



# City of San Antonio

## Agenda Memorandum

**File Number:** 15-4174

---

**Agenda Item Number:** 4.

**Agenda Date:** 8/20/2015

**In Control:** City Council A Session

---

**DEPARTMENT:** Finance

**DEPARTMENT HEAD:** Troy Elliott

**COUNCIL DISTRICTS IMPACTED:** Citywide

**SUBJECT:**

Ratification of services rendered for Water Removal and Clean Up, Carpet Installation and Electrical Re-Wiring and Replacement of Outlets at Alamodome

**SUMMARY:**

This ordinance authorizes the ratification of three contracts for services rendered from Blackmon Mooring of San Antonio d/b/a Blackmon Mooring Steamatic, Inc. to provide water removal and clean up services, Gomez Floor Covering Inc. d/b/a GFC Contracting to provide removal of damaged carpet and installation of new carpet, and Facility Solutions Group, Inc. d/b/a FSG Lighting to provide electrical re-wiring and the replacement of outlets at the Alamodome for the Convention and Sports Facilities Department for a total one-time cost of \$262,099.98. Funding for costs not recoverable under insurance coverage will be funded through the FY2015 Convention and Sports Facilities Operating Fund. The City's insurer, FM Global, will cover these costs less the City's deductible of \$50,000.00. In the event recovery is successful, the City will be reimbursed for the amount of the deductible.

**BACKGROUND INFORMATION:**

A. Submitted for Council consideration and action is the ratification of a contract with Blackmon Mooring of San Antonio d/b/a Blackmon Mooring Steamatic, Inc. in the amount of \$54,049.82 to provide all labor material and equipment for water removal and clean up services at the Alamodome. Services were rendered utilizing a Certificate of Exemption as this procurement was necessary to protect the health or safety of city's residents.

B. Submitted for Council consideration and action is the ratification of a contract with Gomez Floor Covering Inc. d/b/a GFC Contracting to provide removal of damaged carpet and installation of 3,552 square yards of new

carpet for a one-time cost of \$122,600.16. Gomez Floor Covering Inc. is a small, minority-owned business. Services were rendered utilizing a Certificate of Exemption due to unforeseen damage to machinery, equipment or other property.

C. Submitted for Council consideration and action is the ratification of a contract with Facility Solutions Group, Inc. d/b/a FSG Lighting for electrical re-wiring and replacement of 35 outlets for a one-time cost of \$85,450.00. Services were rendered utilizing a Certificate of Exemption due to unforeseen damage to machinery, equipment or other property.

On February 3, 2015, while a contractor was performing scheduled repairs to the Alamodome fire protection system in Meeting Room M, a catastrophic pipe failure occurred that resulted in the flooding of the lower level of the Alamodome. The facility offices and meeting rooms were flooded with approximately 2 inches of water. The water removal and clean up services were completed on February 12, 2015 by Blackmon Mooring of San Antonio d/b/a Blackmon Mooring Steamatic, Inc. The carpet replacement which included the removal of damaged carpet, purchase and installation of 3,552 square yards of new carpet on the lower level of Alamodome was completed on June 19, 2015 by Gomez Floor Covering Inc. d/b/a GFC Contracting. The replacement of electrical outlets which includes the removal of damaged electrical outlets and provision and installation of 35 new electrical outlets on the lower level of Alamodome is underway and anticipated to be completed in late August 2015 and is being performed by Facility Solutions Group, Inc. d/b/a FSG Lighting. The City is working to recover these costs via an insurance claim for the damage by a previous contractor.

The City's insurer, FM Global, will cover these costs less the City's deductible of \$50,000.00. The City is working to recover these costs for damages via an insurance claim against the previous contractor. In the event recovery is successful, the City will be reimbursed for the amount of deductible.

#### **ISSUE:**

The ordinance will ratify three contracts for all labor material and equipment for the water removal and clean up services, removal of damaged carpet and installation of new carpet, and the electrical re-wiring and replacement of 35 outlets due to catastrophic pipe failure resulting in flooding of the lower level of Alamodome that occurred on February 3, 2015.

While this contract is within the scope of the SBEDA Program, the Goal Setting Committee was unable to apply a SBEDA tool to this contract due to the lack of subcontracting opportunities. However, Gomez Floor Covering Inc. d/b/a GFC Contracting is a small, minority-owned business.

These contracts are an exception to the Local Preference Program.

The Veteran-Owned Small Business Preference Program does not apply to goods/supplies contracts, so no preference was applied to these contracts.

#### **ALTERNATIVES:**

The Alamodome was adversely affected by the flooding which prevented City staff from conducting daily operations. Staff and clients were displaced from the facility offices and meeting rooms. An emergency procurement was necessary to dewater, clean and deodorize lower level spaces in the Alamodome. Additionally, procurements due to unforeseen damages were necessary to remove water damaged carpet and

install new carpet as well as provide electrical re-wiring and installation of outlets at the Alamodome. These contracts were necessary to expedite the return to operations for City staff and allow the continuation of previously scheduled events such as Cheer America.

**FISCAL IMPACT:**

This ordinance authorizes the ratification of contracts with Blackmon Mooring of San Antonio d/b/a Blackmon Mooring Steamatic, Inc. to provide water removal and clean up services, Gomez Floor Covering Inc. d/b/a GFC Contracting to provide removal of damaged carpet and installation of new carpet, and Facility Solutions Group, Inc. d/b/a FSG Lighting, for electrical re-wiring and replacement of outlets at the Alamodome for a total combined cost of \$262,099.98. Funding for costs not recoverable under insurance coverage will be funded through the FY2015 Convention and Sports Facilities Operating Fund. The City will be reimbursed by its insurance carrier less a deductible of \$50,000.00. To date, FM Global has provided the City \$150,000.00 as payment for recovery of insured losses.

**RECOMMENDATION:**

Staff recommends approval of action to ratify contracts with Blackmon Mooring of San Antonio d/b/a Blackmon Mooring Steamatic, Inc. for water removal and clean up services in the amount of \$54,049.82; Gomez Floor Covering Inc. d/b/a GFC Contracting for the removal of damaged carpet and installation of new carpet in the amount of \$122,600.16; and Facility Solutions Group, Inc. d/b/a FSG Lighting for re-wiring and replacement of electrical outlets in the amount of \$85,450.00 at the Alamodome for the Convention and Sports Facilities Department for a total combined cost of \$262,099.98.

These contracts were procured on the basis of Certificate of Exemptions for Public Health/Safety and Unforeseen Damage and Contract Disclosure Forms are not required.