

RESOLUTION NO. \_\_\_\_\_

**AUTHORIZATION FOR BEECHER TERRACE PHASES IV & V  
ENGINEERING PAYMENTS TO McCORMACK-BARON-SALAZAR**

**Item No. 5f**

WHEREAS, the Louisville Metro Housing authority (LMHA) approved McCormack-Baron-Salazar (MBS) as Developer for the Beecher Terrace component of the Choice Neighborhoods Grant in June 2016, and

WHEREAS, to accommodate the Choice Neighborhoods schedule, MBS has proceeded with multiple design elements associated with Phases IV and V of the Beecher redevelopment while concurrently developing the *Phases IV and V Additional Services Agreement* with LMHA, to be funded by LMHA from the Capital Fund, and which is the mechanism for LMHA to pay MBS for the specific design services; and

WHEREAS, MBS contracted with Bryant Associates to provide engineering design services consisting of demolition, infrastructure, topographic layout, and site surveying for Phases IV and V of the Beecher Terrace Project with invoices to date totaling \$108,014.00; and

WHEREAS, MBS does not have the mechanism to pay Bryant Associates, as LMHA cannot provide payment for the services for Bryant Associates to MBS until the *Phases IV and V Additional Services Agreements* are executed.

NOW, THEREFORE, BE IT RESOLVED BY THE LOUISVILLE METRO HOUSING AUTHORITY BOARD OF COMMISSIONERS, that the Executive Director and Contracting Officer, Lisa Osanka, is hereby authorized to utilize Capital Funds to pay MBS in the amount of \$108,114.00 for the to-date services of Bryant Associates with future amounts to be paid through the *Phases IV and V Additional Services Agreement*.

## RESOLUTION BACKGROUND STATEMENT

### **AUTHORIZATION FOR BEECHER TERRACE PHASES IV & V ENGINEERING PAYMENTS TO McCORMACK-BARON-SALAZAR**

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#### **I. STATEMENT OF FACTS:**

The Louisville Metro housing Authority (LMHA) approved McCormack-Baron-Salazar (MBS) as Developer for the Beecher Terrace component of the Choice Neighborhoods Grant in June 2016. To accommodate the Choice Neighborhoods Schedule, MBS has proceeded with multiple design elements associated with Phases IV and V of the Beecher redevelopment while concurrently developing the *Phases IV and V Additional Services Agreement* with LMHA. The *Phases IV and V Additional Services Agreement* is the mechanism for LMHA to pay MBS for the specific design services, with funding from the Capital Fund. The required engineering services, with funding from the Capital Fund, would have been required even if LMHA was the developer and secured an engineer directly.

MBS contracted with Bryant Associates to provide engineering design services consisting of demolition, infrastructure, topographic layout, and site surveying for Phases IV and V of the Beecher Terrace Project. Invoices from Bryant Associates to-date total \$108,014.00. MBS does not have the mechanism to pay Bryant Associates, as LMHA cannot provide payment for the services of Bryant Associates to MBS until the *Phases IV and V Additional Services Agreement* has been executed. LMHA is proposing to advance the funds to MBS to pay Bryant Associates.

#### **II. ALTERNATIVES:**

- A. Approve payment to McCormack-Baron-Salazar in the amount of \$108,014.00 to pay for Bryant Associates services to date.
- B. Do not approve payment for Bryant Associates services at this time and wait for the execution of the *Phases IV and V Additional Services Agreement*.

#### **III. RECOMMENDATION**

Staff recommends Alternative "A".

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**IV. JUSTIFICATION:**

- MBS cannot pay Bryant Associates until the *Phases IV and V Additional Services Agreement* is executed.
- The required engineering services, with funding from the Capital Fund, would have been required even if LMHA was the developer and secured and paid an engineer directly.
- Similar resolutions to advance funds to Bryant Associates was performed for Phases I and III Additional Services.

**V. BUDGET APPROVAL:**

Funding for this project is provided from the Capital Fund Program.

\_\_\_\_\_  
Angela Larsson, Director of Finance

\_\_\_\_\_  
Date

**VI. PROCUREMENT CERTIFICATION:**

The procurement of this contract is in compliance with the Louisville Metro Housing Authority's procurement policies and procedures.

\_\_\_\_\_  
Steve Webb, Purchasing Agent

\_\_\_\_\_  
Date

Submitted by: Bernard Pincus, Director  
Capital Improvements Department  
June 15, 2021