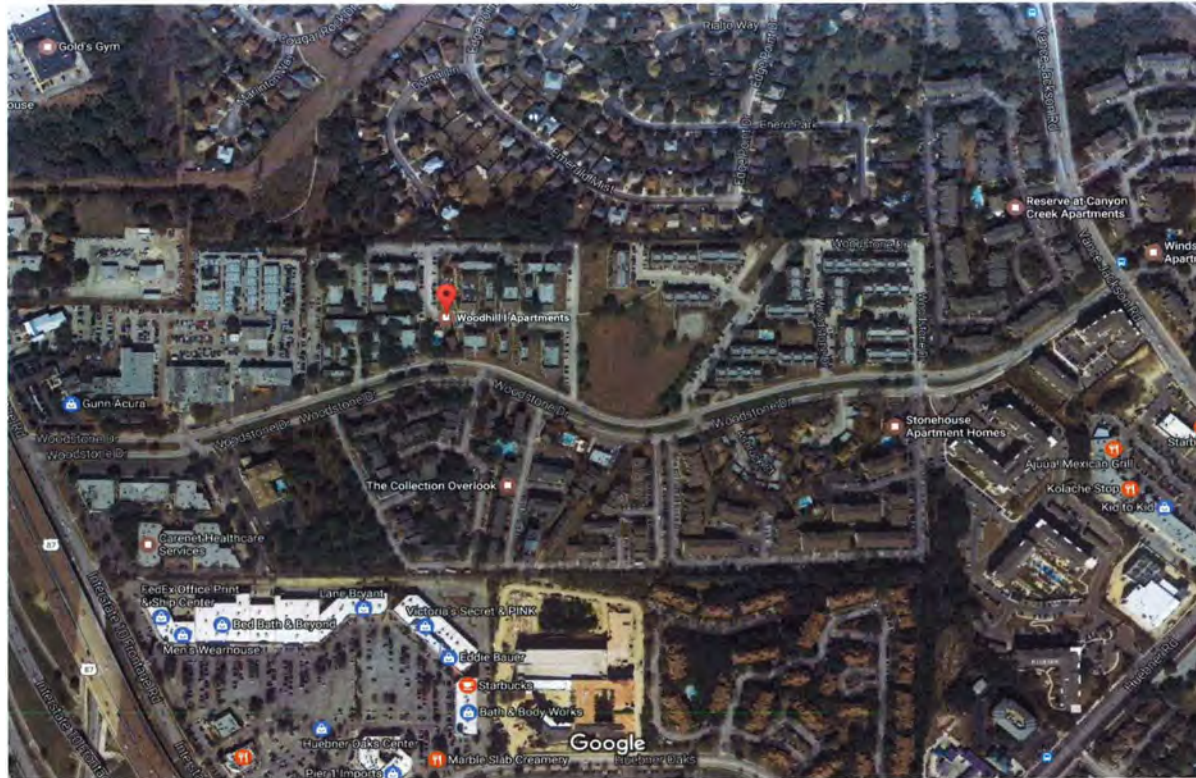
Attested and approved as to form:

David Nisivoccia
President and CEO

MAP - WOODHILL APARTMENTS

3/17/2017

Woodhill | Apartments - Google Maps



WOODHILL APARTMENTS



BOARD OF COMMISSIONERS

RESOLUTION 5862, AUTHORIZING THE AWARD OF CONTRACTS FOR MOWING AND GROUND MAINTENANCE SERVICES FOR SELECT PUBLIC HOUSING PROPERTIES TO THE FOLLOWING COMPANIES: B&T DEPENDABLE SERVICES, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$28,800.00, C&M QUALITY LANDSCAPING MAINTENANCE FOR AN AMOUNT NOT TO EXCEED \$114,768.00, CHAMPION LAWN CARE (WBE, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$102,757.82, AND R&C LANDSCAPE, LLC (ESBE, HABE, MBE, SBE, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$37,269.79; ALL FOR A PERIOD OF ONE YEAR WITH THE OPTION TO EXTEND ON A PRORATED MONTH TO MONTH BASIS NOT TO EXCEED A PERIOD OF SIX MONTHS

David Nisivoccia
President and CEO

Steven Morando
Director of Procurement
and General Services

Brandee Perez
Director of Federal Housing
Programs

REQUESTED ACTION:

Consideration and approval regarding Resolution 5862, authorizing the award of contracts for mowing and ground maintenance services for select Public Housing properties to the following companies: B&T Dependable Services, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, Section 3 Business) for an amount not to exceed \$28,800.00, C&M Quality Landscaping Maintenance for an amount not to exceed \$114,768.00, Champion Lawn Care (WBE, Section 3 Business) for an amount not to exceed \$102,757.82, and R&C Landscape, LLC (ESBE, HABE, MBE, SBE, Section 3 Business) for an amount not to exceed \$37,269.79; all for a period of one year with the option to extend on a prorated month to month basis not to exceed a period of six months.

FINANCIAL IMPACT:

The cost for mowing and grounds maintenance services for select Public Housing properties is not expected to exceed an annual amount of \$283,595.61. This amount includes \$236,329.67 for routine mowing and grounds maintenance services and a 20% contingency in the amount of \$47,265.94 for additional unit priced items that will be used on an as needed basis. These services will be funded through the approved operating budgets and/or operating reserves.

SUMMARY:

SAHA requires the services of a contractor to provide mowing and grounds maintenance services to include routine scheduled monthly mowing and, as needed, additional grounds maintenance services to thirteen Public Housing properties, Brazos warehouse, and development properties that include homes under construction, sold, waiting to be sold, or vacant that are owned and managed by SAHA and its Affiliated entities.

On October 1, 2018, SAHA issued an "Invitation For Bids" (IFB) #1808-998-36-4822 for Mowing and Ground Maintenance Services for Select Public Housing Properties, which closed on October 19, 2018. The IFB was published on the SAHA website, Electronic State Business Daily (ESBD),

The Hart Beat, posted on NAHRO, Public Purchase and direct solicited to thirty contractors. A total of fourteen bids were received in response to the IFB: A&S Landscaping (HABE, Section 3 Business), All Pro General Construction, Inc. (DBE, ESBE, HABE, MBE, SBE, Section 3 Business), B&T Dependable Services, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, SECTION 3 BUSINESS), C&M Quality Landscaping, Calidad, LLC (ESBE, SBE, WBE), Champion Lawn Care (WBE, Section 3 Business), Goodwill Industries of San Antonio (Non-Profit), Olympia Landscape Development, Inc. (HABE), Monica Saenz Moreno dba Bexar Mowing (ESBE, HABE, MBE, SBE, WBE, Section 3 Business), Maldonado Nursery & Landscape (HABE, MBE), R&C Landscape, LLC (ESBE, HABE, MBE, SBE, Section 3 Business), R&J Muniz Remodeling (ESBE, HABE, MBE, SBE, WBE, Section 3 Business), Save Co Construction (HABE, Section 3 Business), and Tuff Cut Lawn & Landscape (HABE).

All bids were evaluated on the following criteria: purchase price, reputation of the bidder and their goods or services, quality of the goods or services, extent to which the goods or services meet SAHA's needs, total long term cost, and any relevant criteria contained in the solicitation document. Based on the above, we are recommending contract awards to B&T Dependable Services, C&M Quality Landscaping Maintenance, Champion Lawn Care, and R&C Landscape, LLC. They are the lowest priced responsive and responsible bidders.

COMPANY PROFILES:

B&T Dependable Services was established in 2014 and has two office locations in San Antonio, Texas. They have been certified as a AABE, DBE, ESBE, MBE, SBE by the South Central Texas Regional Certification Agency, a HUB by the State of Texas, and a Section 3 Business by SAHA. This company provides services to include: landscaping, flower installation, sod installation, soil, sand, mulch and rock delivery, minor grading and resloping, outside lighting, paver patio and walkways, wooden decks, tree trimming and removal, brush hauling, and lot and acre clearing. B&T Dependable Services has received a prior award from SAHA to provide mowing and grounds maintenance services for both Beacon and Public Housing. They worked with the City of San Antonio for landscape upgrades at various properties and for Bexar County on an abatement project. Their client list includes E-Z Bel Construction, Con-Cor, Inc., and Concepts Construction. B&T Dependable Services Section 3 Good Faith Effort Plan includes hiring four individuals in the laborers (unskilled) category.

