



City of San Antonio

Agenda Memorandum

File Number: 14-3306

Agenda Item Number: 6.

Agenda Date: 1/29/2015

In Control: City Council A Session

DEPARTMENT: Transportation and Capital Improvements

DEPARTMENT HEAD: Mike Frisbie

COUNCIL DISTRICTS IMPACTED: Council District 10

SUBJECT: Contract Award: Lady Bird Johnson Park

SUMMARY:

An ordinance for the Lady Bird Johnson Park Project, a 2012-2017 Bond-funded Project, located in City Council District 10, accepting the lowest responsive bid and awarding a construction contract including three (3) additive alternates, in the amount of \$826,835.00, payable to Crownhill Builders, Inc.,

BACKGROUND INFORMATION:

Project Background

Under the voter approved 2012-2017 Bond Program, \$87.15 million was allocated for Parks, Recreation and Open Space Improvements.

The Bond Program funds will be used on various capital improvement projects to address community infrastructure needs and to improve the overall quality of life in San Antonio. As part of that program, funds in the total amount of \$1,600,000.00 in Parks, Recreation and Open Space Improvements Bond funds were approved for park improvements at Lady Bird Johnson Park located in City Council District 10. The balance of the project funds approved by voters will be used for design services, environmental services, advertising, and project management. Any remaining funds are to be realized as bond savings.

This project provides for entry improvements with signage, fencing, landscaping and irrigation. Lighting will include basketball court lighting and lighting at the pavilion that is located by the Salado Creek Trailhead. Parking improvements will occur at the softball complex area, a large lot at the back of the park, and new parking at the pavilion. A walkway from the street to the community center also will be constructed, as well as a picnic unit and directional signage. Project construction is anticipated to begin February 2015 and is estimated to be completed by September 2015.

Coordination with the Parks and Recreation Department will be made to allow sections of the park to be closed during construction for the safety of park users and ease of construction.

Procurement of Services

This project was advertised for construction bids in September 2014 in the San Antonio Hart Beat, on the City's website, on the Texas Electronic State Business Daily, on TVSA and through the TCI Small Business Office. Plans also were available for review by potential bidders at Lonestar Reprographics located at 227 West Nakoma San Antonio, Texas 78216. Bids for this project were opened on November 4, 2014 and four (4) bidders responded. Of these, Crownhill Builders, Inc., submitted the lowest responsive bid. A matrix of the bid outcome is included herein.

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% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 1% African American Business Enterprise (AABE) subcontracting goal. The Economic Development Department approved a partial waiver submitted by Crownhill Builders, Inc. because the contractor demonstrated a good faith effort to provide subcontracting opportunities for small, minority, and women-owned businesses.

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 three additive alternates, in the amount of \$826,835.00 to Crownhill Builders, Inc., for construction of the Lady Bird Johnson Park improvements project, a 2012-2017 Bond-funded project, located in Council District 10.

This project provides for entry improvements, lighting, parking improvements, new parking at the pavilion, a walkway and directional signage. The three additive alternates identified as part of this contract allow for an additional shade canopy over the pool, replacement of existing shade fabric at the pool area and installation of a dog park. Project construction is anticipated to begin February 2015 and is estimated to be completed by September 2015.

Approval of this ordinance will be a continuation of City Council policy to complete previously approved 2012-2017 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 of \$826,835.00, payable to Crownhill Builders, Inc. Funds are available from the 2012-2017 General Obligation Bonds and are included in the FY 2015-2020 Capital Improvements Budget.

RECOMMENDATION:

Staff recommends approval of this ordinance accepting the lowest responsive bid and awarding a construction contract in the amount of \$826,835.00, payable to Crownhill Builders, Inc., for construction of the Lady Bird Johnson Park improvements project.