

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED  
ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.**

**ORDINANCE**

**AUTHORIZING THE NEGOTIATION AND EXECUTION OF A  
CONSTRUCTION CONTRACT WITH F.A. NUNNELLY COMPANY IN  
AN AMOUNT NOT TO EXCEED \$8,975,000.00 FOR THE 2017 BOND  
DISTRICT 9 SENIOR CENTER PROJECT.**

\* \* \* \* \*

**WHEREAS**, the 2017 Bond Program authorized \$13,212,000.00 for a Senior Center, located at 840 W. Rhapsody Drive in Council District 9; and

**WHEREAS**, additional funds in the total amount of \$1,456,512.00 were approved in the FY 2018 and FY 2019 Budgets to purchase two parcels of land adjacent to Walker Ranch Park on W. Rhapsody Drive and for additional improvements for a total of \$14,668,512.00 for this project; and

**WHEREAS**, this project will provide for a new, single story 26,300 square foot facility to support senior constituent and other recreational services and will include a reception desk area, a satellite Council District office, multi-purpose rooms, classrooms including computers, a dining room, a warming kitchen, exercise/dance facilities, meeting rooms, offices, health screening and lounge areas, as well as parking, sidewalks, access drives, turning lanes, vehicular drop-off areas, utilities, landscaping, a public art component, and outdoor activity spaces; and

**WHEREAS**, the City released a Request for Competitive Sealed Proposals (RFCSP) on April 29, 2020, and received ten responses by June 19, 2020, of which six were deemed non-responsive; and

**WHEREAS**, a selection committee consisting of City of San Antonio representatives from the City Manager's Office, the Department of Human Services, and Public Works Department, as well as, an outside American Institute of Architects representative from Ford, Powell, and Carson Architects evaluated and scored the remaining four (4) submissions and recommends the negotiation and execution of a construction contract with F.A. Nunnelly Company; and

**WHEREAS**, this Ordinance authorizes the negotiation and execution of a construction contract with F.A. Nunnelly Company in an amount not to exceed \$8,975,000.00; **NOW THEREFORE:**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** The City manager or designee is hereby authorized to negotiate and execute a construction contract with F.A. Nunnelly Company in an amount not to exceed \$8,975,000.00 for the 2017 Bond District 9 Senior Center project. All other bids will be considered rejected

upon execution of a contract by the successful bidder and the deposit of all required bonds and insurance certificates.

**SECTION 2.** Payment is authorized to be encumbered and made payable to F.A. Nunnally Company in an amount not to exceed \$8,975,000.00. Payment is in support of the District 9 Senior Center Project, using Fund 45099000, with the WBS element 23-01659-05-02-01 and GL account 5201140. Funding for this project is provided by GO and CO Bonds and is in the FY2021-FY2026 CIP Budget.

Payment is limited to the amounts budgeted in the Operating and/or Capital Budget funding sources identified. All expenditures will comply with approved operating and/or capital budgets for current and future fiscal years.

**SECTION 3.** The financial allocations in this Ordinance are subject to approval by the Deputy Chief Financial Officer, City of San Antonio. The Deputy Chief Financial Officer may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Fund Numbers, Project Definitions, WBS Elements, Internal Orders, Fund Centers, Cost Centers, Functional Areas, Funds Reservation Document Numbers, and GL Accounts as necessary to carry out the purpose of this Ordinance.

**SECTION 4.** This Ordinance shall be effective immediately upon the receipt of eight affirmative votes; otherwise, it is effective ten days after passage.

**PASSED and APPROVED** this \_\_\_\_\_ day of December, 2020.

**M A Y O R**  
Ron Nirenberg

**ATTEST:**

**APPROVED AS TO FORM:**

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Tina J. Flores, City Clerk

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Andrew Segovia, City Attorney