



City of San Antonio

Agenda Memorandum

File Number:19-6132

Agenda Item Number: 11.

Agenda Date: 9/19/2019

In Control: City Council A Session

DEPARTMENT: Transportation & Capital Improvements

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

COUNCIL DISTRICTS IMPACTED: Council District 8

SUBJECT: Contract Award: Bob Ross Senior Center Pool House Project

SUMMARY:

An ordinance accepting the lowest responsive bid and awarding a construction contract in the amount of \$452,000.00 to Majestic Services, Inc. for the Bob Ross Senior Center Pool House Project, a Deferred Maintenance Project, located in Council District 8.

BACKGROUND INFORMATION:

Project Background

The 26,000 square foot Bob Ross Senior Center opened April 2007 providing the City's senior community with educational programs on nutrition and wellness to promote active and independent lifestyles. One of the Center's popular amenities is their indoor swimming pool which accommodates senior swimming year round.

The Bob Ross Senior Center Pool House Project will provide for the demolition of the existing steel-framed pool house enclosure, the existing concrete curb, pool deck repairs and the removal of existing fans, louvers, unit heaters, controls, a sprinkler system and lighting. The Project will also provide for the installation of a new aluminum framed pool enclosure, new roof panels, new concrete footings, new cross ventilation fan/louver system, new unit heaters, a new sprinkler system and new lighting. Construction is anticipated to begin in October 2019 and estimated to be completed by April 2020.

Procurement of Services

This project was advertised in June 2019 for construction bids in the San Antonio Hart Beat, on the City's website, on the Texas Electronic State Business Daily, on TVSA, through electronic bidding site CivCast and

through the TCI Small Business Office. Bids were opened on July 30, 2019 and two (2) bids were received. Of these, Majestic Services, Inc. submitted the lowest responsive bid. A matrix of the bid outcome is included herein.

This contract will be awarded in compliance with the new Small Business Economic Development Advocacy (SBEDA) Program, which requires contracts to 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 an 18% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 4% African-American Business Enterprise (AABE) subcontracting goal. Majestic Services, Inc., has committed to meeting the subcontractor participation goal.

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

ISSUE:

This ordinance accepts the lowest responsive bid and awards a construction contract in the amount of \$452,000.00 to Majestic Services, Inc. for the Bob Ross Senior Center Pool House Project, a Deferred Maintenance Project, located in Council District 8.

The Bob Ross Senior Center Pool House Project will provide for the demolition of the existing steel-framed pool house enclosure, the existing concrete curb, pool deck repairs and the removal of existing fans, louvers, unit heaters, controls, a sprinkler system and lighting. The Project will also provide for the installation of a new aluminum framed pool enclosure, new roof panels, new concrete footings, new cross ventilation fan/louver system, new unit heaters, a new sprinkler system and new lighting.

Project construction is anticipated to begin in October 2019 and estimated to be completed by April 2020.

ALTERNATIVES:

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

FISCAL IMPACT:

This is a one-time capital improvement expenditure in the amount of \$452,000.00 payable to Majestic Services, Inc. Funds are available from FY 2019 Deferred Maintenance Program and included in the FY 2019 - FY 2024 Capital Improvement Program Budget.

RECOMMENDATION:

Staff recommends approval of this ordinance accepting the lowest responsive bid and awarding a construction contract in the amount of \$452,000.00, to Majestic Services Inc. for the Bob Ross Senior Center Pool House Project.