C&M Quality Landscaping was established in 2007, and is headquartered in San Antonio, Texas, with field office locations in Austin, El Paso, and San Marcos, Texas. This company provides landscaping and maintenance services. They have received prior awards from SAHA for mowing and grounds maintenance services for Beacon Communities and Public Housing. C&M Quality Landscaping has also worked with El Paso Housing Authority. Their Texas clients include Balfour Beatty, IAM, and Eenhoorn PM. SAHA will work with the contractor to develop a Section 3 Plan.

Champion Lawn Care was established in 2009, and is located in San Antonio, Texas. They provide grounds maintenance and landscaping services to commercial clients in and around the San Antonio metropolitan area. They have received prior awards from SAHA for mowing and grounds maintenance services for Public Housing. Their client list includes The Salvation Army, William and Catherine Booth Garden Apartments, San Antonio Residence and Rehabilitation Center, and Villa de San Antonio Senior Living. Champion Lawn Care's Section 3 Good Faith Plan includes a 30% goal for Section 3 new hires.

R&C Landscape, LLC, was founded in 2007, and is located in San Antonio, Texas. They have been certified by the South Central Texas Regional Certification Agency as an ESBE, HABE, MBE, SBE, a HUB by the State of Texas, and a Section 3 Business by SAHA. They provide landscape maintenance, landscape construction, irrigation, concrete hardscapes, plaster and General Construction Services. These services have been provided to both governmental and private apartment complexes, restaurant properties, manufacturing facilities, car dealerships, warehouse facilities, private homeowners and parks. This contractor has received prior awards from SAHA for Mowing and Grounds Maintenance for Beacon Communities and Public Housing, Section 3 Landscaping Pilot at Lincoln and Wheatley, Irrigation Services, and tree planting and maintenance services. Their client list includes Standard Aero, Chili's Restaurants, AFCEE Building; Brooks City Base. R&C Landscape's Section 3 Good Faith Effort Plan includes a 30% goal for Section 3 new hires.

CONTRACT OVERSIGHT:

Contract oversight will be provided by Brandee Perez, Director of Federal Housing Programs, who will monitor the vendor's adherence to contract requirements and performance. The Procurement Department will be responsible to ensure the vendor submits the Contractor's Section 3 Compliance report on a monthly basis, monitor compliance with the vendor's SWMBE subcontractor good faith utilization plan, provide annual contract performance evaluation survey to end users, and assist departments in the contract renewal or new solicitation process.

STRATEGIC GOAL:

Preserve and improve existing affordable housing resources and opportunities.

ATTACHMENTS:

Resolution 5862
Tabulation
Advertisement List

**San Antonio Housing Authority
Resolution 5862**

RESOLUTION 5862, AUTHORIZING THE AWARD OF CONTRACTS FOR MOWING AND GROUND MAINTENANCE SERVICES FOR SELECT PUBLIC HOUSING PROPERTIES TO THE FOLLOWING COMPANIES: B&T DEPENDABLE SERVICES, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$28,800.00, C&M QUALITY LANDSCAPING MAINTENANCE FOR AN AMOUNT NOT TO EXCEED \$114,768.00, CHAMPION LAWN CARE (WBE, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$102,757.82, AND R&C LANDSCAPE, LLC (ESBE, HBE, MBE, SBE, SECTION 3 BUSINESS) FOR AN AMOUNT NOT TO EXCEED \$37,269.79; ALL FOR A PERIOD OF ONE YEAR WITH THE OPTION TO EXTEND ON A PRORATED MONTH TO MONTH BASIS NOT TO EXCEED A PERIOD OF SIX MONTHS.

WHEREAS, on October 1, 2018, SAHA issued an “Invitation For Bids” (IFB) #1808-998-36-4822 for Mowing and Ground Maintenance Services for Select Public Housing Properties, which closed on October 19, 2018; and

WHEREAS, a total of fourteen bids were received in response to the IFB; and

WHEREAS, B&T Dependable Services, C&M Quality Landscaping Maintenance, Champion Lawn Care, and R&C Landscape, LLC are recommended for contract award. They are the lowest priced responsive and responsible bidders; and

WHEREAS, the current award recommendation for mowing and grounds maintenance services for select Public Housing properties is not expected to exceed an annual amount of \$283,595.61. This amount includes \$236,329.67 for routine mowing and grounds maintenance services and a 20% contingency in the amount of \$47,265.94 for additional unit priced items that will be used on an as needed basis. These services will be funded through the approved operating budgets and/or operating reserves, and

WHEREAS, staff requests the Board of Commissioners authorize the President and CEO, or designee, to execute all documents associated with these contracts.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of SAHA hereby:

- 1) Approves Resolution 5862, authorizing the award of contracts for mowing and ground maintenance services for select Public Housing properties to the following companies: B&T Dependable Services, LLC (AABE, DBE, ESBE, MBE, SBE, HUB, Section 3 Business) for an amount not to exceed \$28,800.00, C&M Quality Landscaping Maintenance for an amount not to exceed \$114,768.00, Champion Lawn Care (WBE, Section 3 Business) for an amount not to exceed \$102,757.82, and R&C Landscape, LLC (ESBE, HBE, MBE, SBE, Section 3 Business) for an amount not to exceed \$37,269.79; all for a period of one year with the option to extend on a prorated month to month basis not to exceed a period of six months.
- 2) Authorizes the President and CEO, or designee, to execute all necessary documents associated with this contract.

Passed and approved the 6th day of December 2018.

Morris A. Stribling, DPM
Chair, Board of Commissioners

Attested and approved as to form:

