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Office of the City Manager

CONSENT CALENDAR
November 17, 2026

To: Honorable Mayor and Members of the City Council

From: Paul Buddenhagen, City Manager

Submitted by: Jamie Parks, Director, Public Works

Subject: Contract No. 32300214 Amendment: Belfor USA Group for On-Call Emergency Restoration, Mitigation and Remediation Services

RECOMMENDATION

Adopt a Resolution authorizing the City Manager to execute a contract amendment with Belfor USA Group for on-call emergency restoration, mitigation and remediation services related to fire and water damage at the Berkeley Animal Care Services facility and fire damage at the Public Safety Building; authorizing future restoration, mitigation and remediation services to be funded by departmental budgets or other sources such as the Catastrophic Reserve Fund as needs arise and resources allow; and increasing the contract amount by $1,500,000 for a new not-to-exceed amount of $2,050,000.

FISCAL IMPACTS OF RECOMMENDATION

Funds are available in the City's Catastrophic Reserve Fund and will be transferred to the FY2027 Public Works Budget (General Fund 011) for restoration, mitigation and remediation of the Berkeley Animal Care Services facility and the Public Safety Building. The City of Berkeley expects full reimbursement for the cost of emergency Berkeley Animal Care Services and Public Safety Building facility repairs through insurance claims, and reimbursements will be deposited in the Catastrophic Reserve Fund. As such, the recommendation will result in a short-term depletion of the Catastrophic Reserve Fund until the City receives insurance payments, but there is no net fiscal impact. Funding for non-catastrophic events is available in the Sewer Fund 611, Clean Storm Water Fund 616, and additional funding will be appropriated as need arises.

CURRENT SITUATION AND ITS EFFECTS

The Public Works Department requires assistance from restoration companies that can respond to emergency situations 24 hours per day. These may include vandalism, flood response, water damage, smoke or fire damage, sewer flooding incidents, and other unexpected damage to City property. Public Works is responsible for maintaining fifty-four public buildings and 400 miles of sanitary sewer main and laterals, among other infrastructure assets. Immediate restoration services may be necessary for City-owned buildings or private property impacted by City infrastructure failures.

This contract may be accessed by all City departments, including Parks, Recreation and Waterfront and the Library, which are responsible for maintaining public buildings and may require emergency restoration and remediation. The Police Department will also use this contract to support their efforts to secure public and private property that has been vandalized.

An increase in the not-to-exceed amount allowed under this on-call contract is needed to complete the remediation and repairs to the Animal Care Services Building that sustained substantial fire, smoke, and water damage due to arson in July 2026 currently estimated to be $850,000 in repairs, and for the Public Safety Building which also sustained fire, smoke, and water damage on October 21, 2026, with the cause still under investigation and an estimate to address the damage still pending.

Amending this contract is in alignment with the City's Strategic Plan, advancing our goal to provide state-of-the-art, well-maintained infrastructure, amenities, and facilities.

Effective January 1, 2026, local agencies are required to satisfy noticing requirements for certain contracts for services that meet the criteria outlined in Government Code Section 3504.1 as amended by AB 339. This project does not meet the criteria in Government Code Section 3504.1 and is exempt from the noticing requirement.

BACKGROUND

The City issued a Request for Proposals (RFP) on May 27, 2022, Specification # 22-11522-C, for two on-call Emergency Restoration, Mitigation and Remediation Services contracts for a three-year term with the option to extend for two 24-month terms if exercised. On June 14, 2022, the City received two proposals, and the RFP was re-issued on August 9, 2022. On September 8, 2022, the City received six proposals, which were evaluated by a multi-department review panel.

Belfor USA Group, Inc. was chosen as one of the most responsive and qualified companies. Belfor's contract began on March 11, 2023, with an original expiration date of December 30, 2025; this was extended by Council Authorization through March 11, 2028.

Additionally, Belfor USA Group, Inc. is the preferred and pre-approved disaster recovery vendor of the City's insurance providers.

ENVIRONMENTAL SUSTAINABILITY AND CLIMATE IMPACTS

Restoration, mitigation and remediation services help prevent and remove environmental hazards such as water runoff, sewer waste and building debris. This contract amendment will help the City more quickly respond to and stop potential environmental issues before they begin or escalate.

RATIONALE FOR RECOMMENDATION

Public Works does not have the staffing capacity, expertise or equipment to perform the level of remediation work needed. Belfor was selected through a formal RFP process in 2022 and has performed well under the current contract. Completing a competitive RFP instead of pursuing a contract amendment was not feasible given the emergency nature of the repairs. Additionally, Belfor is the preferred vendor of the City's insurance providers.

ALTERNATIVE ACTIONS CONSIDERED

If not amended, the City will be unable to respond to emergency remediation and restoration needs at the Berkeley Animal Care Facility and the Public Safety Building. This will negatively impact Berkeley, as remediation and restoration needs will not be addressed in a timely manner.

CONTACT PERSON

Joy Brown, Interim Deputy Director, Public Works, 510-981-6629
Aaron Baker, Superintendent, Public Works, 510-981-6452

RESOLUTION NO. ##,###-N.S.

CONTRACT AMENDMENT: CONTRACT NO. 32300214 AMENDMENT: BELFOR USA GROUP FOR ON-CALL EMERGENCY RESTORATION, MITIGATION AND REMEDIATION SERVICES

WHEREAS, the City needs restoration, mitigation and remediation services to respond to emergency situations such as vandalism, flood response, water damage, smoke or fire damage, sewer flooding incidents, and other unexpected damage to City and private property; and

WHEREAS, funding will be transferred from the Catastrophic Reserve Fund to the Public Works' General Fund 011 in amounts equal to the claims; and

WHEREAS, this contract is exempt from the noticing requirements set forth in Government Code Section 3504.1; and

WHEREAS, on May 27, 2022, the City released a Request for Proposals (Specification No. 22-11522-C) for two on-call Emergency Restoration, Mitigation and Remediation Services contracts; and

WHEREAS, on August 9, 2022, the Request for Proposals was re-released, and the City received six submissions, which were reviewed and rated; and

WHEREAS, out of the six proposals, the Belfor USA Group was considered one of the best proposals and best qualified to meet the City's needs; and

WHEREAS, on November 12, 2022, City Council authorized the City Manager to execute a contract with Belfor USA Group for restoration, mitigation and remediation services with a total not-to-exceed amount of $150,000.

WHEREAS, funding is available for non-catastrophic expenses in the Sewer Fund 611, Clean Stormwater Fund 616, and General Fund 011, and funding will be identified and requested for appropriation as need arises;

WHEREAS, additional funding is needed to complete the repairs and remediation to the Animal Care Services Building caused by arson and the Public Safety Building fire damage;

WHEREAS, Belfor is the preferred vendor of the City's Insurance providers.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Berkeley that the City Manager is authorized to execute a contract amendment with Belfor USA Group for on-call emergency restoration, mitigation and remediation services related to fire and

water damage at the Berkeley Animal Care Services facility and fire damage at the Public Safety Building; authorizing future restoration, mitigation and remediation services to be funded by departmental budgets or other sources such as the Catastrophic Reserve Fund as needs arise and resources allow; and increasing the contract amount by $1,500,000 for a new not-to-exceed amount of $2,050,000.