



## AGENDA MEMORANDUM

Action Item for the City Council Meeting June 13, 2023

**DATE:** June 13, 2023

**TO:** Peter Zaroni, City Manager

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**Construction Contract Award**  
**Police Headquarters Backup Generator (Bond 2018)**

**CAPTION:**

Motion awarding a construction contract to CSE W-Industries of Houston, Texas, for electrical upgrades and an additional new backup generator at the Corpus Christi Police Department Headquarters, in an amount not to exceed \$1,209,169.00, located in Council District 1 with FY 2023 funding available from the Bond 2018 Fund, and 2023 Certificates of Obligation.

**SUMMARY:**

This motion awards a construction contract for the Corpus Christi Police Department Backup Generator Project. The project provides for the installation of an additional new generator that will be used along with the current generator in place, and replacement of the main associated electrical equipment.

**BACKGROUND AND FINDINGS:**

The Police Headquarters is located at 321 John Sartain St. in Council District 1. The original building was constructed in 1932 and consists of four floors. In 1988, the City of Corpus purchased the building to house the police department and municipal courts. The headquarters also serves as the hub for telecom and dispatch communications which provide services to the South Texas region.

A feasibility study was performed in April of 2018 which proposed electrical and mechanical upgrades to replace obsolete equipment that had exceeded the average maintainable life expectancy. The headquarters has since experienced numerous electrical failures that required extensive work to be carried out on the main electrical equipment. Components for equipment of this age are not readily available and parts replacement led to unconventional modifications or long periods of downtime while waiting for parts to be delivered.

Upon project completion windstorm certification will be provided and the equipment will conform to all current building, electrical, and safety codes. The intent of this project is to replace obsolete equipment and provide a backup generator that can power the entire facility. The repairs will solve existing electrical issues that could prevent the police department from remaining operational and providing critical life safety services to the public.

The project scope includes the addition of a 600-kW backup diesel generator with an elevated sub-base, 72-hour tank, and foundation. Electrical upgrades include new installation of an automatic transfer switch, main electrical distribution equipment, and electrical service entrance. Mechanical and plumbing renovations comprise of relocating the piping in the mechanical room, and repositioning of the chilled water chemical feeder to accommodate the design. Mechanical controls will be re-designed to stagger mechanical equipment starts on resumption of power, to work in tandem with the current on-site emergency generator.

**PROJECT TIMELINE:**

2021 - 2022	2022 - 2023	2023 - 2024
October – September	October – June	June – June
Design	Bid/Re-Bid/Award	Construction

Project schedule reflects City Council award in June 2023 with anticipated completion in June 2024.

**COMPETITIVE SOLICITATION PROCESS:**

The Contracts and Procurement Department issued a Request for Bids on February 06, 2023. On March 15, 2023, the City received a bid from one bidder. The City analyzed the bids in accordance with the contract documents and determined CSE W-Industries as the lowest responsive, and responsible bidder.

A summary of the bid is provided below:

<b>BID SUMMARY</b>	
<b>CONTRACTOR</b>	<b>BASE BID</b>
<b>CSE W-Industries</b>	<b>\$1,209,169.00</b>
<i>Engineer's Opinion of Probable Construction Cost</i>	<b>\$914,500.00</b>

CSE, W-Industries is currently engaged in 30+ generator projects around Texas and has tailored experience in alternative power generation projects.

**ALTERNATIVES:**

The City Council could choose not to award the construction contract to the lowest responsive and responsible bidder, CSE, W-Industries. This would delay the proposed improvements to the police headquarters and could impact critical operations in the event of an emergency.

**FISCAL IMPACT:**

The fiscal impact in FY2023 is an amount of \$1,209,169.00 with funds available from Bond 2018 Fund and 2023 Certificates of Obligation.

**Funding Detail:**

Fund: Police 2020 Bd18 (Fund 3343)  
Department: Police (29)  
Org: Grants and Capital Projects (89)  
Account: Construction (550910)  
Activity: 18176-G-3343-EXP  
Amount \$809,169.00

Fund: Police 2023 CO (Fund 3345)  
Department: Police (29)  
Org: Grants and Capital Projects (89)  
Account: Construction (550910)  
Activity: 18176-G-3345-EXP  
Amount \$400,000.00

**Total: \$1,209,169.00**

**RECOMMENDATION:**

Staff recommends awarding a construction contract for the Police Headquarters Backup Generator to CSE W-Industries in an amount not to exceed \$1,209,169.00. The construction duration is planned for 18 months from issuance of Notice to Proceed to begin construction in May 2023.

**LIST OF SUPPORTING DOCUMENTS:**

Location & Vicinity Maps  
Bid Tab  
CIP Page  
PowerPoint