



City of Denton

City Hall
215 E. McKinney Street
Denton, Texas
www.cityofdenton.com

AGENDA INFORMATION SHEET

DEPARTMENT: Procurement
ACM: Christine Taylor
DATE: August 18, 2026

SUBJECT

Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the approval of a first amendment to a Professional Services Agreement between the City of Denton and Terracon Consulting, Inc., amending the contract approved by City Council on February 18, 2025, in the not-to-exceed amount of \$228,838.00; said first amendment to provide additional construction materials testing for Fire Station #5 and Fire Station #6 Projects for the Capital Projects Department; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7703-006 – providing for an additional first amendment expenditure amount not-to-exceed \$67,196.00, with the total contract amount not-to-exceed \$296,034.00).

STRATEGIC ALIGNMENT

This action supports Key Focus Area: Enhance Infrastructure and Mobility.

INFORMATION/BACKGROUND

On February 18, 2025, the City of Denton entered into an agreement with Terracon Consultants, Inc. to provide construction materials testing services for Fire Station No. 5, Fire Station No. 6, and the Solid Waste Fleet projects. As vertical construction has progressed, additional construction observations have become necessary to ensure the proper installation and performance of the building envelope systems. These services include verification of general conformance with construction documents, evaluation of constructability issues related to the building envelope, and field testing of newly installed window systems.

To complete these tasks, Terracon must perform specialized materials testing that requires the use of advanced laboratory equipment capable of assessing temperature, humidity, soils, concrete, structural steel, aggregates, and other components, as well as conducting special inspections for structural steel.

The proposed contract amendment provides the additional funding required to complete these expanded testing and inspection services. City staff have reviewed the requested increase and determined that it is necessary, consistent with the original project scope, and aligned with the unit pricing established in the master agreement.

Request for Qualifications for materials testing services for Facilities Management was solicited using the City's formal solicitation process. City Council approved a pre-qualified list of professional service firms on July 20, 2021 (Ordinance 21-1437).

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On July 20, 2021, City Council approved RFQ 7703 for a prequalified list of material testing firms for vertical construction projects (Ordinance 21-1437).

On February 18, 2025, City Council approved a contract with Terracon Consultants, Inc., in the not-to-exceed amount of \$228,838 (Ordinance 25-282).

RECOMMENDATION

Award Amendment No. 1 with Terracon Consultants, Inc., to provide additional construction materials testing for Fire Station #5 and Fire Station #6 Projects for the Capital Projects Department, in a not-to-exceed amount of \$67,196, for a total amended contract amount of \$296,034.

PRINCIPAL PLACE OF BUSINESS

Terracon Consultants, Inc.
Dallas, TX

SUSTAINABILITY MEASURES

New building construction and renovations focus on Energy Conservation and Efficiency, including the pursuit of renewable technologies, energy conservation, and adherence to the International Energy Conservation Code (IECC).

ESTIMATED SCHEDULE OF PROJECT

The Solid Waste Fleet Shop project is complete. The Fire Station #5 Project is expected to be completed in May 2027, and the Fire Station # 6 project is expected to be completed in December 2026.

FISCAL INFORMATION

These services will be funded from a combination of the accounts listed below.

Fire Station 5	250134475.1360.40100	\$41,590
Fire Station 6	100392475.1360.40100	\$25,606

Purchase Order #210656 will be revised to include the first amendment amount of \$67,196. The total amended amount of this contract is \$296,034.

EXHIBITS

Exhibit 1: Agenda Information Sheet
Exhibit 2: Original Ordinance and Contract
Exhibit 3: Ordinance and Amendment 1

Respectfully submitted:
Lori Hewell, 940-349-7100
Purchasing Manager

For information concerning this acquisition, contact: Seth Garcia, 940-349-8938.

Legal point of contact: Leah Bush at 940-349-8333.