



## Staff Report

February 1, 2021 Council Meeting

Job Order Contract Interlocal Agreements with the City of Vancouver

Presenter: Denis Ryan, Public Works Operations Supervisor

Phone	Email
360.817.7983	dryan@cityofcamas.us

**BACKGROUND:** Camas has previously participated in interlocal agreements with local public agencies for the purpose of mutual aid, cooperative purchasing and what's often referred to as "piggybacking". Staff presented a draft interlocal agreement at the January 4, 2021 Council Workshop with the City of Vancouver to piggyback on Vancouver's Job Order Contracts. City Council members had a number of questions on the process and staff is bringing this information back for further discussion.

**SUMMARY:** The City of Camas desires to enter into interlocal agreements with the City of Vancouver for the purpose of using Vancouver's job order contracts (JOC) #100194 and #100196 for construction services. Job Order Contracting is a process allowed by RCW 39.10.410 "in which the contractor agrees to a fixed period, indefinite quantity delivery order contract which provides for the use of negotiated, definitive work orders for public works. Staff anticipates using the JOCs to complete upgrades and repairs to facilities such as the Leadbetter House, Rose Property and potentially other city-owned facilities. The JOCs will allow staff to work directly with a contractor to determine the necessary repairs and associated costs and provide for a more efficient, and cost effective process. Staff will cover the process in more detail in the attached presentation, review the many benefits, and attempt to answer Council's questions from the January 4 Workshop.

Attorneys from both the City of Camas and the City of Vancouver have reviewed the proposed agreements and approve language and form. Upon Council's review and approval, this item is proposed to be on the consent agenda for February 16, 2021 Regular Council Meeting.

### EQUITY CONSIDERATIONS:

What are the desired results and outcomes for this agenda item?

- Approval of an interlocal agreement with the City of Vancouver to allow the City to piggyback on Vancouver's Job Order Contracts.
- Use of a more efficient process as allowed by the Revised Code of Washington (RCW) for completion of complex improvements to the City's facilities.

What's the data? What does the data tell us?

- N/A

How have communities been engaged? Are there opportunities to expand engagement?

- As a requirement of the RCWs, Job Order Contracting seeks to build additional business relationships, increasing participation through some of the following methods.
  - Outreach events in conjunction with the Southwest Washington Contractor's Association (SWCA)
  - Encourage businesses to become a prequalified subcontractor
  - Advertise projects with online plan centers when applicable
  - US Small Business Administration – Dynamic Small Business Search Database

Who will benefit from, or be burdened by this agenda item?

- The City of Camas will benefit from the interlocal agreements, receiving competitive pricing on materials and labor while having skilled qualified expertise to assist with complex repairs and upgrades.
- Women and Minority Owned Businesses will potentially benefit from the requirement that Job Order Contractor's need to promote participation.

What are the strategies to mitigate any unintended consequences?

- Piggybacking and Job Order Contracting are both allowed per RCW 39.10.420
  - Public bodies may use a job order contract for public works projects when a determination is made that the use of job order contracts will benefit the public by providing an effective means of reducing the total lead-time and cost for the construction of public works projects for repair and renovation required at public facilities through the use of unit price books and work orders by eliminating time-consuming, costly aspects of the traditional public works process, which require separate contracting actions for each small project.
  - Staff has talked with the contractors selected through Vancouver's process and have verified that they are willing and supportive to encourage contractors from City's small works roster, expanding their subcontractor resource pool.
  - Staff has confirmed that the sales tax generated from any projects completed through the JOC process are based on the location of the project. In essence, if a project is completed within the city limits of Camas, then Camas should generally receive any sales tax benefits.

Does this agenda item have a differential impact on underserved populations, people living with disabilities, and/or communities of color? Please provide available data to illustrate this impact.

- Awarded contractors participating in JOC are required to promote participation of minority and women owned businesses.

Will this agenda item improve ADA accessibilities for people with disabilities?

- JOC contractors are experienced in identifying and remediating ADA compliance issues.

What potential hurdles exists in implementing this proposal (include both operational and political)?

- N/A

How will you ensure accountabilities, communicate, and evaluate results?

- We will monitor budget, develop a detailed scope for each project, communicate goals and expectations, and regularly inspect and monitor work to ensure that it is done to required standards.

How does this item support a comprehensive plan goal, policy or other adopted resolution?

- N/A

**BUDGET IMPACT:** The interlocal agreements for JOC will operate within the authorized 2021/2022 Budget. Specific task orders awarded through the JOC process will follow the process and authorizations identified in Resolution 16-009, similar to any other public works project.

**RECOMMENDATION:** Staff recommends this item be placed on the Consent Agenda for the February 16, 2021 Regular Council Meeting for Council's consideration.