David Nisivoccia
President and CEO

Mowing and Ground Maintenance for Select Public Housing Properties

Routine Mowing and Ground Maintenance	Quantity	C&M Quality Landscaping Maintenance	Champion Lawn Care	R&C Landscapes, LLC	B&T Dependable Services, LLC	A&S Landscaping Services	Save Co Construction	R&J Muniz Remodeling	Goodwill Industries of San Antonio	Bexar Mowing	Calidad, LLC	All Pro General Construction, Inc.	Tuff Cut Lawn & Landscape	Maldonado Nursery and Landscape	Olympia Landscape Development, Inc.
Christ the King															
Per Cut		\$420.00	\$612.25	\$368.92	\$415.00	\$369.00	\$375.00	\$455.00	\$582.20	\$490.00	\$650.00	\$620.00	\$1,500.00	\$693.00	\$360.00
Annual Cost	24	\$10,080.00	\$14,694.00	\$8,854.08	\$9,960.00	\$8,856.00	\$9,000.00	\$10,920.00	\$13,972.80	\$11,760.00	\$15,600.00	\$14,880.00	\$36,000.00	\$16,632.00	\$8,640.00
Jewett Circle															
Per Cut		\$280.00	\$255.10	\$216.87	\$150.00	\$249.00	\$275.00	\$319.00	\$240.34	\$225.00	\$375.00	\$300.00	\$1,500.00	\$351.00	\$225.00
Annual Cost	24	\$6,720.00	\$6,122.40	\$5,204.88	\$3,600.00	\$5,976.00	\$6,600.00	\$7,656.00	\$5,768.16	\$5,400.00	\$9,000.00	\$7,200.00	\$36,000.00	\$8,424.00	\$5,400.00
Mirasol Admin Building															
Per Cut		\$280.00	\$204.85	\$211.63	\$300.00	\$224.00	\$250.00	\$425.00	\$803.14	\$245.00	\$570.00	\$3,520.00	\$1,800.00	\$248.00	\$140.00
Annual Cost	24	\$6,720.00	\$4,916.40	\$5,079.12	\$7,200.00	\$5,376.00	\$6,000.00	\$10,200.00	\$19,275.36	\$5,880.00	\$13,680.00	\$84,480.00	\$43,200.00	\$5,952.00	\$3,360.00
Mirasol Single Family															
Per Cut		\$1,300.00	\$1,331.89	\$1,581.57	\$2,765.00	\$1,694.00	\$2,000.00	\$1,815.00	\$1,731.68	\$1,605.00	\$2,610.00	\$2,310.00	\$4,000.00	\$1,975.00	\$1,800.00
Annual Cost	24	\$31,200.00	\$31,965.36	\$37,957.68	\$66,360.00	\$40,656.00	\$48,000.00	\$43,560.00	\$41,560.32	\$38,520.00	\$62,640.00	\$55,440.00	\$96,000.00	\$47,400.00	\$43,200.00
Mirasol Townhomes & Cottages															
Per Cut		\$1,200.00	\$1,469.39	\$1,466.70	\$1,350.00	\$1,094.00	\$1,150.00	\$1,285.00	\$1,201.72	\$1,690.00	\$1,783.00	\$2,640.00	\$4,000.00	\$1,904.00	\$1,000.00
Annual Cost	24	\$28,800.00	\$35,265.36	\$35,200.80	\$32,400.00	\$26,256.00	\$27,600.00	\$30,840.00	\$28,841.28	\$40,560.00	\$42,792.00	\$63,360.00	\$96,000.00	\$45,696.00	\$24,000.00
O.P. Schnabel															
Per Cut		\$380.00	\$382.65	\$313.75	\$250.00	\$324.00	\$300.00	\$425.00	\$338.87	\$310.00	\$375.00	\$330.00	\$3,500.00	\$475.00	\$360.00
Annual Cost	24	\$9,120.00	\$9,183.60	\$7,530.00	\$6,000.00	\$7,776.00	\$7,200.00	\$10,200.00	\$8,132.88	\$7,440.00	\$9,000.00	\$7,920.00	\$84,000.00	\$11,400.00	\$8,640.00
Raymundo Rangel															
Per Cut		\$295.00	\$307.10	\$316.97	\$150.00	\$294.00	\$300.00	\$380.00	\$262.74	\$245.00	\$450.00	\$300.00	\$2,500.00	\$367.00	\$300.00
Annual Cost	24	\$7,080.00	\$7,370.40	\$7,607.28	\$3,600.00	\$7,056.00	\$7,200.00	\$9,120.00	\$6,305.76	\$5,880.00	\$10,800.00	\$7,200.00	\$60,000.00	\$8,808.00	\$7,200.00
Salinas Medical Building (Mirasol)															
Per Cut		\$220.00	\$306.12	\$245.99	\$302.00	\$249.00	\$300.00	\$355.00	\$316.48	\$255.00	\$375.00	\$320.00	\$1,500.00	\$362.00	\$250.00
Annual Cost	24	\$5,280.00	\$7,346.88	\$5,903.76	\$7,248.00	\$5,976.00	\$7,200.00	\$8,520.00	\$7,595.52	\$6,120.00	\$9,000.00	\$7,680.00	\$36,000.00	\$8,688.00	\$6,000.00
South San Apartments															
Per Cut		\$225.00	\$209.69	\$316.97	\$250.00	\$324.00	\$300.00	\$369.00	\$197.05	\$245.00	\$325.00	\$300.00	\$1,500.00	\$312.50	\$200.00
Annual Cost	24	\$5,400.00	\$5,032.56	\$7,607.28	\$6,000.00	\$7,776.00	\$7,200.00	\$8,856.00	\$4,729.20	\$5,880.00	\$7,800.00	\$7,200.00	\$36,000.00	\$7,500.00	\$4,800.00
T.L. Shaley															
Per Cut		\$980.00	\$943.88	\$925.17	\$1,050.00	\$1,189.00	\$1,550.00	\$1,150.00	\$991.24	\$1,330.00	\$1,125.00	\$1,840.00	\$4,000.00	\$1,656.00	\$800.00
Annual Cost	24	\$23,520.00	\$22,653.12	\$22,204.08	\$25,200.00	\$28,536.00	\$37,200.00	\$27,600.00	\$23,789.76	\$31,920.00	\$27,000.00	\$44,160.00	\$96,000.00	\$39,744.00	\$19,200.00
Villa Veramendi															
Per Cut		\$985.00	\$1,530.61	\$1,576.35	\$2,025.00	\$1,769.00	\$1,600.00	\$1,589.00	\$1,994.41	\$2,530.00	\$1,930.00	\$3,540.00	\$6,000.00	\$3,840.00	\$1,600.00
Annual Cost	24	\$23,640.00	\$36,734.64	\$37,832.40	\$48,600.00	\$42,456.00	\$38,400.00	\$38,136.00	\$47,865.84	\$60,720.00	\$46,320.00	\$84,960.00	\$144,000.00	\$92,160.00	\$38,400.00

1808-988-36-4822
Mowing and Ground Maintenance for Select Public Housing Properties

Warehouse on Brazos Street		Quantity	CA&T QUANTITY Landscaping Maintenance	Champion Lawn Care	R&C Landscape, LLC	B&T Dependable Services, LLC	A&S Landscaping Services	Save Co Construction	R&J Muntz Remodeling	Goodwill Industries of San Antonio	Boxar Mowing	Calidad, LLC	All Pro General Construction, Inc.	Tuff Cut Lawn & Landscape	MADONNADO Nursery and Landscape	Ortynne Landscape Development
Per Cut	\$295.00			\$291.07	\$359.32	\$150.00	\$324.00	\$300.00	\$415.00	\$209.00	\$245.00	\$375.00	\$300.00	\$1,500.00	\$400.00	\$220.00
Annual Cost	\$7,080.00	24		\$6,985.68	\$8,623.68	\$3,600.00	\$7,776.00	\$7,200.00	\$9,960.00	\$5,016.00	\$5,880.00	\$9,000.00	\$7,200.00	\$36,000.00	\$9,600.00	\$5,280.00
William Sinkin																
Per Cut	\$300.00			\$301.53	\$464.53	\$300.00	\$389.00	\$300.00	\$498.00	\$400.08	\$395.00	\$500.00	\$414.00	\$3,500.00	\$649.00	\$320.00
Annual Cost	\$7,200.00	24		\$7,236.72	\$11,148.72	\$7,200.00	\$9,336.00	\$7,200.00	\$11,952.00	\$9,601.92	\$9,480.00	\$12,000.00	\$9,936.00	\$84,000.00	\$15,576.00	\$7,680.00
Lincoln Heights																
Per Cut	\$1,425.00			\$1,327.04	\$1,860.67	\$1,500.00	\$1,389.00	\$1,800.00	\$1,589.00	\$2,058.60	\$1,870.00	\$1,605.00	\$364.00	\$4,000.00	\$2,947.00	\$1,000.00
Annual Cost	\$34,200.00	24		\$31,848.96	\$44,656.08	\$36,000.00	\$33,336.00	\$43,200.00	\$38,136.00	\$49,406.40	\$44,880.00	\$38,520.00	\$8,736.00	\$96,000.00	\$70,728.00	\$24,000.00
Routine Mowing Yearly Cost																
	\$206,040.00			\$227,356.08	\$245,409.84	\$262,968.00	\$237,144.00	\$259,200.00	\$265,656.00	\$271,861.20	\$280,320.00	\$313,152.00	\$410,352.00	\$979,200.00	\$388,308.00	\$205,800.00
Section 3 Preference																
				\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20	\$16,483.20
Total Cost Routine Mowing and Ground Maintenance																
	\$206,040.00			\$210,872.88	\$228,926.64	\$246,484.80	\$220,660.80	\$242,716.80	\$249,172.80	\$271,861.20	\$263,836.80	\$313,152.00	\$393,868.80	\$979,200.00	\$388,308.00	\$205,800.00
Development Properties																
Watering and Mowing Service Combined Per Service	\$180.00			\$75.00	\$165.03	\$110.00	\$124.00	\$175.00	\$429.00	\$96.00	\$225.00	\$195.00	\$250.00	\$400.00	No Bid	
Total per year w/ 10 properties average a month	\$43,200.00	24		\$18,000.00	\$39,607.20	\$26,400.00	\$29,760.00	\$42,000.00	\$102,960.00	\$23,040.00	\$54,000.00	\$46,800.00	\$60,000.00	\$96,000.00	#VALUE!	
Per Watering Service Only (for watering needed without other services) per service	\$80.00			\$25.00	\$111.13	\$45.00	\$50.00	\$50.00	\$255.00	\$64.00	\$140.00	\$125.00	\$250.00	\$200.00	No Bid	
Total per year w/ 10 properties average a month	\$89,600.00	112		\$28,000.00	\$124,465.60	\$50,400.00	\$56,000.00	\$56,000.00	\$285,600.00	\$71,680.00	\$156,800.00	\$140,000.00	\$280,000.00	\$224,000.00	#VALUE!	
Per Mowing and Ground Maintenance Service Only (no watering needed)	\$100.00			\$55.00	\$64.93	\$65.00	\$74.00	\$150.00	\$190.00	\$64.00	\$140.00	\$150.00	\$250.00	\$200.00	No Bid	
Total per year w/ 10 properties average a month	\$5,000.00	5		\$2,750.00	\$3,246.50	\$3,250.00	\$3,700.00	\$7,500.00	\$9,500.00	\$3,200.00	\$7,000.00	\$7,500.00	\$12,500.00	\$10,000.00		
Yearly Total based on estimates	\$137,800.00			\$48,750.00	\$167,319.30	\$80,050.00	\$89,460.00	\$105,500.00	\$398,060.00	\$97,920.00	\$217,800.00	\$194,300.00	\$352,500.00	\$330,000.00		

