



# City of San Antonio

## Agenda Memorandum

**File Number:**18-3293

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**Agenda Item Number:** 11.

**Agenda Date:** 6/14/2018

**In Control:** City Council A Session

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**DEPARTMENT:** Transportation & Capital Improvements

**DEPARTMENT HEAD:** Mike Frisbie, P.E.

**COUNCIL DISTRICTS IMPACTED:** Council District 8

### **SUBJECT:**

Contract Award: (Job-Order Contract) Northwest Police Substation Parking Lot Project

### **SUMMARY:**

An ordinance for the Northwest Police Substation Parking Lot Project, authorizing a task order to a Job Order Contract (JOC), payable to The Sabinal Group in an amount not to exceed \$349,475.60, located in Council District 8.

### **BACKGROUND INFORMATION:**

The Northwest Police Substation is located at 5020 Prue Road. Currently, there are 94 existing parking spaces; however there is a need to expand the parking area for the police department staff due to the large service area this police substation serves in the northwest quadrant of the City of San Antonio. The parking lot addition will provide 62 parking spaces to be utilized by SAPD staff and will be located on existing city-owned property adjacent to the substation. This will free up parking spaces in the main parking lot area located behind the police substation for additional SAPD patrol cars to be added in the future as the need arises due to the anticipated population growth within the northwest quadrant of the City of San Antonio. A portion of the parking lot work will also include establishing more ADA parking spaces.

Project construction is anticipated to begin in July 2018 and is estimated for completion in November 2018.

### Procurement of Services:

This project was selected to utilize JOC, an alternative project delivery method of which ten contractors were

approved through Ordinance 2015-01-15-0013 by City Council on January 15, 2015. The use of the JOC delivery method has provided 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, cost, and expertise in completing a specific task and/or managing a specific trade needed to carry out the requested repair or rehabilitation. Of the ten contractors, The Sabinal Group was selected to submit an estimate and schedule for this project.

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 23% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 3% African American Business Enterprise subcontracting goal. The Sabinal Group has committed to 23% M/WBE and 3% 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 for the Northwest Police Substation Parking Lot Project, authorizes a task order to a JOC, payable to The Sabinal Group in an amount not to exceed \$349,475.60, from previously authorized funding, located in Council District 8.

The parking lot addition will provide 62 parking spaces to be utilized by SAPD staff and will be located on existing city-owned property adjacent to the substation.

Project construction is anticipated to begin in July 2018 and is estimated for completion in November 2018.

#### **ALTERNATIVES:**

As an alternative, this project could be delivered utilizing another delivery method. However, considering the additional time required for another 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 not to exceed \$349,475.60 payable to The Sabinal Group. Funding is available from the previously authorized funding and is included in the FY 2018 - FY 2023 Capital Improvements Program.

#### **RECOMMENDATION:**

Staff recommends approval of this ordinance authorizing a task order to a JOC in an amount not to exceed \$349,475.60 to The Sabinal Group for the Northwest Police Substation Parking Lot Project.