



THE CITY OF KEY WEST

Post Office Box 1409 Key West, FL 33041-1409 (305) 809-3700

MEMORANDUM

Date: December 30, 2021

To: Patti McLaughlin, City Manager

From: Steve McAlearney, Director of Engineering

CC: Mark Finigan, Finance Director

Subject: **Soil Testing at the Bahama Village “3.2” and Emergency Procurement Authorization.**

Action Statement

Approve emergency procurement of \$70,442.00 to Tetra Tach, Inc. (Tetra) for soil testing at the Bahama Village 3.2 (BV 3.2) acre site. Emergency Procurement per Key West City Code 2-797(2) is necessary to expedite cleanup effort so as not to delay affordable housing development. Execute this proposal and any necessary budget transfers/amendments.

Background

Lack of affordable housing in Key West has reached crisis proportions, polling as the public’s number one concern in a recent community survey, and becoming the number one priority in the Commission adopted strategic plan: *Key West Forward*.

In anticipation of acquiring Florida Housing Finance Corporation funding for an affordable housing project, in October 2020 staff hired Tetra under a continuing services contract (approved via Resolution 20-039) to perform Phase I and Phase II Environmental Site Assessments on the BV 3.2 site. As Phase II and additional testing revealed traces of arsenic above Soil Cleanup Target Levels required for residential use, expanded testing is required to determine the limits of contamination and subsequent mitigation options.

Purpose and Justification

Emergency Procurement per Key West City Code 2-797(2) is required as proposal exceeds \$50,000 and delay of critical affordable housing would cause substantial loss to the city.

Key to the Caribbean – Average yearly temperature 77° F.

MEMORANDUM

This purchase supports *Key West Forward* priority one: *Affordable Housing*.

Financial Issues

Project funding is from Account 601-5502-555-3100, Bahama Village CRA / Professional Services. A budget transfer of Bahama Village CRA reserves will be required in an amount of \$25,000.

Recommendation

Approve emergency procurement of \$70,442.00 to Tetra for soil testing at the BV 3.2 acre site. Execute this proposal and any necessary budget transfers/amendments.



Patty McLaughlin, City Manager

12-30-2021

Date