



# City of San Antonio

## Legislation Details (With Text)

**File #:** 13-962  
**Type:** Capital Improvements  
**In control:** City Council A Session  
**On agenda:** 12/5/2013  
**Title:** An Ordinance for construction of the District Five Parks Improvement Projects (Normoyle, Collins Garden and Palm Heights) accepting the lowest responsive bid and awarding a construction contract, including one (1) additive alternate, in the amount of \$783,000.00 authorized payable to Amstar, Inc., a 2012-2017 General Obligation Bond funded Projects. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Capital Improvements Management Services]  
**Sponsors:**  
**Indexes:** 2012-2017 Bonds, CIMS - Contract  
**Code sections:**  
**Attachments:** 1. District Five\_Bid Tabulation\_12-5-13.pdf, 2. Map\_District Five.pdf, 3. Ordinance 2013-12-05-0845

Date	Ver.	Action By	Action	Result
12/5/2013	1	City Council A Session		

**DEPARTMENT:** Capital Improvements Management Services

**DEPARTMENT HEAD:** Mike Frisbie

**COUNCIL DISTRICTS IMPACTED:** Council District 5

**SUBJECT:** Contract Award: District Five Park Improvements Projects - Normoyle, Collins Garden and Palm Heights

### SUMMARY:

An ordinance accepting the lowest responsive bid and awarding a construction contract, including one (1) additive alternate, in the amount of \$783,000.00 authorized payable to Amstar, Inc. for construction of the District Five Parks Improvement Projects (Normoyle, Collins Garden and Palm Heights), 2012-2017 General Obligation Bond funded Projects.

### BACKGROUND INFORMATION:

#### Project Background

On May 12, 2012, San Antonio voters approved the 2012 - 2017 Bond Program, consisting of five propositions totaling \$596 Million. As part of the program, funds in the amount totaling \$1,500,000.00 in Parks, Recreation and Open Space Improvements proposition were approved for Normoyle, Collins Garden and Palm Heights Parks.

All three projects, located in District 5, will provide for general park improvements, including park rehabilitation and development of new park infrastructure. Project construction is anticipated to begin December 2013 and estimated to be completed by July 2014.

<b>Project</b>	<b>Park Improvements</b>
Collins Garden Park	• Restroom replacement and resurfacing of eastern tennis court
Palm Heights Park	• Sidewalk repair, construction of shade canopy structures, parking and roadway modifications and other park amenities
*Normoyle Park	• Walking trail and softball field improvements

*\*Note: Additional improvements will commence at a later date in coordination with the District 5 Senior Center Project.*

#### Procurement of Services

These Projects were advertised as the District Five Park Improvements package for construction bids in the San Antonio Hart Beat, on the City's website and the Texas Electronic State Business Daily in September 2013. In addition, the bid announcement was made on TVSA and through the Small Business Economic Development Advocacy (SBEDA) Office. Plans also were available for review by potential bidders at the office of Bender Wells Clark Design located at 830 N Alamo Street, San Antonio, Texas 78215. Bids for this Project were opened on October 22, 2013 and Nine (9) bidders responded. Of these, Amstar, Inc. submitted the lowest responsive bid. A matrix of the bid outcome is included herein as an attachment.

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 20% Small Business Enterprise (SBE) subcontracting goal and a 15% Minority/Women Business Enterprise (M/WBE) subcontracting goal. Amstar, Inc. has committed to achieving 20% SBE and 15% M/WBE subcontractor participation. In addition, Amstar, Inc. 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 awarding a construction contract in the amount of \$783,000.00 authorized payable to Amstar, Inc., for construction of the District Five Parks Improvement Projects (Normoyle, Collins Garden and Palm Heights), 2012-2017 General Obligation Bond funded Projects, located in Council District 5.

All three projects will provide for general park improvements, including park rehabilitation and development of new park infrastructure. The one additive alternate included as part of this contract includes resurfacing of the eastern tennis court located at Collins Gardens Park. Project construction is anticipated to begin in December 2013 and is estimated to be completed by July 2014.

<b>Project</b>	<b>Park Improvements</b>
Collins Garden Park	• Restroom replacement and resurfacing of eastern tennis court
Palm Heights Park	• Sidewalk repair, construction of shade canopy structures, parking and roadway modifications and other park amenities

*Normoyle Park	• Walking trail and softball field improvements
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*\*Note: Additional improvements will commence at a later date in coordination with the District 5 Senior Center Project.*

The balance of the remaining project funds approved by voters was used for design services, environmental services, advertising, permitting, and project management. In addition, improvements will be made at a later date in conjunction with the District 5 Senior Center project, to be located at Normoyle Park, a voter approved 2012 Bond Project.

Approval of this ordinance will be a continuation of City Council policy to complete previously approved 2012 -2017 General Obligation Bond funded projects.

**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 and funding.

**FISCAL IMPACT:**

This is a one-time capital improvement expenditure in the amount not to exceed \$783,000.00 authorized payable to Amstar, Inc. Funds are available from previously authorized 2012 General Obligation Bond funds and are included in the FY 2014-2019 Capital Improvement Program Budget.

**RECOMMENDATION:**

Staff recommends approval of this ordinance accepting the lowest responsive bid and awarding a construction contract in the amount not to exceed \$783,000.00 authorized payable to Amstar, Inc., for construction of the District Five Park Projects (Collins Gardens Park, Palm Heights Park, and Normoyle Park).