

COMMUNITY DEVELOPMENT AUTHORITY
CITY OF WEST ALLIS, WISCONSIN
RESOLUTION NO. 1292
DATE ADOPTED June 12, 2018

Resolution to amend a professional environmental services contract with AECOM, relative to the property located at 7030 W. National Ave. in the amount not to exceed \$4,600.

WHEREAS, the Common Council, on January 20, 2015, through Resolution No. R-2015-0008, authorized the Director of Development to enter into a professional environmental services contract with AECOM to complete a Phase 2 Environmental Site Assessment for the property located at 7030 W. National Ave. (the "Property"); and,

WHEREAS, the Community Development Authority, through Resolution No. 1118, authorized the Executive Director to enter into an amended professional environmental services contract with AECOM to complete a Phase 1 Environmental Site Assessment, Technical Services Request and Case Closure Request for the property located at 7030 W. National Ave. in the amount not to exceed \$36,000.00, and,

WHEREAS, it is necessary to enter into an amended contract to provide environmental engineering support relative to Three Tank Removals which includes the documentation, sample collection and reporting associated with the removal of three underground storage tanks; and,

WHEREAS, the Property (formerly Expert Automotive) has historically been used for automotive repair and purposes; and,

WHEREAS, the Property has been abandoned, burdened by delinquent taxes, and exterior code violation issues; and,

WHEREAS, the Department of Building Inspections and Neighborhood Services placed orders on the Property to be razed and Milwaukee County Circuit Court found on October 29, 2013 that said Property should be razed; and,

WHEREAS, the Department of Development is working with a local business that has interest in the said Property to facilitate a \$500,000 rehabilitation of the property.

NOW, THEREFORE, BE IT RESOLVED by the Community Development Authority ("Authority") that it hereby authorizes the Executive Director, or his designee, to enter into an amended professional environmental services contract with AECOM relative to the property located at 7030 W. National Ave. in the amount not to exceed \$4,600.

BE IT FURTHER RESOLVED by the Community Development Authority (“Authority”) of the City of West Allis as follows:

1. That the sum of \$4,600 be and is hereby appropriated from Tax Incremental District Number Seven (TIF #7)(Whitnall Summit) to meet the Authority’s obligations under the aforesaid Amendment.
2. That the Executive Director, or his designee, with the approval of the City Attorney, or his designee, is hereby authorized and directed to take any and all other actions on behalf of the Community Development Authority of the City of West Allis which they deem necessary or desirable in connection with the Project including, without limitation, negotiating, executing, delivering, and performing obligations under any and all documents in connection with the Project including, without limitation, development agreements, property management agreements, consulting agreements, escrow agreements, certificates, affidavits, reimbursement agreements, and assignment agreements.
3. That the Executive Director, or his designee, with the approval of the City Attorney, or his designee, is hereby authorized and directed to take any and all other actions deemed necessary or desirable by him to effectuate the intent of the project.
4. That the City Attorney be and is hereby authorized to make such substantive changes, modifications, additions and deletions to and from the various provisions of any and all loan commitments, loan agreements, mortgages, notes, guaranties, security agreements, escrow agreements, certificates, affidavits, assignment agreements, pledges, disbursing agreements, subordination agreements, environmental agreements, indemnification agreements, land use restriction agreements, operating reserve agreements, replacement reserve agreements, working capital agreements, grant agreements and financing statements, development agreements, property management agreements, consulting agreements, escrow agreements, certificates, affidavits, reimbursement agreements, assignment agreements, attachments, exhibits, addendums, amendments and/or any other documents as may be necessary and proper to correct inconsistencies, eliminate ambiguity, and otherwise clarify and supplement said provisions to preserve and maintain the general intent thereof, and to prepare and deliver such other and further documents as may be reasonably necessary to complete the transactions contemplated therein.

Approved: _____


John F. Stibal, Executive Director/Secretary
Community Development Authority



AECOM
1555 RiverCenter Drive
Milwaukee, WI 53212

SCOPE OF SERVICE

May 7, 2018

Mr. John Stibal
Director, Development Department
City of West Allis Engineering Department
7525 W. Greenfield Avenue
West Allis, WI 53214

Mr. Patrick Schloss
Manager of Community Development
City of West Allis Engineering Department
7525 W. Greenfield Avenue
West Allis, WI 53214

Via email: JStibal@westalliswi.gov, PSchloss@westalliswi.gov

Subject: Contract Amendment for Out-of-Scope Services related to Three Tank Removals at the Property Located at 7030 W. National Avenue, West Allis, Wisconsin - AECOM Project No. 60340795

Dear Mssrs. Stibal and Schloss,

AECOM Technical Services, Inc. (AECOM) requests a contract amendment associated with additional services directed by Chris St. Clair relative to the 7030 W. National Avenue property. The scope of services includes the documentation, sample collection and reporting r associated with the removal of three underground storage tanks at the above-referenced property. The following paragraphs provide a brief site background, scope of services, and costs incurred to complete the scope of services.

Scope of Services

Three USTs were encountered during the course of razing the building at the above-referenced location. AECOM was directed by Chris St. Clair of the City of West Allis to document the removal, obtain the regulatorily-required confirmation samples and complete the required state of Wisconsin forms and reporting for UST removals. The USTs were:

- 300-gallon waste oil
- 2,000-gallon gasoline
- 300-gallon waste oil

Contract Amendment Fee

AECOM requests additional funding of **\$4,600** in accordance with the unit rates listed on the Fee Schedule included in our Agreement for Professional Services, dated May 21, 2012.

Invoice amounts will be based on actual units utilized at the rates shown on the attached Fee Schedule, and will include travel costs and other expenses incurred by AECOM in rendering the proposed services. We anticipate that the City will issue a Work Order under our existing Agreement for Professional Services, prior to AECOM proceeding with requested activities.

If you have any questions regarding our proposal feel free to contact me.

Sincerely yours,

AECOM Technical Services, Inc.

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