Additional Services	Unit of Measure	C&M Quality Landscaping Maintenance	Champion Lawn Care	R&C Landscape, LLC	B&T Dependable Services, LLC	A&S Landscaping Services	Save Co Construction	R&J Muniz Remodeling	Goodwill Industries of San Antonio	Bexar Mowing	Calidad, LLC	All Pro General Construction, Inc.	Tuff Cut Lawn & Landscape	Maldonado Nursery and Landscape	Olympia Landscape Development, Inc.	
1. Installation of additional groundcover beds to include border and top soil, potting soil and mulch, fertilizer and plants. Minimum 3 or 4 inch plant with not more than 18 inch centers.	Sq. ft.	\$31.00	\$9.00	\$14.00	\$12.00	\$13.00	\$2.25	\$7.25	\$43.70	\$0.25	\$15.55	\$30.00	\$30.00	\$4.00	\$10.00	
2. Installation of additional flower beds to include border and top soil, potting soil and mulch, fertilizer and plants. Minimum 3 or 4 inch plant on 12 inch centers.	Sq. ft.	\$35.00	\$11.00	\$16.00	\$12.00	\$15.00	\$2.50	\$6.25	\$49.55	\$0.65	\$19.20	\$30.00	\$30.00	\$4.85	\$10.00	
3. Planting of 1 gallon xeriscape perennials	Each	\$25.00	\$25.00	\$15.00	\$8.00	\$18.00	\$15.00	\$75.00	\$19.95	\$2.00	\$23.50	\$100.00	\$20.00	\$25.00	\$5.00	
4. Planting of 1 gallon xeriscape shrubs	Each	\$25.00	\$25.00	\$15.00	\$12.00	\$25.00	\$15.00	\$110.00	\$23.95	\$2.00	\$45.00	\$100.00	\$20.00	\$25.00	\$5.00	
5. Planting of 3 gallon xeriscape shrubs	Each	\$35.00	\$30.00	\$25.00	\$18.00	\$35.00	\$35.00	\$150.00	\$33.95	\$6.00	\$45.00	\$200.00	\$45.00	\$40.00	\$7.00	
6. Planting of 5 gallon xeriscape shrubs	Each	\$40.00	\$45.00	\$37.00	\$30.00	\$40.00	\$50.00	\$250.00	\$53.95	\$10.00	\$68.00	\$250.00	\$75.00	\$65.00	\$8.00	
7. Planting of 10 gallon xeriscape shrubs	Each	\$55.00	\$50.00	\$75.00	\$50.00	\$50.00	\$65.00	\$300.00	\$82.50	\$20.00	\$175.00	\$400.00	\$150.00	\$350.00	\$10.00	
8. Planting of 3 gallon trees	Each	\$115.00	\$95.00	\$60.00	\$25.00	\$60.00	\$25.00	\$200.00	\$92.50	\$30.00	\$103.00	\$225.00	\$45.00	\$175.00	\$10.00	
9. Planting of 5 gallon trees	Each	\$130.00	\$125.00	\$80.00	\$90.00	\$80.00	\$50.00	\$250.00	\$113.50	\$50.00	\$183.00	\$750.00	\$75.00	\$250.00	\$10.00	
10. Planting of up to 10 gallon trees	Each	\$210.00	\$275.00	\$200.00	\$180.00	\$160.00	\$65.00	\$350.00	\$391.00	\$100.00	\$255.00	\$1,000.00	\$150.00	\$350.00	\$20.00	
11. Planting of up to 25 gallon trees	Each	\$325.00	\$385.00	\$400.00	\$300.00	\$249.00	\$150.00	\$650.00	\$3.50	\$150.00	\$2,100.00	\$1,250.00	\$200.00	\$500.00	\$50.00	
12. Planting of sod-St. Augustine	Sq. ft.	\$5.10	\$1.25	\$1.25	\$1.00	\$1.00	\$2.00	\$3.50	\$4.00	\$1.25	\$3.25	\$9.00	\$25.00	\$0.85	\$4.00	
13. Planting of sod-Bermuda, Riviera or Black Jack. Must be drought tolerant, vendor must identify variety prior to installation.	Sq. ft.	\$0.75	\$1.25	\$1.25	\$1.00	\$1.00	\$2.00	\$1.89	N/B	\$1.25	\$3.65	\$7.50	\$25.00	\$0.95	\$4.80	
14. Plugging of St. Augustine 12 inch centers.	Sq. ft.	\$5.00	\$2.25	\$1.50	\$1.50	\$1.50	\$2.50	\$2.65	\$0.75	\$1.00	\$2.85	\$6.50	\$25.00	\$5.00	N/A	
15. Seeding-Bermuda, Riviera or Black Jack. Must be drought tolerant, vendor must identify variety prior to installation.	Sq. ft.	\$0.45	\$0.75	\$0.50	\$0.35	\$1.00	\$1.50	\$1.45	\$0.75	\$1.00	\$2.50	\$6.00	\$25.00	\$0.48	\$0.15	
16. Installation of Bermuda Hydromulch	Sq. ft.	\$4.00	N/A	\$0.50	\$0.45	\$2.00	\$3.75	\$4.95	\$2.50	\$1.25	\$3.50	\$5.50	\$35.00	\$0.48	\$0.15	
17. Seeding of Winter Rye	Sq. ft.	\$0.45	\$1.50	\$0.80	\$0.45	\$2.00	\$2.00	\$5.95	\$0.75	\$1.25	\$3.50	\$0.25	\$35.00	\$1.25	\$0.20	
18. Haul-off and legal disposal of hazardous materials	Cu. Yd.	Line Deleted Intentionally. See Note														
19. Haul-off and legal disposal of Non Hazardous materials to include but not limited to bulk items such as mattresses, tires, furniture, etc.	Cu. Yd.	\$55.00	\$200.00	\$150.00	\$175.00	\$100.00	\$150.00	\$398.00	\$5.00	\$350.00	\$18.00	\$75.00	\$200.00	\$500.00	\$150.00	

Additional Services	Unit of Measure	C&M Quality Landscaping Maintenance	Champion Lawn Care	R&C Landscape, LLC	B&T Dependable Services, LLC	A&S Landscaping Services	Save Co Construction	R&J Muniz Remodeling	Goodwill Industries of San Antonio	Bexar Mowing	Calidad, LLC	All Pro General Construction, Inc.	Tuff Cut Lawn & Landscape	Maldonado Nursery and Landscape	Olympia Landscape Development, Inc.
20. Soil/Earth Removal	Cu. Yd.	\$25.00	\$225.00	\$90.00	\$160.00	\$90.00	\$125.00	\$135.00	\$1.25	\$150.00	\$33.00	\$42.00	\$300.00	\$80.00	\$40.00
21. Install Fill Dirt	Cu. Yd.	\$35.00	\$45.00	\$90.00	\$125.00	\$100.00	\$125.00	\$135.00	\$2.50	\$80.00	\$30.00	\$83.00	\$200.00	\$65.00	\$25.00
22. Application of non-organic fungicide	Sq. Yd.	\$8.95	\$3.00	\$2.75	\$0.15	\$5.00	\$20.00	\$1.99	\$4.75	\$35.00	\$35.00	\$76.00	\$200.00	\$1.50	\$4.00
23. Application of organic fungicide	Sq. Yd.	\$9.25	\$3.50	\$3.00	\$0.25	\$8.00	\$22.00	\$1.89	\$2.00	\$35.00	\$35.00	\$76.00	\$200.00	\$2.50	\$4.00
24. Application of Cedar Mulch	Sq. ft.	\$8.95	\$4.00	\$1.00	\$3.00	\$5.00	\$5.00	\$6.25	\$2.00	\$1.00	\$22.75	\$104.00	\$150.00	\$0.85	\$25.00
25. Install Playground Rubber Mulch (crumb rubber)	Cu. Yd.	\$14.25	\$101.00	\$110.00	\$155.00	\$80.00	\$175.00	\$125.00	\$15.50	\$100.00	\$110.00	\$104.00	\$1,200.00	\$350.00	N/A
26. Install Playground Wood Fiber Mulch	Cu. Yd.	\$11.95	\$80.00	\$100.00	\$125.00	\$90.00	\$150.00	\$100.00	\$10.50	\$80.00	\$95.00	\$104.00	\$800.00	\$170.00	N/A
27. Install Top Soil (Sandyloam or equal)	Cu. Yd.	\$8.95	\$50.00	\$90.00	\$125.00	\$90.00	\$90.00	\$135.00	\$5.25	\$125.00	\$25.50	\$83.00	\$200.00	\$65.00	\$25.00
28. Remove weeds from walking trails	Hour	\$12.50	\$15.00	\$40.00	\$36.00	\$25.00	\$35.00	\$125.00	\$32.00	\$85.00	\$35.00	\$40.00	\$150.00	\$45.00	\$45.00
29. Add decomposed granite to walking trails	Cu. Yd.	\$42.95	\$40.00	\$110.00	\$135.00	\$80.00	\$175.00	\$349.00	\$6.25	\$125.00	\$16.00	\$15.00	\$200.00	\$150.00	\$90.00
30. Removal of up to 10 Gallon "dead" tree	10 Gallon	\$125.00	\$50.00	\$95.00	\$35.00	\$75.00	\$65.00	\$889.00	\$32.00	\$250.00	\$225.00	\$650.00	\$300.00	\$150.00	\$100.00

