



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-1546

**Type:** Capital Improvements

**In control:** City Council A Session

**On agenda:** 3/5/2020

**Title:** Ordinance approving a task order to a Job Order Contract with Tejas Premier Building Contractor, Inc. in the amount of \$165,718.40 for Crystal Hills Park project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Map\_Crystal Hills.pdf, 2. Proposal\_Crystal Hills Playground Revision.pdf, 3. Tejas Premier\_Contract Disclosure Form.pdf, 4. Staff Presentation, 5. Ordinance 2020-03-05-0162

Date	Ver.	Action By	Action	Result
3/5/2020	1	City Council A Session	adopted	Pass

**DEPARTMENT:** Transportation & Capital Improvements

**DEPARTMENT HEAD:** Razi Hosseini, P.E., R.P.L.S.

**COUNCIL DISTRICTS IMPACTED:** Council District 7

### SUBJECT:

Job Order Contract: (Task Order) Crystal Hills Park (2017 Bond Project)

### SUMMARY:

An ordinance authorizing a task order to a Job Order Contract with Tejas Premier Building Contractor, Inc. in the amount of \$165,718.40 for Crystal Hills Park project, a 2017 Bond funded project, located in Council District 7.

### BACKGROUND INFORMATION:

On May 6, 2017, voters approved the 2017 Bond Program which authorized \$250,000.00 for improvements to the Crystal Hills Park located in Council District 7. This project will provide for installation of playground equipment and safety surfacing as well as associated accessible walkways to complement the existing Leon Creek Greenway Trailhead at Crystal Hills Park. Construction is anticipated to begin April 2020 and estimated

to be completed by August 2020.

This Project was selected to utilize Job Order Contracting (JOC), an alternative Project delivery method in which ten contractors were approved through Ordinance 2019-02-21-0134 by City Council on February 21, 2019. The use of the JOC delivery method provides the City with on-call construction, renovation and maintenance services for City buildings and facilities. Assignment of JOC contractors to specific jobs is based on the contractor's current workload, overall capacity, and familiarity with a specific facility, expertise in completing specific task and/or managing a specific trade needed to carry out the requested repair or rehabilitation. Of the ten contractors, Tejas Premier Building Contractor, Inc. was selected to submit an estimate and project schedule for this project.

This task order will be awarded in compliance with the Small Business Economic Development Advocacy (SBEDA) Program. The associated Job Order Contract was reviewed by a Goal Setting Committee to establish a requirement and/or incentive unique to this 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 24% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 4% African American Business Enterprise subcontracting goal. Tejas Premier Building Contractor, Inc. has committed to a 24% M/WBE and 4% AABE subcontractor participation.

The Discretionary Contracts Disclosure Form, as required by the City's Ethics Ordinance for all Projects where subjective criteria are used to select the contractor or consultant rather than by low bid, is attached.

#### **ISSUE:**

This ordinance authorizes a task order to a Job Order Contract with Tejas Premier Building Contractor, Inc. in the amount of \$165,718.40 for the Crystal Hills Park project, a 2017 Bond funded project, located in Council District 7.

This project will provide for the installation of playground equipment and safety surfacing as well as associated accessible walkways to complement the existing Leon Creek Greenway Trailhead at Crystal Hills Park. Project construction is anticipated to begin April 2020 and estimated to be completed by August 2020.

Crystal Hills Park will remain open during construction with some restrictions to areas under construction.

#### **ALTERNATIVES:**

As an alternative, this project could be delivered utilizing another delivery method. However, considering the additional time required for the solicitation process, this would adversely affect the timely completion of the project.

#### **FISCAL IMPACT:**

This is a one-time capital improvement expenditure in an amount of \$165,718.40 authorized payable to Tejas Premier Building Contractor, Inc. Funds are available from 2017 General Obligation Bond Program and are included in the FY 2020 - 2025 Capital Improvement Program Budget.

**RECOMMENDATION:**

Staff recommends approval of this ordinance authorizing a task order to a Job Order Contract in the amount of \$165,718.40 payable to Tejas Premier Building Contractor, Inc. for the Crystal Hills Park project.