

Church Hill North Revitalization: Old Armstrong Site Redevelopment

Opportunity Contracting and Hiring: Section 3 - Ensuring economic opportunities





Common Goals

The City of Richmond, HUD, RRHA and TCB share the goals inherent in Section 3 contracting requirements

Ensure greatest utilization possible of Minority/Women/Disadvantaged Business Enterprise (M/W/DBE) and Section 3 Businesses



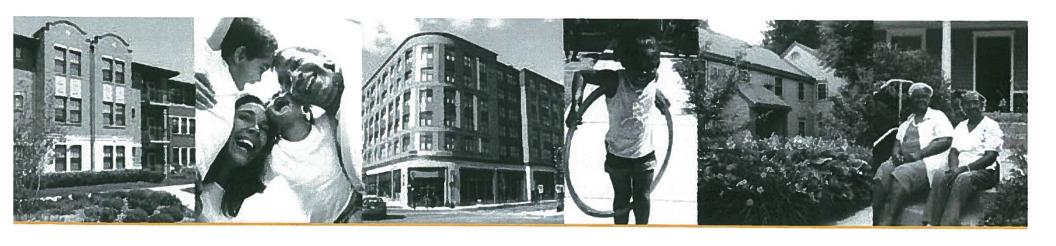


Economic Opportunities

HUD investments in local communities represent one of the largest sources of federal funding, and expenditure of these funds results in new contracts and jobs.

Section 3 stipulates local low-income persons, and businesses receive priority consideration for a percentage of new training, employment and contracting opportunities.



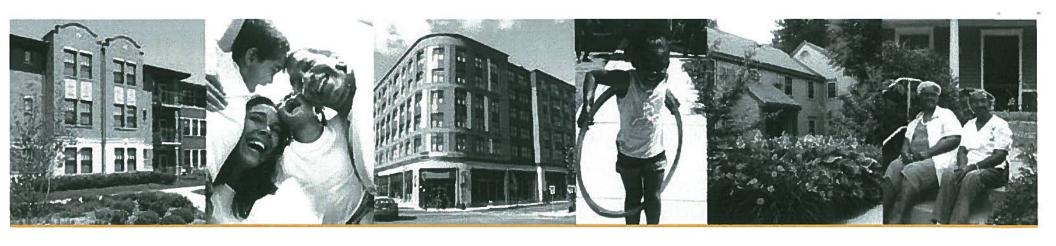


Section 3

Residents:

- Public housing residents
- Low and very low income persons who live in Richmond Businesses:
- 51% or more owned by Section 3 residents, or
- At least 30% of staff are Section 3 residents, or
- A commitment to subcontract 25% of total dollar amount of all subcontracts to businesses that meet criteria above





OCH Policy

TCB Development shall demonstrate leadership in:

- 1. Utilizing business enterprises owned by local residents, minorities, women, or other disadvantaged individuals.
- Employing local residents, minorities, women, or other disadvantaged individuals.

Together these objectives are referred to as "Opportunity Contracting and Hiring"

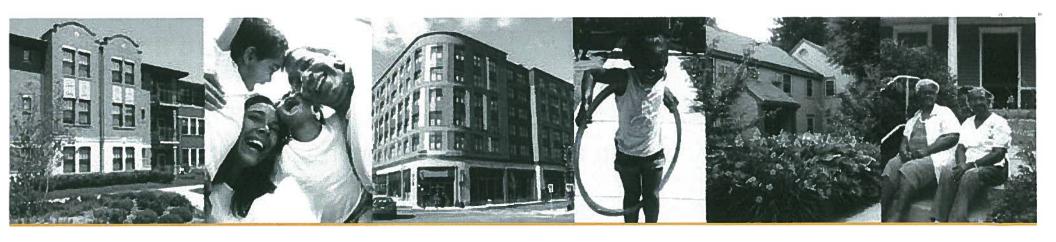




OCH Keys to Success

- Strong communication with all relevant stakeholders
- Face to Face engagement with stakeholders to strengthen relationships
- Having a clear outreach plan
- Ongoing periodic monitoring
- Identification of eligible M/W/DBEs and Section 3 residents and businesses
- Cooperation from General Contractors





OCH Best Practices

- Make contracting info available to MBE/WBE & local contractors via solicitation lists
- Divide the development services into smaller tasks of quantities to permit maximum participation (to the extent reasonably feasible per cost/development plan)
- Establish schedules and budgets to encourage participation of MBE/WBE/Local groups
- Use local minority assistance orgs, local contractor and supplier orgs, and state and local government SBAs
- ID opportunities where MBE/WBE/Local groups can participate
- Encourage all Subcontractors to ID opportunities for participation by small business concerns, local contractors and suppliers, MBEs, and WBEs





OCH Stages of Implementation

Pre-Construction – supporting outreach efforts for a rich identification and selection of potential contractors for Mixers/Open Houses.

Construction – identifying training and apprentice programs and tracking those efforts, as well as tracking subcontractor changes on the job

Post Construction – ensuring the accuracy of reporting and providing feedback





Armstrong Next Steps

- Fall 2016: Selection of General Contractor(s): Key selection criteria will include experience with M/W/DBE and Section 3 contracting. <u>Opportunity Contracting and Hiring Requirements to be memorialized in General Contract</u>.
- Winter 2016/Spring 2017: Invitations to subcontractors to bid, with a concentration on M/W/DBE and Section 3
- Winter 2016/Spring 2017: Subcontractor Meet and Greets all interested MBE/WBE/DBE and Section 3 firms will be encouraged to attend





Questions/Comments