Summary of Awards	C&M Quality Landscaping Maintenance	Champion Lawn Care	R&C Landscape, LLC	B&T Dependable Services, LLC
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Routine Mowing and Ground Maintenance	\$95,640.00	\$36,881.52	\$31,058.16	\$24,000.00
Development Properties	\$0.00	\$48,750.00	\$0.00	\$0.00
20% for Additional Services	\$19,128.00	\$17,126.30	\$6,211.63	\$4,800.00
Total Award	\$114,768.00	\$102,757.82	\$37,269.79	\$28,800.00

Advertisement List
Solicitation # 1808-988-36-4822 Date (7/24/2018)
Mowing and Ground Maintenance Services for Select Public Housing Properties

Entity	Contact Name	Email	Phone/Fax
African American Chamber of Commerce of San Antonio	Lou Miller	blackchamber@aol.com	
Alamo Asian American Chamber of Commerce	Elva Adams	elva.adams@wellsfargo.com	
Alamo City Black Chamber Of Commerce	Bede Ramcharan	info@alamocitychamber.org	
American Council of Engineering Companies - San Antonio (ACEC-SA)	Anne Whittington	anne@acectx.org	
American Institute of Architects	Paula	paula@aiasa.org	
American Subcontractors Association	Jennifer Swinney	jennifer@asasanantonio.org	
Associated Builders and Contractors S. Texas Chapter	Steve Schultz	steve@abcsouthtexas.org	
Builders Exchange	Jeannette Olguin	jeannette@virtualbx.com	
Construct Connect		content@constructconnect.com	
CFMA	Tommy Wallace	wallacet@zhi.com kimr@avacpa.com	
Chinese Chamber of Commerce	Jing Hao	jing.hao@gsaccc.org	
Goodwill Industries of San Antonio	Angélique De Oliveira	adeoliveira@goodwillsa.org	
Greater San Antonio Builders Association	Kristi Sutterfield	ksutterfield@sabuilders.com	
The San Antonio Chamber of Commerce	Julie Oltersdorf	julieo@sachamber.org	
Hispanic Contractors Association de San Antonio	Clarissa Perez Dave Sanchez	exdir@hcadesa.org admin@hcadesa.org dave@hcadesa.org	
IEC	Julie Howard	jhoward@iecsanantonio.com rvasquez@iecsanantonio.com	
MCA-SMACNA		mca-smacna@mca-smacna.org	
Minority Business Council	Hector Garcia	hector@hegarciacpa.com	
National Alliance of Craftsmen Association	Victor Landa	arvelasquez01@yahoo.com	
National Association of Women in Construction (NAWIC)	Sandee Morgan	nawicerin@gmail.com nawicsatx@gmail.com	
NAWBO San Antonio	Madeline Slay	Madeline@masarchitecture.com	
Plumbing Heating Cooling Contractors Association	Heidi Timble	Heidi@phcc-sanantonio.org	
Professional Engineers in Private Practice	Diane Hoskins	bexarpepp@sbcglobal.net	
Real Estate Council of San Antonio	Martha Mangum	martham@recsanantonio.com	
SAABE	Melodie	mg.assoc.mgmt@gmail.com	
San Antonio Board of Realtors	Suzanne	Suzanne@sabor.com	

Advertisement List
Solicitation # 1808-988-36-4822 Date (7/24/2018)
Mowing and Ground Maintenance Services for Select Public Housing Properties

Entity	Contact Name	Email	Phone/Fax
SA Chapter of the Associated General Contractors	Dana Marsh	sanantonioagc@gmail.com	
San Antonio Hispanic Chamber of Commerce	Brianna Dimas	briannad@sahcc.org mariyaf@sahcc.org	
San Antonio Masonry Contractors Association	Debbie Mason	samca@satx.rr.com	
San Antonio Women's Chamber of Commerce	Cindy Libera	admin@sawomenschamber.org	
SmartApartmentData.com		construction@SmartApartmentData.com	
South Central Regional Certification Agency	Julio Fuentes	jfuentes@sctrca.org	
South San Antonio Chamber of Commerce	Al Arreola Jr	al@southsa.org	
Southwest Minority Supplier Diversity Council	Robert Casas	smsdc@smsdc.org	
Surety Association of South Texas, Inc.	Jim Swindle	jim@alamobonds.com	
Texas Society of Professional Engineers	Laura Campa	meghan@tspe.org jennifer@tspe.org	
TIBH Industries	Robert Olivo	robertolivo@tibh.org	
UTSA Minority Business Center	Orestes Hubbard	orestes.hubbard@utsa.edu jennifer.mort@utsa.edu	
UTSA Procurement Technical Assistance Center	Terri Williams	ptac@utsa.edu	
West San Antonio Chamber of Commerce	Julie Jimenez	info@westsachamber.org julie@westsachamber.org	
Women's Business Enterprise	Avery Smith	bids@wbea-texas.org	
NAHRO	Web Site	http://nahro.economicengine.com	
Public Purchase	Web Site	www.publicpurchase.com	
Texas ESBD	Web Site	https://portal.cpa.state.tx.us/	
North San Antonio Chamber of Commerce	Web Site	https://northsachamber.chambermaster.com	
B&T DEPENDABLE SERVICES LLC	Anthony Johnson	btdependableservices@gmail.com	210-901-9434
CANTU CONTRACTING, INC.	Teresa Cantu	cantucon10@cs.com	210-627-2970
FAIRWAY LANDSCAPE & NURSERY, INC.	Estela Garcia-Perez	estela@salandscape.com	210-433-6000
PRO LANDSCAPE SOLUTIONS LLC	Fernando Keller	prolandscapesolutions@yahoo.com	210-971-7771
SPARTAN LANDSCAPE, LLC	Amanda Jo Molina	amanda@spartanlandscape.com	210-927-5432
SA FACILITIES SOLUTIONS, INC.	Jim Crane	FACILITIESOFFICE@TWC.COM	210-419-7811
All Pro General Contractors		rauljr@apgc.biz, drei@apgc.biz	210 627 2563
A&S Landscaping		landscapeas@gmail.com landscapeas@yahoo.com	
Champion Lawn Care		2championlawncare@gmail.com	

Advertisement List


Solicitation # 1808-988-36-4822 Date (7/24/2018)

Mowing and Ground Maintenance Services for Select Public Housing Properties

Entity	Contact Name	Email	Phone/Fax
Endeavors Unlimited		sstark@familyendeavors.org	
Hard Hats & Heels Construction & Services		hmckee@hhahc.com	
KYM Lawn Care		kymlawncareservices@hotmail.com	
Mucho Grass-ias Landscaping		muchograssias@gmail.com	
R&C Landscaping		rmojarro@randclandscape.com floresrudy@hotmail.com	
Continued on next page			
Benders Lawcare		info@benders-sa.com	210-628-9700
C&R Lawncare & Landscaping		crlawn@sbcglobal.net	210-655-9610
Bexar Mowing	Monica	BexarMowing@Gmail.Com	210-385-9410
ABC Lawn Co.		abclawn210@yahoo.com	210-867-5904
San Antonio Lawn Mowing		info@salawnmowing.com	210.880.5739
Quick Mow		info@quickmow.com	210-389-4909
Area 63 Lawn Care		info@area63lawncare.com	210-363-1627
Alamo Mowing		alamomowing@gmail.com	210-464-8789
Lawn Love		team@lawnlove.com	210-802-4223
Alberto's tree & Landscaping		Bertofl66@me.com	
Four Seasons Lawn Care		fourseasonslawncare@gmail.com	210-822-2523
Texas Terrain Lawncare		Info@TexasTerrainLawncare.com	210-748-6807
Tuff Cut Lawn	Arnold	tuffcutlawn909@gmail.com	361-688-8921
C&M Quality Landscaping	Brisa Segoviano	cmqualitylandscaping@yahoo.com	915-328-6986
Dominion Landscaping and Lawn Maintenance		Dominionlandscaping@yahoo.com	
Benchmark Lanscapes	Kevin Henderson	khenderson@bmlandscapes.com	

