

# City of San Antonio

Frank Garrett Community Center  
HVAC System Upgrade

City Council A Session - Item #11  
May 31, 2018

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Presented by: Jorge A. Pérez | Director  
Building and Equipment Services

# Project Background

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- Frank Garrett Community Center is located in CD 1
- Facility constructed in 1974
- Services include: Metro Health Clinic, Head Start Classrooms, Volunteer Income Tax Assistance (VITA) Program, and Parks Recreation Summer Youth Programs
- HVAC Condition Assessment recommended replacement of air handlers, cooling/heating piping and pneumatic control system
- Funded thru Deferred Maintenance Program



# Project Scope

- Replace pneumatic controls with state of the art energy efficient electronic controls
- Replace air handlers and hot/chilled water piping
- Improve temperature control and energy efficiency throughout the facility



# Procurement of Services

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- Advertised March 28, 2018
  - San Antonio Heart Beat
  - City's Website
  - Texas Electronic State Business Daily
  - TVSA



# Procurement of Services

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- Bids opened April 17, 2018
  - 3 bidders responded, 1 deemed non-responsive for not submitting the required bid bond

Name of Bidder	Total Bid Amount (with alternates)
Accu-Aire Mechanical LLC	\$922,889.00
R.E.C. Industries, Inc.	\$1,521,000.00



# Procurement of Services

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- SBEDA Goal Setting Committee
  - 25% Minority/Women Business Enterprise
- Prime Contractor participation 85%
- Selected bidder classification includes:
  - Small Business Enterprise
  - Minority Business Enterprise
  - Women Business Enterprise
  - Disadvantage Business Enterprise
  - Emerging Small Business Enterprise
  - Hispanic American Business Enterprise



# Proposed Contract Schedule

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- Contract Award and Order of Materials: June 2018
- Construction Phase: September 2018 thru February 2019
- Immunization Clinic and Early Head Start will remain operational during construction phase
- Other activities will be relocated to Claude Black



# Recommended Action

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- Staff recommends approval of an ordinance accepting the lowest responsive bid with Accu-Aire Mechanical LLC to upgrade the HVAC System at Frank Garrett Community Center for an amount not to exceed \$922,880.00



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