

City of Pembroke Pines, FL

*City of Pembroke Pines
Charles F. Dodge City Center
601 City Center Way
Pembroke Pines, FL 33025*



Meeting Minutes

Monday, November 2, 2020

6:00 PM

6:00 PM Commission Workshop Meeting to discuss Calvin Giordano (CGA) Building Department Contract Renewal, and WastePro Franchise Presentation.

Commission Chambers

City Commission

*Mayor Frank Ortis
Vice Mayor Jay D. Schwartz
Commissioner Thomas Good, Jr.
Commissioner Angelo Castillo
Commissioner Iris A. Siple*

6:00 PM WORKSHOP MEETING CALLED TO ORDER**ROLL CALL**

Present 5 - Mayor Frank Ortis, Vice Mayor Jay D. Schwartz, Commissioner Thomas Good Jr., Commissioner Angelo Castillo, and Commissioner Iris A. Siple

Also present: City Manager Charles F. Dodge, City Attorney Samuel S. Goren, City Clerk Marlene D. Graham, and City Controller Jonathan Bonilla.

WS-N 20-0807

NOTICE OF COMMISSION WORKSHOP MEETING: PURSUANT TO FLORIDA STATUTE 286.011, NOTICE IS HEREBY GIVEN THAT A COMMISSION WORKSHOP MEETING WILL BE CONDUCTED AT WHICH ONE OR MORE CITY COMMISSIONERS MAY BE PRESENT. THE PURPOSE OF THE WORKSHOP MEETING IS TO DISCUSS:

- 1) CALVIN GIORDANO BUILDING DEPARTMENT CONTRACT RENEWAL.
- 2) WASTE PRO FRANCHISE PRESENTATION.

Mayor Ortis called the Workshop Meeting to order at 6:00 PM.

City Clerk Graham called the roll.

City Attorney Goren spoke on the rules for conducting a public meeting with both a physical quorum and virtual access. He presented all of the options available to the public to participate in the meeting: via Cisco Webex virtual platform; livestream, television TV Channels 78/99, or by dialing in. City Attorney Goren stated for the record that a limited number of physical seats would be available for in-person attendance at the meeting.

Representatives from WastePro USA and Calvin Giordano and Associates were in physical attendance at the meeting.

WORKSHOP ITEMS:**WS-1 20-0785**

WS-1: COMMISSION WORKSHOP ITEM #1: CALVIN GIORDANO AND ASSOCIATES, INC (CGA) - DISCUSSION OF THE "WHITE PAPER" PREPARED BY CITY ADMINISTRATION FOR THE BUILDING DEPARTMENT SERVICES AND CALVIN GIORDANO BUILDING DEPARTMENT CONTRACT RENEWAL.

City Manager Dodge spoke about the Calvin Giordano and Associates (CGA) contract renewal during the presentation of the White Paper. He said that the City contracted with CGA for Building Services since 2009. The initial term of the contract was for 5 years beginning July 1, 2009 and subsequently amended to extend the terms through June 30, 2021. At the October 7th Commission Meeting, the Administration brought forward an agenda item for a motion to approve the Ninth (9th) amendment to the agreement extending the contract terms for an additional five (5) years beginning July 1, 2021. Negotiated terms included an increase in the City's share of the permit revenues. The City Commission directed the City Manager to provide a White Paper that explained the value of the five (5) year contract and the mathematics of the savings versus a year-to-year contract. Under the new terms, the City would receive additional revenues of approximately \$270,000.00 to \$290,000.00 on a yearly basis. Mr. Dodge said he would be recommending commission action for the renewal of the agreement for a five (5) year term with two (2) additional three 3-year renewals instead of the annual renewals. He said the recommendation was based upon research done by the Finance Department, that the benefits of the new contract would provide significant additional dollars to the City.

City Manager Dodge said this item would appear on the upcoming November 4, 2020 Commission agenda for approval. He said presently the workshop item was open for discussion, and invited questions from the Commission on information provided in the white paper, or questions that could be addressed by the CGA representative Mr. Chris Giordano who was present in the commission chambers for the workshop meeting.

Each member of the Commission spoke on the item and made inquiries on the following topics:

The bargain of the outsourced service along with the quality of Calvin Giordano's work.

Current contract revenues - where are the funds being allocated?

Comparisons with other municipalities who have RFP's to outsource their services.

The advantages and disadvantages of longer contract terms.