MEMORANDUM

To: Board of Commissioners

From: David Nisivoccia, President and CEO 

Presented by: Steven Morando, Director of Procurement and General Services

RE: Procurement Activity Report

SUMMARY:

Through the calendar quarter ended September 30, 2018, the San Antonio Housing Authority's Procurement Department issued sixteen formal and fifteen informal solicitations, receiving a total of 216 responses. This resulted in an average of 6.5 responses per formal solicitation and 7.5 responses per informal solicitations, for an overall average response rate of 6.97 per solicitation. New contracts awarded through the third quarter were \$5,238,428.33; Blanket awards in the amount of \$7,875,000.00 and contract renewals in the amount of \$8,045,577.49, which resulted in a grand total awarded of \$21,159,005.82. Of this total, \$2,632,212.37 or 12.4 percent, were awarded to Small, Women-Owned and Minority Business Enterprises (SWMBE), and \$1,408,848.59 or 6.7 percent, were awarded to Section 3 business concerns.

For the 3rd calendar quarter ending September 30, 2018, SAHA contractors reported sixteen of their thirty new hires qualified as Section 3 individuals, which represented 53.3 percent of all new hires. The new hires were composed of ten male and six female individuals. For the year-to-date, SAHA has hired 19 of its Section 3 temporary employees into full time positions within the agency. The weighted average wage rate for these Section 3 individuals is \$14.15 per hour and the breakdown by category is as follows:

0	new Section 3 hires earned below \$10.00 per hour
2	new Section 3 hires earned from \$10.00 to < \$12.00 per hour
6	new Section 3 hires earned from \$12.00 to < \$14.00 per hour
5	new Section 3 hires earned from \$14.00 to < \$16.00 per hour
3	new Section 3 hires earned from \$16.00 to < \$20.00 per hour

Current Solicitations: There is currently one Invitation For Bids (IFB), two Requests for Proposals (RFP), one Request for Qualifications (RFQ) and one Quick Quote (QQ) being advertised. The Invitation for Bids is for Automated/Automatic Gate Maintenance, Repair, and Replacement Agency-Wide; the Requests for Proposals are for President and CEO Annual Evaluation and Compensation Review Services and Financial Consulting and HUD Guidance Services; the Request for Qualifications is for Wheatley Infill New Home Construction and the Quick Quote is for Utility Billing Services for Beacon Communities.

Closed/Pending Solicitations: There are six solicitations that have closed and are currently being evaluated. The six solicitations include Operational and Organizational Assessment of the SAHA Development Services and Neighborhood Revitalization (DSNR) Department, Development Partner for 5700 Culebra Road, Phillis Wheatley Park Hardscape Construction, JDE Administrator - Consulting, Fair Avenue Burned Unit #704 Rehabilitation and HUD AMP Configuration Consulting.

Solicitations in Development: Procurement is currently working on a number of solicitations for advertisement. These include Sale of 1310 S. Brazos Street Warehouse, Swimming Pool Maintenance and Repairs - Beacon Communities, Work Order Request Center and Answering Services - Beacon Communities, Pecan Hill Tree Removal and Sanitary Sewer Retrofit, Key Management System, Mowing and Ground Maintenance Services for Beacon Communities, Public Relations Consulting Services, Printing and Publication Services, Media Monitoring Services, Fire and Sprinkler Systems at Fair Avenue Apartments, Castle Point Capital Improvements, Elevator Maintenance and Repair Services - Co-op Contract, Fire and Sprinkler Systems at Villa Tranchese, Rehabilitation of Seven Offline Burn Units at Cassiano Homes, Natural Gas Systems Operator Qualified Training, Demolition Services for Infill Properties, Remodel of Vacant Units for Connect Home Computer Lab and Offices, Laundry Concession Services, Inspection Software for Public Housing, Irrigation Systems Inspection, Testing, Repair and Installation Services - Agency-Wide, and Records Storage Services - State of Texas Contract.

Blanket Awards:

Awarded projects for the Board approved blanket awards are listed below:

Contract Title	Number of Awards	Amount of Blanket Award	Projects Awarded Third Quarter 2018
Architectural and Engineering Services	8	\$1,500,000	\$48,420.00
Carpet and Flooring Purchase, Replacement and Installation	3	\$325,000	\$33,620.09
Environmental Engineering	2	\$600,000	\$19,612.50
Professional Engineering	4	\$1,500,000	\$610,000.00
Residential Style HVAC Systems	3	\$1,200,000	\$418,446.43
Legal Services	9	\$500,000	
Legal Services - Real Estate	4	\$250,000	
Bond/Mixed Finance Counsel	3	1% of Bond of Issue	\$80,629.14
Special Counsel Board Matters	1	\$60,000	\$7,699.70
Pest Control for Beacon Communities	2	\$220,000	\$2,845.50
Pest Control for Various SAHA Public Housing and Administrative Properties	2	\$500,000	\$6,451.00

Residential Real Estate Appraisal Services	3	\$150,000	\$1,695.00
Commercial Real Estate Broker	6	Maximum 6% fee; \$200/consulting and market analysis	\$0.00
Residential Real Estate Broker Services	2	\$250,000	\$11,730.00
Temporary and Contracting Personnel	4	\$1,625,000	\$505,584.19
Make Ready Services for Public Housing	4	\$2,200,000	\$499,118.26
Plumbing and Related Maintenance Services	3	\$2,200,000	\$365,478.00
Disaster Restoration of Operations Services	2	\$150,000	\$0.00
Architectural and Engineering and Other Forensic Consulting Services	4	\$1,500,000	\$0.00

PROPOSED ACTION:

None at this time.

FINANCIAL IMPACT:

Amounts paid according to award provisions.

STRATEGIC OBJECTIVE:

Transform core operations to be a high performing and financially strong organization.

ATTACHMENT:

Procurement Activity Report

Procurement Activity Report November 21, 2018

Solicitations Currently Being Advertised				
SAHA Department	Type	Solicitation Name	Bidders Conference	Closes
Beacon Communities	QQ	Utility Billing Services for Beacon Communities	N/A	11/26/2018
Board of Commissioners	RFP	President & CEO Annual Evaluation and Compensation Review Services	N/A	11/29/2018
Finance and Accounting	RFP	Financial Consulting and HUD Guidance Services	10/10/2018	11/28/2018
DSNR	RFQ RFP	Wheatley Infill New Home Construction	11/16/2018	12/4/2018 1/15/2019
Agency-Wide	IFB	Automated/Automatic Gate Maintenance, Repair, and Replacement Agency-Wide	11/21/2018	12/11/2018
Solicitations Under Evaluation				
SAHA Department	Type	Solicitation Name	Date Closed	Status
Construction Services	IFB	T.L. Shaley Burn Unit Duplex Reconstruction	10/11/2018	Board Meeting 12/6/2018
Construction Services	RFP	Blanco Basement Structural Concrete Repairs	10/17/2018	
Public Housing	IFB	Mowing and Ground Maintenance Services for Select Public Housing Properties	10/19/2018	
Construction Services	Change Order	Roof and HVAC Replacement at Woodhill Apartments	N/A	
DSNR	QQ	Operational and Organizational Assessment of the SAHA Development Services and Neighborhood Revitalization (DSNR) Department	9/28/2018	Negotiation Due Diligence Procurement Evaluation
DSNR	RFP	Development Partner for 5700 Culebra Road	10/5/2018	
DSNR	IFB	Phillis Wheatley Park Hardscape Construction	10/23/2018	
Innovative Technology	QQ	JDE Administrator - Consulting	11/16/2018	
Construction Services	QQ	Fair Avenue Burned Unit #704 Rehabilitation	11/19/2018	
Public Housing	QQ	HUD AMP Configuration Consulting	11/19/2018	
Future Solicitations				
Asset Management		Sale of 1310 S. Brazos Street Warehouse		December 2018
Beacon Communities		Swimming Pool Maintenance and Repairs - Beacon Communities		December 2018
		Work Order Request Center and Answering Services - Beacon Communities		January 2019
		Pecan Hill Tree Removal and Sanitary Sewer Retrofit		January 2019
		Key Management System		January 2019
		Mowing and Ground Maintenance Services for Beacon Communities		February 2019
Communications and Public Affairs		Public Relations Consulting Services		January 2019
		Media Monitoring Services		January 2019
		Printing and Publication Services		February 2019
Construction Services		Fire and Sprinkler Systems at Fair Avenue Apartments		December 2018
		Castle Point Capital Improvements		December 2018
		Elevator Maintenance & Repair Services - Co-op Contract		December 2018
		Fire and Sprinkler Systems at Villa Tranchese		January 2019
		Rehabilitation of 7 Offline Burn Units at Cassiano Homes		January 2019
		Natural Gas Systems Operator Qualified Training		January 2019
DSNR		Demolition Services for Infill Properties		December 2018
Public Housing		Remodel of Vacant Units for Connect Home Computer Lab and Offices		December 2018
		Laundry Concession Services - Agency-Wide		December 2018
		Inspection Software for Public Housing		December 2018
Procurement and General Services		Irrigation Systems Inspection, Testing, Repair and Installation Services - Agency-Wide		December 2018
		Records Storage Services - State of Texas Contract		December 2018

