



AGENDA MEMORANDUM

First Reading Ordinance for the City Council Meeting August 29, 2023
Second Reading Ordinance for the City Council Meeting of September 05, 2023

DATE: August 29, 2023

TO: Peter Zanoni, City Manager

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<u>Construction Change Order</u> Police Training Academy
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CAPTION:

Ordinance authorizing the approval of Change Order No. 1 with Fulton Coastcon General Contractors of Corpus Christi, Texas, in an amount of \$298,444.04 for a total amount not to exceed \$21,453,050.04 for the Police Training Academy, located in Council District 5, amending the Capital Budget with FY 2023 funding available from general fund.

SUMMARY:

This ordinance authorizes construction change order no. 1 to provide additional construction services. The additional scope includes a storm drain tie-in, relocation of AEP power poles, asphalt parking lot and concrete driveway subgrade modification and the addition of a motorized partition wall.

BACKGROUND AND FINDINGS:

On December 20, 2022, City Council approved a one-reading ordinance awarding a construction contract to Fulton Coastcon General Contractors of Corpus Christi, Texas for the construction of the new Police Training Academy. Construction began on March 6, 2023 and during the course of construction Fulton Coastcon identified a few design issues that require attention. In addition, a request was received from the Corpus Christi Police Department (CCPD) to eliminate the solid wall separating the two training classrooms with a movable partition wall. Details of the change order no. 1 are described below.

Storm Drain Tie-in: The design drawings did not capture the integration of the roof drains and the storm water system. The revised design shows all roof drains connected to the stormwater system. The cost for this item is \$32,651.00. This item is an error in omission by the designer. The change order covers the additional material and labor.

Relocation of AEP Power Poles: Three existing AEP power poles are in conflict with the new concrete driveways in front of the police academy. The power poles will be relocated by AEP to the West of the Academy. AEP is covering the relocation and tie-in cost and the City is responsible for the infrastructure from the poles new location back to the project site. The cost for this item is \$31,570.09. This item is an error by the designer. The change order covers the additional material and labor.

Subgrade Modification: The design drawings showed an asphalt and concrete pavement detail that did not meet the minimum requirements identified in the geotechnical report. The new concrete pavement design will include additional concrete and lime stabilized subgrade. The cost for this item is \$114,229.00. This item is an error by the designer. The change order covers the additional material and labor.

Motorized Partition Wall: Corpus Christi Police Department (CCPD) has requested that the wall separating the training classrooms be modified to a moveable partition wall. This modification will allow CCPD to transform their classroom environment as needed. The cost for this item is \$119,893.95. This item is a city-initiated change at the request of CCPD. The change order covers the additional material and labor.

PROJECT TIMELINE

2023 - 2024
March - June
Construction

Projected schedule reflects a construction start of March 2023 and a construction completion of June 2024.

ALTERNATIVES:

City council could choose not to approve the requested change order to Fulton Coastcon's contract. By doing so the useful life of the exterior infrastructure will be compromised and the flexibility of the classroom space will be hindered.

FISCAL IMPACT:

Each year, the City Manager has \$500,000 in discretionary funds available for use. The fiscal impact for FY 2023 is an amount of \$298,444.04 with funding available through the discretionary funds to be transferred into the General Fund.

FUNDING DETAIL:

Fund: General Fund (Fund 1020)
Department: Governance (14)
Org: Police Training (11790)
Account: Construction (550910)

Activity: 21086-1020-EXP
Amount \$298,344.04

RECOMMENDATION:

Staff recommends authorizing the approval of change order No. 1 with Fulton Coastcon General Contractors of Corpus Christi, Texas in an amount of \$298,444.04 for a total amount not to exceed \$21,453,050.04 for the Police Training Academy.

LIST OF SUPPORTING DOCUMENTS:

Location and Vicinity Maps
Change order
Ordinance