



AGENDA MEMORANDUM

First Reading for the City Council Meeting of January 8, 2013
Second Reading for the City Council Meeting of January 15, 2013

DATE: December 28, 2012

TO: Ronald L. Olson, City Manager

FROM: Daniel Biles, P.E., Director of Engineering Services
danb@cctexas.com, (361) 826-3729

Michael Morris, Director of Parks and Recreation
michaelmo@cctexas.com, (361) 826-3464

Eddie Ortega, Director of Neighborhood Services
eddieo@cctexas.com, (361) 826-3044

Approval of Construction Contract for Ethel Eyerly Senior Center Expansion

CAPTION:

Ordinance amending the FY 2012 Capital Improvement Budget adopted by Ordinance No. 029135 to add an amount of \$229,464.74 to the Ethel Eyerly Senior Center Expansion Project from FY 2012 Community Development Block Grant Funds; increasing revenues and expenditures by \$229,464.74 each; and authorizing the City Manager or designee to execute a construction contract with Henock Construction, LLC. of San Antonio, Texas in the amount of \$255,636.00 for the Ethel Eyerly Senior Center Expansion Project for the Base Bid.

PURPOSE:

To award the construction contract for the Ethel Eyerly Senior Center Expansion project.

BACKGROUND AND FINDINGS:

This project consists of the remodeling of the existing center including:

- Demolition of several windows, doors, frames, partitions, and CMU walls;
- Removal of existing sidewalk and drain, concrete curb ramp, and landscape as needed for entry modification;
- Remodeling of existing restrooms in the center to add two stalls. This will allow the restrooms to be upgraded to full ADA accessibility standards and accommodate heavy customer usage;
- New entrance and canopy including new concrete entry and walkway and ADA accessible curb ramp;
- Addition of office space and remodeling of two offices;
- HVAC work associated with the restroom and office remodeling including removal and

- replacement of ductwork;
- Site work necessary to accommodate the restroom addition; and
- Improvement to existing corridor fire rating including: smoke seals on all existing corridor doors; new doors and windows with required fire rating.

The addition shall include the following sitework: site clearing and stripping; concrete sidewalks, termite control; cast-in-place concrete; concrete slab on grade;

There was one additive alternate. Additive Bid Alternate included:

- Replacing the HVAC system for the entire existing building;
- Additional room remodeling including removal of kitchen cabinets and refinishing.

On October 10, 2012, the City received proposals from four (4) bidders and their bids are as follows:

Contractor	Base Bid	Add Alt #1	Total Base Bid Plus Add Alt #1
Henock Construction, LLC. San Antonio, TX	\$255,636.00	\$136,656.00	\$392,292.00
LNV, Inc. Corpus Christi, TX	\$273,000.00	\$144,200.00	\$417,200.00
Safenet Services, LLC. Corpus Christi, TX	\$292,125.00	\$140,580.00	\$432,705.00
Barcom Construction, Inc. Corpus Christi, TX	\$320,420.00	\$154,000.00	\$474,420.00

ALTERNATIVES:

1. Award Project to Henock Construction, LLC. for the base bid as recommended (without Additive Alternate 1).
2. Do not award contract (Not Recommended)

OTHER CONSIDERATIONS:

There are only enough CDBG funds to complete the Base Bid. The City will seek additional CDBG funding for Additive Alternate 1 and subsequent phases of the project.

CONFORMITY TO CITY POLICY:

Conforms to statutes regarding bid process; FY2012-2013 Capital Budget; Consistent with the Comprehensive Plan: Policy Statements (pp 48-50); Recreation and Open Space Master Plan (2012)

EMERGENCY / NON-EMERGENCY:

Non-emergency

DEPARTMENTAL CLEARANCES:

Parks and Recreation
Neighborhood Services

FINANCIAL IMPACT:

Operating Revenue Capital Not applicable

Fiscal Year: 2012-2013	Project to Date Expenditures (CIP only)	Current Year	Future Years	TOTALS
Line Item Budget	\$45,000.00	\$55,000.00	\$0.00	\$100,000.00
Additional CDBG Funds		\$229,464.74		\$229,464.74
Remaining Bond 2004		\$13,466.66		\$13,466.66
Encumbered / Expended Amount	\$45,000.00			\$45,000.00
This item		\$255,636.00		\$255,636.00
Future Anticipated Items		\$42,295.40		\$42,295.40
BALANCE	\$0.00	\$0.00	\$0.00	\$0.00

Fund(s): Community Development Block Grant (CDBG); Fund 1059

Comments: This project is primarily funded through Community Development Block Grant (CDBG) proceeds with nominal funding coming from Bond 2004 Park Bond Fund Interest proceeds.

RECOMMENDATION:

City Staff recommend the approval of a Construction Contract with Henock Construction, LLC. of San Antonio, Texas for the Ethel Eyerly Senior Center Expansion project in the amount of \$255,636.00 for the Base Bid only.

LIST OF SUPPORTING DOCUMENTS:

Project Budget
Location Map