Clarification on the cost to the City of lost revenues.

Concerns with the Inkforce software application and the associated costs to maintain the program.

The increase in requests for permits since COVID-19.

Options to increase service to the residents with a more user friendly online experience to track permits and the issuance of permits in a timely manner.

Contract terms - 5 year renewal with two 3-year contract renewal options.

Receiving materials in a timely manner with ample time for review prior to the meetings for discussion and lastly, the concerns of potential revenue loss due to COVID-19.

Ms. Lisa Chong, Finance Director and City Manager Dodge addressed the questions of the Commission regarding some of the adjustments made to the totals in the presentation (including the negotiated 11.5% increase in generated revenue for the City); the comparison of other municipalities, and also confirmed the generated funds from Calvin Giordano are legally allocated to the City's General Fund. The request for updated information in the White Paper documents by the Commission, would be provided prior to the November 18th Commission meeting (Changed from November 4th) where they will have the opportunity to vote on the approval of the contract.

City Attorney Goren also addressed the questions of the Commission regarding the allocation of the generated funds.

The following members of the public spoke on the item:

Mr. Jonathon Bonilla, City Controller, confirmed no members of the public who called in, raised their hands to speak.

Mr. Christopher Giordano, Vice President of Calvin Giordano and Associates (CGA), 1800 Eller Drive, Ft. Lauderdale, Florida, addressed the Commission regarding the change in ownership at CGA, but the CGA's administration remained the same in terms of contract negotiations with the City, Inkforce.

Mr. Marc LaFerrier, Regional Operations Director for CAP Government, 100 SE 12 Street, Ft. Lauderdale, Florida, addressed the Commission regarding the request for an opportunity submit a proposal to the City for the outsourced service.

WS-2 20-0808

WORKSHOP ITEM #2: WASTE PRO REPRESENTATIVES TO PRESENT PROPOSED PARTNERSHIP POWERPOINT WHICH PROVIDES AN OPPORTUNITY FOR WASTE PRO TO SHOW THEIR PROPOSAL TO THE CITY COMMISSION. CITY ADMINISTRATION TO PRESENT INFORMATION TO THE CITY COMMISSION ON THE STATUS OF THE SOLID WASTE AND DISPOSAL SERVICES AGREEMENT WITH WASTE PRO OF FLORIDA, INC.

Mr. Russell Mackie, Regional Vice President of WastePro, 17302 Pines Boulevard, Pembroke Pines, Florida, addressed the Commission via PowerPoint presentation regarding the renewal of the WastePro contract with the City.

The current contract ends on May 31, 2021. Mr. Mackie proposed a five (5) year, one (1) year renewal and spoke about the increases in residential disposals and a decrease in the commercial/industrial areas since the onset of the COVID-19 pandemic. He provided statistics pertaining to insurance, labor, maintenance, and equipment replacements, and comparisons with other municipalities. He spoke about the difficulty of providing revenue forecasts in such an uncertain time.

Ms. Lisa Chong, the City's Finance Director, provided information regarding the contract history between WastePro and the City. She spoke about residential/commercial rates, and financial impacts to the City in response to WastePro's presentation pertaining to the rates for the disposal services, and revenues generated for the vendor versus the City.

Commissioner Castillo, Vice Mayor Schwartz, Commissioner Siple, and Commissioner Good spoke on the item regarding the disposal rates, comparisons with other vendors, the Reuter Recycling contract, keeping the bulk pick up at twice a month, restructuring how permits are issued for residential and commercial bins/pick-ups, Code Compliance tracking of illegal dumping, and a possible one (1) year renewal extension at the current rates.

Mr. Mackie clarified that a 1-year extension would still incur a rate increase.

City Manager Dodge responded to the questions of the Commission

pertaining to how the host fees are negotiated; expiration dates of the contracts for the trash and recycling contracts, and the impacts to City if the contracts are not renewed.

Ms. Chong explained that the data for the tonnage and rates came directly from WastePro.

City Attorney Goren explained the analysis of the City Attorney's Memorandum 2020-180 and the difference in the bids for services for permitting versus services for waste disposal.

Commission agreed by consensus to grant the City Manager an extension beyond the November 18, 2020 Commission meeting to bring the item back before Commission once the contract terms were re-negotiated.

ADJOURN - 9:23 P.M.

CITY OF PEMBROKE PINES

Marlene D. Graham, CMC
City Clerk