

**CITY OF SAN ANTONIO
INTERDEPARTMENTAL CORRESPONDENCE SHEET
PUBLIC WORKS DEPARTMENT**

CONSENT AGENDA
ITEM NO. 9

TO: Mayor and City Council

FROM: Thomas G. Wendorf, P.E., Director of Public Works

THROUGH: Terry M. Brechtel, City Manager

COPIES: Melissa Byrne Vossmer, Andrew Martin, Louis A. Lendman, Milo D. Nitschke, and file

SUBJECT: Traffic Operations Building Roof Maintenance

DATE: October 31, 2002

SUMMARY AND RECOMMENDATIONS

This ordinance accepts the low qualified bid and awards a 2000-2001 Facility Improvement and Maintenance Program (FIMP) funded construction contract in the amount of \$94,866.00 payable to 1904 Corporation, a non-MBE firm, and authorizes \$9,487.00 for miscellaneous construction contingency expenses and \$412.92 for Bid Advertising for an overall total of \$104,765.92 in connection with the Traffic Operations Building Roof Maintenance project located at 223 S. Cherry St. in Council District 2.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

The project provides for the reconstruction of the Traffic Operations Building roof, located at 223 S. Cherry St. which, has had severe roof leak problems for several years. The scope of services include the following:

- 1.) All existing roof panel to purlin fasteners will be removed and replaced with new oversized zinc aluminum fasteners with neoprene or EPDM sealing washers.
- 2.) All existing skylight panels will be removed and replaced with new preformed "R" panels matching the existing roof panels in color and configuration.
- 3.) Crickets, upslope from all roof penetrations, will be fabricated and installed to eliminate many of the sources of reoccurring leaks at penetration locations.
- 4.) New "R" panels will be installed along roof perimeters to cover the old existing internal gutters that have rusted and allow significant amounts of rainwater to enter the building.
- 5.) Old roof equipment curbs that are no longer in use for the operation of the building will be removed and replaced with new "R" panels.
- 6.) A new external gutter and downspout system will be fabricated and installed to control and direct roof drainage.

This project was advertised for construction bids in the Commercial Recorder, the San Antonio Informer, and La Prensa in July 2002. In addition, the bid announcement was made on CHIC-21, through the SBEDA office and Dodge Report. Plans were also available for review by potential bidders in the Public Works Office.

Bids for this project were opened on August 28, 2002 with four (4) bidders responding. Four bids were received, however, one bidder failed to include the required bid bond and that bid was considered non-responsive. A copy of a matrix reflecting the outcome of the bid process is attached.

The Economic Development Department has reviewed and approved the List of Subcontractors and the Good Faith Effort Plan submitted by 1904 Corporation.

The contract provides for 60 working days, or approximately three (3) months, to complete the project. 1904 Corporation does not currently have any contracts with the City of San Antonio.

POLICY ANALYSIS

Approval of this ordinance will be a continuation of City Council policy to construct previously approved FIMP funded Capital Improvement Projects.

FINANCIAL IMPACT

This is a one-time capital improvement expenditure. Funds in the amount of \$104,765.92 are available from 2000-2001 FIMP funds and authorized payable as follows:

\$94,866.00	payable to 1904 Corporation for construction expenses
\$ 9,487.00	payable for miscellaneous construction contingency expenses
\$ 412.92	payable for advertising expenses

COORDINATION

This request for Ordinance has been coordinated with the Office of Management and Budget and the Finance Department.

SUPPLEMENTARY COMMENTS

This contract was developed utilizing the formal competitive bid process; therefore, an Ethics Disclosure Form is not required.

ATTACHMENTS

- I. Matrix of Bid Process
- II. Proposal

for Maura Shannon P.E.
Thomas G. Wendorf, P.E. DWY 10/18/02
Director of Public Works

Melissa Byrne Vossmer
Melissa Byrne Vossmer
Assistant City Manager

Approved:

for Erik Brechtel
Terry M. Brechtel
City Manager

ATTACHMENT I
Tabulated Bids

Contractor	Base Bid Total
McNeil Roofing & Sheet Metal	\$108,860.00
Mahone Roofing & Sheet Metal	\$106,175.00
1904 Corporation	\$94,866.00

PROPOSAL
TO
CITY OF SAN ANTONIO TEXAS
FOR THE CONSTRUCTION OF
TRAFFIC OPS BUILDING
ROOF MAINTENANCE
IN SAN ANTONIO, TEXAS

The undersigned, as bidder, declares that the only person or parties interested in this proposal as principals are those named herein that this proposal is made without collusion with any other person, firm, corporation; that Bidder has carefully examined the form of contract, instructions to bidders, profiles, grades, specifications, and the plans therein referred to, and has carefully examined the locations, conditions and classes of materials of the proposed work; and agrees that Bidder will provide all the necessary machinery, tools, apparatus, and other means of construction, and will do all the work and furnish all the materials called for in the contract and specifications in the manner prescribed therein and according to the requirements of the Director of Public Works as therein set forth.

It is understood that the following quantities of work to be done are approximate only, and are intended principally to serve as a guide in figuring out the bids.

It is understood and agreed that the work is to be completed in full in SIXTY (60)
~~calendar~~ working days.

Accompanying this Proposal is a Bid Guaranty in the amount of _____

_____ Dollars (\$ _____) said amount being

5% per cent of the total bid. Said Bid Guaranty, in the form of a Certified or Cashier's Check on a State or National Bank, or Bid Bond, is submitted as a guaranty of the good faith of the Bidder and that the Bidder will execute and enter into a written contract to do the work, if his bid is accepted. It is hereby agreed that the Bidder may, at any time prior to opening of the bids withdraw this Proposal without penalty; it is also agreed that if Bidder shall, at any time after opening of bids, withdraw this Proposal or if this Bid is accepted and Bidder shall fail to execute the written contract and furnish satisfactory bond, within twenty (20) days after the date of transmittal of the contract documents by Owner to Contractor, the City of San Antonio shall, in any of such events, be entitled and is hereby given the right to retain said Bid Guaranty as liquidated damages. It is understood that the City of San Antonio reserves the right to reject any and all bids whenever the City Council deems it in the interest of the City to do so, and also the right to waive any informalities in a bid.

In the event of the award of a contract to the undersigned, the undersigned will execute same on Standard Form City construction Contract and make bond for full amount of the contract, to secure proper compliance with the terms and provisions of the contract, and to insure and guarantee the work until final completion and acceptance or the end of the guarantee period where so stipulated, and to guarantee payment of all lawful claims for labor performed and materials furnished in the fulfillment of contract.

The work proposed to be done shall be accepted when fully completed and finished to the entire satisfaction of the Director of Public Works.

The undersigned certifies that the bid prices contained in this proposal have been carefully checked and are submitted as correct and final.

Bidder is:

An individual proprietorship;

A partnership composed of _____

and _____

A corporation chartered under the laws of the State of Texas, acting by its officers Pursuant to its by-laws or resolution of its Board of Directors.

1904 Corporation

(Name of Bidder)

BY: _____

(Signature)

8/27/02

Date

ATTEST: _____

Secretary/Treasurer

(Title)

Amount of Base Bid (Insert Amount in Words and Numbers): Ninety Four Thousand Eight

Hundred Sixty Six & no/100 dollars***** \$ 94,866.00

Alternates (if applicable):

(1) _____

(3) _____

(2) _____

(4) _____

1904 Corporation

Company's Name

210-224-5463

Telephone No.

800 Wyoming Street

Address

210-224-4506

Fax No.

San Antonio, Texas

City & State

78203

Zip Code