



City of San Antonio

Agenda Memorandum

File Number:14-1182

Agenda Item Number: 14.

Agenda Date: 6/19/2014

In Control: City Council A Session

DEPARTMENT: Transportation and Capital Improvements

DEPARTMENT HEAD: Mike Frisbie

COUNCIL DISTRICTS IMPACTED: Council District 2

SUBJECT:

Contract Award: (Professional Services) Fire Station 30 Replacement Project

SUMMARY:

An ordinance authorizing the negotiation and execution of a professional services contract in an amount not to exceed \$420,000.00, authorized payable to Beaty Palmer Architects, Inc., to provide professional design services for the Fire Station 30 Replacement Project, a 2012-2017 General Obligation Bond funded Project, located in Council District 2.

BACKGROUND INFORMATION:

Project Background

On May 12, 2012, San Antonio voters approved the 2012-2017 Bond Program, consisting of five propositions totaling \$596 Million. The Bond Program funds will be used on various capital improvement projects to address community infrastructure needs and improve the overall quality of life in San Antonio. As part of the Public Safety Facilities Improvements Bond Program, funds in the total amount of \$5,906,000.00, were approved for construction of a new Fire Station 30 located in Council District 2.

This contract provides for design services for Fire Station 30 located at 919 Gemblar Road, San Antonio, Texas. The Fire Station will be a single-story building of approximately 14,500 square feet with three apparatus bays, one EMS bay, as well as a kitchen, dayroom, exercise room, sleeping quarters and laundry facility. In order to minimize potential for service disruptions and to ensure the most efficient use of project resources rather than utilizing a remote temporary facility during construction, the project will preserve the structural component of the existing facility, for incorporation and continued use within the new facility. Project design is anticipated to begin in July 2014 and is estimated to be completed by July 2015, with construction anticipated to be completed by March 2017.

Procurement of Services

A Request for Qualifications (RFQ) was released in March 2014. This RFQ was advertised in the San Antonio Hart Beat, on the City's website and the Texas Electronic State Business Daily in March 2014. Responses were due on April 2, 2014. Fourteen (14) firms responded to the RFQ. A selection committee consisting of representatives from the San Antonio Fire Department and Transportation and Capital Improvements evaluated and ranked the submissions. The selection committee evaluated and scored the proposals. Scoring was based on the published evaluation criteria, which included: Background, Experience and Qualifications of Prime Firm, Key Personnel and Key Sub-Consultants, including Co-Respondent, Joint Venture Party or Partner; Proposed Management Plan; Team's Experience with San Antonio Region Issues and past experience with City of San Antonio contracts; SBEDA-M/WBE Prime Contract Program.

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 applied the Small and Minority/ Women-Owned Business Enterprise Prime Contract Program with ten (10) evaluation preference points to Beaty Palmer Architects Inc., as they are certified SBE located within the San Antonio Metropolitan Statistical Area. Additionally, the Goal Setting Committee also set a 39% Small Business Enterprise (SBE) subcontracting goal. Beaty Palmer Architects Inc. has committed to 39% SBE subcontractor participation.

Based on the evaluations and rankings made in the selection process, staff recommends: Beaty Palmer Architects, Inc. This contract was developed utilizing a formal request for qualifications and proposal process; therefore, as required by the Ethics Ordinance, a Discretionary Contracts Disclosure Form has been included herein as an attachment.

ISSUE:

This ordinance authorizes the execution and negotiation of a design contract in an amount not to exceed \$420,000.00, authorized payable to Beaty Palmer Architects, Inc., to provide professional design services for Fire Station 30 Replacement Project, a 2012-2017 General Obligation Bond funded Project, located in Council District 2.

This contract provides for the design of Fire Station 30. The Fire Station will be a single-story building of approximately 14,500 square feet with three apparatus bays, one EMS bay, as well as a kitchen, dayroom, exercise room, sleeping quarters and laundry facility. Project design is anticipated to begin in July 2014 and is estimated to be completed by July 2015, with construction anticipated to be completed by March 2017.

Approval of this ordinance will be a continuation of City Council policy to complete previously approved 2012-2017 General Obligation Bond funded projects.

ALTERNATIVES:

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

FISCAL IMPACT:

This is a one-time capital improvement expenditure in the amount not to exceed \$420,000.00, authorized

payable to Beaty Palmer Architects, Inc. Funds are available from previously authorized 2012-2017 General Obligation Bond funds and are included in the FY 2014-2019 Capital Improvement Budget.

RECOMMENDATION:

Staff recommends approval of this ordinance authorizing execution and negotiation of a design contract in the amount not to exceed \$420,000.00, authorized payable to Beaty Palmer Architects, Inc., for professional design services for Fire Station 30 Replacement Project.