



# City of San Antonio

## Agenda Memorandum

**File Number:**16-2057

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**Agenda Item Number:** 29B.

**Agenda Date:** 3/10/2016

**In Control:** City Council A Session

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**DEPARTMENT:** Transportation & Capital Improvements

**DEPARTMENT HEAD:** Mike Frisbie, P.E.

**COUNCIL DISTRICTS IMPACTED:** Council District 3

### **SUBJECT:**

Brooks Spay and Neuter Facility

### **SUMMARY:**

Consideration of the following items related to the Brooks Spay and Neuter Facility, a Certificates of Obligation funded project, located in Council District 3:

- A. An ordinance for the Brooks Spay and Neuter Facility, authorizing the execution of a Funding Agreement between the City of San Antonio and Brooks Development Authority (BDA) for the design and construction of a new spay and neuter facility at Brooks City Base, in an amount not to exceed \$606,774.00 for the project plus \$104,200.00 for built-in furniture and fixtures funded with Certificates of Obligation and the General Fund, payable to BDA, located in Council District 3.
- B. An ordinance for the Brooks Spay and Neuter Facility, authorizing the execution of a 35-year lease agreement with Brooks Development Authority for a new Spay and Neuter Facility located in Council District 3 in the amount of \$3118.00 annually plus a \$100.00 one-time payment to be funded from the General Fund.

### **BACKGROUND INFORMATION:**

In the FY 2016 budget, the City Council authorized the allocation of \$800,000.00 for the development of a new low cost spay neuter clinic to be located on the campus of Brooks City Base.

Brooks Development Authority will design and construct a 2,240 square foot spay and neuter facility that includes two exam rooms, a surgery prep area with two wash tables, a surgery room with two surgery tables, and cat and dog holding rooms. BDA has committed \$606,774.00 towards the construction of this project. Construction is anticipated to begin in March 2016 and estimated for completion by November 2016.

The Funding Agreement with Brooks Development Authority (BDA) will be executed in compliance with the Small Business Economic Development Advocacy (SBEDA) Program, which requires contracts be reviewed by a Goal Setting Committee to establish a requirement and/or incentive unique to the particular contract in an effort to maximize the amount of small, minority, and women-owned business participation on the contract. The Goal Setting Committee set a 29% Small Business Enterprise (SBE) subcontracting goal, a 23% Minority/Women Business Enterprise (M/WBE) subcontracting goal and 3% African American Business Enterprise subcontracting goal. The Brooks Development Authority has committed to meeting these goals.

## **ISSUE:**

This item requests the following actions related to the Brooks Spay and Neuter Facility located in Council District 3:

Under the terms of the agreement, BDA will design and build a 2,240 square foot spay and neuter facility that includes two exam rooms, a surgery prep area with two wash tables, a surgery room with two surgery tables, and cat and dog holding rooms. The project is expected to begin construction in March 2016 and estimated for completion by November 2016. Total construction cost of the project is \$1,213,548.00 plus \$104,200.00 to fund built-in furniture and fixtures.

Animal Care Services will lease the facility from BDA and will either operate the facility or contract with another animal care agency to operate it.

- A. This ordinance for the Brooks Spay and Neuter Facility, authorizes the execution a Funding Agreement with Brooks Development Authority for the development of a new spay and neuter facility at Brooks City Base located in Council District 3, in an amount not to exceed \$606,774.00 for the design and construction of the Brooks Spay and Neuter Facility plus \$104,200.00 for built-in furniture and fixtures funded with Certificates of Obligation and the General Fund.
- B. This ordinance for the Brooks Spay and Neuter Facility authorizes the execution of a 35-year lease agreement with Brooks Development Authority for a new Spay and Neuter Facility located in Council District 3 in the amount of \$3118.00 annually plus a \$100.00 one-time payment to be funded from the General Fund.

## **ALTERNATIVES:**

City Council could choose not to approve this action; however, the City would lose the opportunity to partner with Brooks Development Authority to provide needed services to the community. Additionally, without BDA as a partner, the City would be unable to design and build this facility with the funding available.

## **FISCAL IMPACT:**

- A. This is one-time capital expenditure in the amount of \$606,774.00 plus \$104,200.00 to fund built-in furniture and fixtures, authorized payable to Brooks Development Authority. \$500,000.00 are available from Certificates of Obligation, and included in the 2016-2021 Capital Improvement Budget. The remaining \$210,974.00 is available from the 2016 General Fund Budget.
- B. The facility will be leased to the City for a term of 35 years in the amount of \$3118.00 annually plus a \$100.00 one-time payment. Funding for this agreement is included in the ACS FY 2016 Adopted Budget.

## **RECOMMENDATION:**

Staff recommends approval of the following items related to the Brooks Spay and Neuter Facility, a Certificates of Obligation funded project, located in Council District 3:

- A. An ordinance for the Brooks Spay and Neuter Facility, authorizing the execution of a Funding Agreement between the City of San Antonio and Brooks Development Authority (BDA) for the design and construction of a new spay and neuter facility at Brooks City Base, in an amount not to exceed \$606,774.00 plus \$104,200.00 for built-in furniture and fixtures funded with Certificates of Obligation and the General Fund, payable to BDA, located in Council District 3.
- B. An ordinance for the Brooks Spay and Neuter Facility, authorizing the execution of a 35-year lease agreement with Brooks Development Authority for a new Spay and Neuter Facility located in Council District 3 in the amount of \$3118.00 annually plus a \$100.00 one-time payment.