



City of San Antonio

Agenda Memorandum

File Number:13-949

Agenda Item Number: 13.

Agenda Date: 12/5/2013

In Control: City Council A Session

DEPARTMENT: Capital Improvements Management Services

DEPARTMENT HEAD: Mike Frisbie

COUNCIL DISTRICTS IMPACTED: Council District 10

SUBJECT: Contract Award: Bitters Road Brush Recycle Crew Quarters

SUMMARY:

An ordinance authorizing the execution and negotiation of a construction contract in the amount not-to-exceed \$535,000.00, authorized payable to Vertex Corporation, for Bitters Road Brush Recycle Crew Quarters, a Solid Waste Contingency funded project, located in Council District 10; and, amending the FY 2014 - 2019 Capital Improvement Budget with the appropriation of \$268,775.00 in Solid Waste Improvement Contingency funds to the Bitters Road Brush Recycle Crew Quarters Project.

BACKGROUND INFORMATION:

Project Background

This Project provides a new 1,820 square foot building constructed on piers that will include office space, a large employee workroom/breakroom, computer room, storage and one (1) women's toilet/shower room, and one (1) men's toilet/shower room. Work includes civil site improvements, electrical, mechanical, plumbing, information technology, security, concrete sidewalks, asphalt parking, landscape, irrigation, and associated work. This facility will replace the current crew quarters that is severely dilapidated and undersized for the current workforce. Project construction is anticipated to begin December 2013 and estimated to be completed by July 2014.

Procurement of Services

A Request for Competitive Sealed Proposal (RFCSP) was released in October 2013 as part of a one-step Competitive Sealed Proposal process. This RFCSP was advertised in the San Antonio Hart Beat, on the City's website and the Texas Electronic State Business Daily in October 2013. Plans were also available for review at Hartnett Engineering Solutions located at 22622 Sueno Lane. Responses were due on October 22, 2013 and four (4) submittals were deemed responsive. A selection committee consisting of a representative from CIMS Vertical, Solid Waste Management and Design Consultant evaluated and ranked the submissions. The selection

committee evaluated and scored the submissions. Scoring was based on the published 100 point evaluation criteria, which included:

- A. Experience and Qualifications of Prime Firm and Key Personnel - 25 Points
- B. Team's Experience with San Antonio, Region Issues and Past Experience with City of San Antonio Contracts - 10 Points
- C. Price Proposal - 50 Points
- D. SBEDA - SBE Prime Contract Program - 15 Points

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 applied the Small Business Enterprise (SBE) Prime Contract Program with fifteen (15) evaluation preference points awarded to Vertex Corporation, as they are a certified SBE firm located within the San Antonio Metropolitan Statistical Area. Additionally, the Goal Setting Committee set an 11% Minority/Women Business Enterprise (M/WBE) subcontracting goal and Vertex Corporation has committed to 19.97% M/WBE subcontractor participation. Vertex Corporation is also a certified women-owned business, bringing total M/WBE participation to 88.9%.

This contract was developed utilizing a formal request for qualifications and proposal process; therefore, as required by the Ethics Ordinance, a Discretionary Contracts Disclosure Form has been included herein as an attachment.

ISSUE:

This ordinance authorizes the execution and negotiation of a construction contract in the amount not-to-exceed \$535,000.00 authorized payable to Vertex Corporation, for Bitters Road Brush Recycle Crew Quarters, a Solid Waste Contingency funded project, located in Council District 10.

This contract provides for construction of a new 1,820 square foot building to house two large offices, a large workroom, a computer room, a large storage room, a women's toilet/shower room, and a men's toilet/shower room. Work includes civil site improvements, electrical, mechanical, plumbing, information technology, security, concrete sidewalks, asphalt parking, landscape, irrigation, and associated work. Project construction is anticipated to begin in December 2013 and is estimated to be completed by July 2014.

Approval of this ordinance will be a continuation of City Council policy to complete previously approved 2014 - 2019 Capital Improvement Budget funded projects.

ALTERNATIVES:

As an alternative, City Council could choose not to award this contract. The staff at the brush and bulky sites would continue to utilize the current crew quarters, should this contract not be executed. Continuing to utilize the current crew quarters is not desirable because it is dilapidated, undersized and underperforming for the current uses at this site.

FISCAL IMPACT:

This is a one-time capital improvement expenditure in the amount of \$535,000.00 authorized payable to Vertex Corporation. Funds in the amount of \$377,875.00 are available from Solid Waste Improvement Contingency Fund and are included in the FY 2014 - 2019 Capital Improvement Budget. If approved by Council, the FY

2014 - 2019 Capital Improvement Program Budget will be amended with the appropriation of \$268,775.00 in Solid Waste Improvement Contingency Fund to the Bitters Road Brush Recycle Crew Quarters Project.

RECOMMENDATION:

Staff recommends approval of this ordinance authorizing execution and negotiation of a a construction contract in the amount of \$535,000.00 authorized payable to Vertex Corporation, for construction of Bitters Crew Quarters and authorize an appropriation of \$268,775.00 in Solid Waste Improvement Contingency Fund to fully fund the project.