



# City of San Antonio

## Legislation Details (With Text)

**File #:** 14-1520

**Type:** Capital Improvements

**In control:** City Council A Session

**On agenda:** 8/21/2014

**Title:** An Ordinance accepting the lowest responsive bid and awarding a construction contract including one additive alternate in the amount of \$603,000.00 to Allbrite Constructors of Texas, Inc. for construction of the Municipal Court Redesign Project located in Council District 1, funded through Municipal Court and Building Maintenance funds and amending the Capital Budget. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Bid\_Tabulation\_Municipal Court, 2. Map\_Municipal Court\_Frank D Wing, 3. Ordinance 2014-08-21-0593

Date	Ver.	Action By	Action	Result
8/21/2014	1	City Council A Session	adopted	Pass

**DEPARTMENT:** Transportation & Capital Improvements

**DEPARTMENT HEAD:** Mike Frisbie

**COUNCIL DISTRICTS IMPACTED:** Council District 1

**SUBJECT:**

Contract Award: Municipal Court Redesign

**SUMMARY:**

An ordinance accepting the lowest responsive bid and awarding a construction contract, including one additive alternate, for construction of the Municipal Court Redesign Project, in the amount of \$603,000.00, authorized payable to Allbrite Constructors of Texas, Inc., funded through Municipal Court and Building Maintenance funds. Project is located in Council District 1.

**BACKGROUND INFORMATION:**

Project Background

This Project provides modifications to convert a meeting room into a Judge’s Courtroom and renovations to the front lobby. The one additive alternate is to relocate the processing area to the front of the building. These improvements will improve processing of many outstanding traffic tickets by consolidating flow of citizens to the front of the building and enhance the use of security personnel that are located in the lobby entrance. The work in the lobby area will be performed at night to avoid interference with citizens entering and leaving the building during business hours. Project construction is anticipated to begin in September 2014 and estimated to be completed by February 2015.

### Procurement of Services

This Project was advertised for construction bids in the San Antonio Hart Beat, on the City's website and the Texas Electronic State Business Daily in June 2014. In addition, the bid announcement was made on TVSA and through the TCI Small Business Office. Plans were also available for review by potential bidders at the office of Alvidrez Architecture, Inc., located at 110 Broadway, San Antonio, Texas. Bids for this project were opened on July 1, 2014 and two bidders responded. Of these, Allbrite Constructors of Texas, Inc., submitted the lowest responsive bid. A matrix of the bid outcome is included herein as Attachment 2.

This contract will be awarded in compliance with the Small Business Economic Development Advocacy (SBEDA) Program, which requires contracts be reviewed by a Goal Setting Committee to establish a requirement and/or incentive unique to the particular contract in an effort to maximize the amount of small, minority, and women-owned business participation on the contract. The Goal Setting Committee set a 25% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 3% African American Business Enterprise (AABE) subcontracting goal. Allbrite Constructors of Texas, Inc. has committed to exceeding 25% M/WBE and 3% AABE subcontractor participation. Allbrite Constructors of Texas is also a certified small business.

This construction contract was developed utilizing the low bid process; therefore, a Discretionary Contracts Disclosure Form is not required.

### **ISSUE:**

This ordinance accepts the lowest responsive bid and awards a construction contract, including one additive alternate, in the amount of \$603,000.00, authorized payable to Allbrite Constructors of Texas, Inc., for construction of the Municipal Court Redesign, funded through Municipal Court and Building Maintenance. Project is located in Council District 1.

This Project provides modifications to convert a meeting room into a Judge's Courtroom, and renovations to the front lobby. The one additive alternate included as part of this contract includes relocation of the processing area. These improvements will improve processing of many outstanding traffic tickets by consolidating flow of citizens to the front of the building and enhance the use of security personnel that are located in the lobby entrance. The work in the lobby area will be performed at night to avoid interference with citizens entering and leaving the building during business hours.

Project construction is anticipated to begin in September 2014 and estimated to be completed by February 2015.

### **ALTERNATIVES:**

As an alternative, City Council could choose not to award this contract and require staff to re-advertise this Project. Considering the additional time required for another solicitation process, this would adversely affect the timely completion of the Project.

### **FISCAL IMPACT:**

This is a one-time capital improvement expenditure in the amount of \$603,000.00, authorized payable to Allbrite Constructors of Texas, Inc. This ordinance authorizes the reallocation of fund balance in the Detention Center Expansion and the New Courtroom Projects to the Municipal Court Redesign. All funds are included in the FY 2014-2019 Capital Improvements Program Budget.

**RECOMMENDATION:**

Staff recommends approval of this ordinance accepting the lowest responsive bid and awarding a construction contract in the amount of \$603,000.00, authorized payable to Allbrite Constructors of Texas, Inc., for construction of the Municipal Court Redesign.