Informal Awards Up to \$50,000

SAHA Department	Solicitation Name	Vendor	Amount	Date
Beacon Communities	Rotten wood siding repair Villa de Valencia #404	R&J Muniz Remodeling	\$2,996.00	10/25/2018
Human Resources	SAHA one day team building event	Habitat for Humanity of San Antonio	\$8,000.00	10/29/2018
CDI	2018 Golden Gala catering	The RK Culinary Group, LLC	\$8,712.00	10/31/2018
Innovative Technology	Lucid Chart Software	Lucid Software. Inc.	\$4,681.25	11/2/2018
Beacon Communities	Bulk Trash Area at Sunshine Plaza	Geofill Material Technologies	\$2,899.00	11/2/2018
Public Housing	Various Kitchen Repairs at Cassiano Homes 116 San Mateo	R&J Muniz Remodeling	\$2,645.00	11/2/2018
Public Housing	Various Repairs at Escondida Apartments	EA Contractor	\$2,895.00	11/2/2018
Beacon Communities	Various Repairs at Castle Point Apartments	R&J Muniz Remodeling	\$2,727.00	11/2/2018
Innovative Technology	PowerEdge Server Warranty	Dell Marketing	\$2,854.31	11/2/2018
Public Housing	Gutter Repair at Lila Cockrell Apartments	R&J Muniz Remodeling	\$2,789.00	11/2/2018
Public Housing	Automatic Gate Repair at College Park Apartments	Gate Services & Supply LLC	\$4,935.00	11/5/2018
CDI	62 Hot Spots	T-Mobile USA	\$17,255.70	11/8/2018
Beacon Communities	Roof Repair and Sheetrock Replacement at Castle Point Apartments	R&J Muniz Remodeling	\$2,897.00	11/9/2018
Beacon Communities	Stucco Wall Repair at Sunshine Plaza	R&J Muniz Remodeling	\$2,978.00	11/9/2018
Innovative Technology	UAC PC Upgrades	Dell Marketing	\$5,981.00	11/9/2018
Innovative Technology	JDE TaxSeriexs Vertx Renewal	Vertex, Inc.	\$9,285.00	11/15/2018
Innovative Technology	Symantec Anti-Virus Software Renewals	SHI Government Solutions	\$9,825.00	11/15/2018

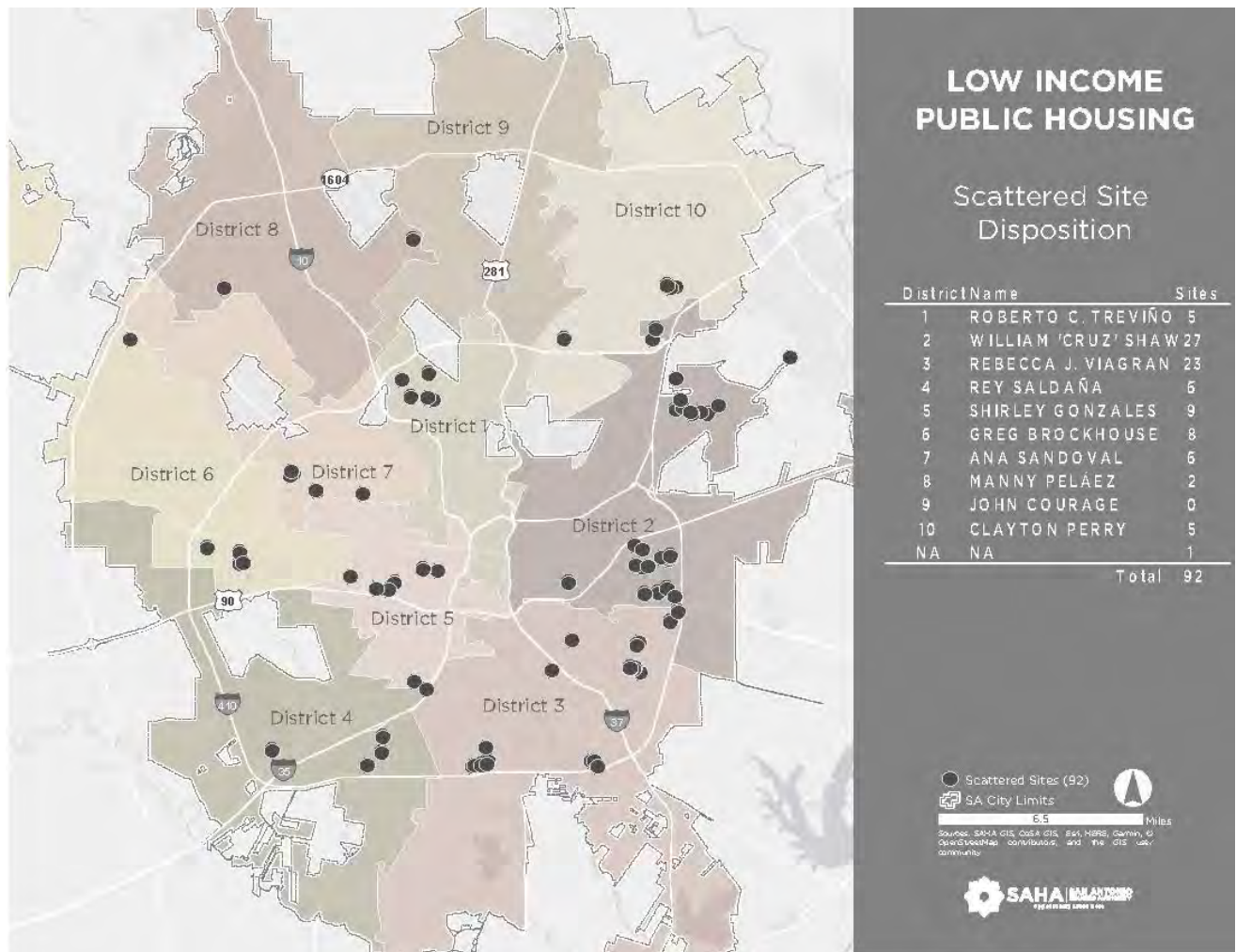
President's Report

SAHA to Dispose of Scattered Sites Units

The San Antonio Housing Authority received approval from the U.S. Department of Housing and Urban Development in October to dispose of 94 Public Housing scattered sites units located throughout the city. SAHA has notified residents of this disposition who will have until June 30, 2019, to relocate to another SAHA property. Additionally, to educate and inform the residents living in the units of the transition, four community meetings are scheduled:

<u>Date</u>	<u>Time</u>	<u>Place</u>
Monday, November 26	10:00 a.m.	Springview Apts - 722 South Rio Grande
Tuesday, November 27	6:00 p.m.	L.C. Rutledge Apts - 11301 Roszell
Wednesday, November 28	6:00 p.m.	Westway Apts - 5627 Culebra Rd
Thursday, November 29	10:00 a.m.	Mission Park Apts - 5825 Analissa

SAHA will work closely with each resident to ensure the relocation is seamless.



