



# City of San Antonio

## Legislation Details (With Text)

**File #:** 17-5658  
**Type:** Capital Improvements  
**In control:** City Council A Session  
**On agenda:** 5/31/2018  
**Title:** Ordinance approving a construction contract to Accu Air Mechanical LLC for an amount not to exceed 922,880.00 for HVAC System upgrades at the Frank Garrett Community Center, funded by the Deferred Maintenance Program. [Roderick Sanchez, Assistant City Manager; Jorge A. Perez, Director, Building and Equipment Services]

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Frank Garrett Map, 2. Bid Results - Frank Garrett Community Center HVAC System Upgrades updated, 3. Accu-Aire Mechanical - Frank Garrett Community Center HVAC System Upgrades (Re-Bid), 4. Draft Ordinance, 5. Ordinance 2018-05-31-0389, 6. Staff Presentation

Date	Ver.	Action By	Action	Result
5/31/2018	1	City Council A Session	Motion to Approve	Pass

**DEPARTMENT:** Building and Equipment Services

**DEPARTMENT HEAD:** Jorge A. Perez

**COUNCIL DISTRICTS IMPACTED:** Council District 1

**SUBJECT:**

Contract Award: Frank Garrett Community Center HVAC System Upgrade

**SUMMARY:**

This ordinance accepts the lowest responsive bid and awards a construction contract, including additive alternates, to Accu-Air Mechanical LLC for the Frank Garrett Community Center HVAC System Upgrade project, located in Council District 1, in an amount not to exceed \$922,880.00 funded through the FY 2018 Deferred Maintenance Program, and from previously authorized deferred maintenance program.

**BACKGROUND INFORMATION:**

### Project Background

This project will upgrade the existing HVAC system at the Frank Garrett Community Center. Upgraded controls will allow schedules to be programmed as well as provide remote access to adjust temperatures and improve overall system efficiency. Project scope also includes ductwork cleaning, replacement of existing air handling units, and hot and chilled water piping systems. The Frank Garrett Community Center HVAC System Upgrade project is scheduled for the Fall of 2018 and estimated to be completed by February 2019.

### Procurement of Services

This contract was advertised for bids in March 2018 in the San Antonio Hart Beat, City's website, Texas Electronic State Business Daily and TVSA. Bids for this Project were opened on April 17, 2018 and three bidders responded, of which one bidder was deemed non-responsive. Of these, Accu-Air Mechanical LLC, submitted the lowest responsive bid.

This contract will be awarded in compliance with the Small Business Economic Development Advocacy (SBEDA) Program. Accu-Air Mechanical LLC is a minority-owned business and has committed to self-perform the 25% Minority and/ or Women-Owned Business Enterprise (M/WBE) subcontracting goal.

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

### **ISSUE:**

This ordinance for the Frank Garrett Community Center HVAC System Upgrade project accepts the lowest responsive bid and awards a construction contract including additive alternates in an amount not to exceed \$922,880.00 to Accu-Air Mechanical LLC, a Deferred Maintenance Program funded project located in Council District 1. The purpose of the Frank Garrett Community Center HVAC System project is to upgrade the existing HVAC system.

### **ALTERNATIVES:**

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

### **FISCAL IMPACT:**

This ordinance accepts the lowest responsive bid and awards a construction contract, including additive alternates, to Accu-Air Mechanical LLC for the Frank Garrett Community Center HVAC System Upgrade project, located in Council District 1, in an amount not to exceed \$922,880.00 funded through the FY 2018 Deferred Maintenance Program, and from previously authorized deferred maintenance program.

### **RECOMMENDATION:**

Staff recommends the approval of this ordinance accepting the lowest responsive bid and awarding a construction contract including additive alternates in an amount not to exceed \$922,880.00, authorized payable to Accu-Air Mechanical LLC, for the Frank Garrett Community Center HVAC System Upgrade project.