Our Lady of Victory School

On October 25, 2018, SAHA received final approval from the U.S. Department of the Interior to add the Our Lady of Victory School as a contributing historical structure. As a result of this action, the convent building, laundry building, and Our Lady of Victory School building, all qualify for state and federal historic tax credits. This addition significantly improves the amount of funds that can be raised to help renovate the property as a mixed finance residential development for elderly and disabled individuals.



Dale Watson Benefit Concert

The Third Annual Benefit Concert with honky tonk legend, Dale Watson, and special guest, D.T. Buffkin, is scheduled for January 18, 2019. Proceeds from the concert will benefit and support the San Antonio Education Investment Foundation. The event will kick-off at 8:00 p.m. at the Paper Tiger, located at 2410 N. Saint Mary's Street. Early bird tickets may be purchased for \$20.00 online, by cash, and even by payroll deduction. Ms. Yesenia Ochoa, at ext. 6063, may be contacted for more details.

**BOOTS, BOOGIE,
& HONKY TONK**

PERFORMANCES BY
Dale Watson
D.T. Buffkin
Texas T & the Shine Runners
A benefit concert for the Education Investment Foundation

JAN. 18, 2019
Paper Tiger
2410 N. St. Mary's St.
Doors open at 8 PM

TICKETS
bit.ly/tickets_saha
\$20 Pre-sale
\$25 at the door
Receive a complimentary beverage
with your ticket purchase

Raffle prizes by
Southwest Airlines, Lone Star Beer,
Alamo Music Center, Cowtown Boots,
El Tropicano Riverwalk Hotel & more!



Golden Gala and Senior Expo


Plans for the 21st Annual Golden Gala and Senior Expo have been finalized and staff is working on placing the finishing touches on the “Rockin’ Christmas” holiday event of the season for SAHA’s elderly and disabled residents. The gala will be held on December 19, 2018, from 3:00 p.m. to 7:00 p.m., at the Henry B. Gonzalez Convention Center. The veterans who have served our country and residents who have given back to the community will be honored during the gala.

SAHA PRESENTS
**THE 21ST ANNUAL GOLDEN
GALA & SENIOR EXPO**

A Rockin' Christmas

DECEMBER 19, 2018 • 3-7 P.M.
HENRY B. GONZALEZ CONVENTION CENTER
• FOR ALL SAHA ELDERLY & DISABLED RESIDENTS •

H2A Living Awards • Door Prizes • Small Gifts
Festive Dinner • Special Recognition of Veterans

 **SAHA** | SAN ANTONIO
HOUSING AUTHORITY
Opportunity Lives Here

210.477.6715 | CARLOS_TORRES@SAHA.ORG
SAHA.ORG @HOUSINGSAT

4th Annual Toy Drive

As the excitement and the anticipation of the holiday season approaches, we must also keep in mind that some of our residents will not be as fortunate to provide a toy for their child to open on Christmas Day. To keep SAHA in the spirit of giving, the Community Development Initiatives Department (CDI) has organized the 4th Annual Toy Drive. CDI will be collecting unwrapped toys suitable for ages two to seventeen through December 7, 2018. The toys will be distributed to the children residing on SAHA properties.

CEO Townhall Meetings

The last CEO Quarterly Townhall Meetings of the year were held November 27 - 29. Quarterly Townhall Meetings are held to keep staff informed, engaged and in sync with business goals. The topics for this quarter will include leadership development and employee updates.



EIF Poster Contest Judging

SAHA's Education Investment Foundation received over 50 entries for the 2019 Fiesta Medal Poster Contest. Each submission was judged by world renowned artist and former SAHA resident, Alex Rubio, for overall message, design, and originality. The 2019 Fiesta Medal will be revealed in February.



SAHA Honors Veterans

On November 17, 2018, SAHA recognized, honored and thanked employees who have served in the military. Our very own veterans were honored with a program consisting of a catered breakfast and a special coin ceremony. Mr. David Nisivoccia presented the specially designed coin to all veterans who now work at SAHA. While the coin ceremony is a time honored tradition in the military, here at SAHA, the coin serves as a means of identifying those who gave so much in defense of the United States of America and now extend selfless service to the San Antonio Community.



Health Fair

Employees had an opportunity to visit with health and wellness representatives on October 29, 2018, during the SAHA Health Fair. The health fair, sponsored by SAHA and Kaiser Medical Management, included healthy snacks, flu and vitamin shots, health screenings, cancer education, dental care, fitness, medical and hospital services. To encourage employees to visit informational booths, door prizes were awarded as incentives.



Halloween Stroll

From demented clowns to Harry Potter's Wizarding World, SAHA's Central Office transformed into a Halloween Stroll, where friends and families enjoyed department to department trick-or-treating. The team building event included a department decorating contest, where Community Development Initiatives and Section 8, captured the heart of the SAHA voters with their "Coco" themed departments, winning nearly all the Halloween categories.

Below are the winners selected by Peoples' Choice, each team winning \$50 gift cards. The individual winner also received a \$50 gift card.

Cutest - Section 8 - "Coco "

Scariest - Executive - "Terrors From Beyond"

Most Original - CDI/Procurement - "Coco"

Individual - Arlene Esparza - "Coco" Grandma



SAHA News 13 captured some of the best trick-or-treaters.



SAHA's Winter Holiday Closure

With the winter holiday season approaching, reminders have been sent to employees regarding the 2018, Year End Closure dates.

Year End Closure - December 24, 2018 - January 1, 2019

- All SAHA offices will be closed starting at 5:00 p.m. on Friday, December 21, 2018, and will re-open at 8:00 a.m. on Wednesday, January 2, 2019.
- All employees will be required to take four days of Paid Time Off (PTO) to cover the Year End Closure days not designated as paid holidays for the 2018, calendar year. Employees who do not have the four days of PTO for the Year End Closure will be advanced the time needed to cover the holiday schedule.

List of 2019 Board and Committee Meetings

The 2019 Board and Committee Meetings list is attached at the end of this report. As a reminder, a Regular Board Meeting will not be held in January. The monthly Regular Board Meetings will resume in February of 2019. The next Finance Committee and Operations and Choice Neighborhood Committee Meetings will be held the fourth week of January, and the next Resident Services Committee Meeting will be held February 21, 2019.

JAN

THURSDAY, JAN. 24

- 12:30 PM Finance Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

FEB

THURSDAY, FEB. 7

- 1 PM Regular Board Meeting

THURSDAY, FEB. 21

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

MARCH

THURSDAY, MAR. 7

- 1 PM Regular Board Meeting

THURSDAY, MAR. 21

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

APRIL

THURSDAY, APR. 4

- 1 PM Regular Board Meeting

THURSDAY, APR. 18

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

MAY

THURSDAY, MAY 2

- 1 PM Regular Board Meeting

THURSDAY, MAY 16

- 12:30 PM Finance Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

JUNE

THURSDAY, JUNE 6

- 1 PM Regular Board Meeting

JULY

THURSDAY, JULY 18

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

AUG

THURSDAY, AUG. 1

- 1 PM Regular Board Meeting

THURSDAY, AUG. 15

- 12:30 PM Finance Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

SEPT

THURSDAY, SEPT. 5

- 1 PM Regular Board Meeting

THURSDAY, SEPT. 19

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

OCT

THURSDAY, OCT. 3

- 1 PM Regular Board Meeting

THURSDAY, OCT. 17

- 12:30 PM Resident Services Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

NOV

THURSDAY, NOV. 7

- 1 PM Regular Board Meeting

THURSDAY, NOV. 21

- 12:30 PM Finance Committee Meeting
- 2 PM Operations and Choice Neighborhood Committee Meeting

DEC

THURSDAY, DEC. 5

- 1 PM Regular Board Meeting

■ **SAHA BOARD OF COMMISSIONERS** Morris A. Stribling, DPM, Chair • Charles R. Muñoz, Vice-Chair
Thomas F. Adkisson • Charles Clack • Marie R. McClure • Jessica Weaver

■ **OPERATIONS AND CHOICE NEIGHBORHOOD COMMITTEE** Morris A. Stribling, DPM, Chair • Jessica Weaver

■ **RESIDENT SERVICES COMMITTEE** Charles Clack, Chair • Charles R. Muñoz • Marie R. McClure

■ **FINANCE COMMITTEE** Thomas F. Adkisson, Chair • Jessica Weaver