

**CITY OF SAN ANTONIO
INTERDEPARTMENTAL MEMORANDUM**

CONSENT AGENDA

ITEM NO.

47

TO: Mayor and City Council

FROM: Michael Abington, Director, Alamodome

THROUGH: Terry M. Brechtel, City Manager

COPIES: Roland Lozano, Assistant to the City Manager; File

SUBJECT: Execution of Additional Lease Option with Sportfield Inc., Encumbrance of Funds, and Authorization for Payment

DATE: June 24, 2004

SUMMARY AND RECOMMENDATION

This ordinance authorizes and ratifies the exercise of the option period provided in the current turf lease and conversion agreement with Sportfield, Inc., authorized by ordinance no. 98469, passed and approved on November 13, 2003, for the lease of an in-fill turf system and conversion services for the period April 25, 2004 through September 28, 2004; and authorizes the execution of the first amendment to the turf lease and conversion agreement reducing the amount of payment for the option period; encumbering funds and authorizing payment in the amount of \$103,000, including \$3,000 for necessary costs associated with the installation and conversion of the turf system; and providing for payment.

Staff recommends approval.

BACKGROUND

The original turf system for the Alamodome, AstroTurf, was utilized for over 10 years and was installed and removed over 125 times. The acquisition of a new turf system became a top priority for the Alamodome and staff began the procurement process after the Dallas Cowboys Training Camp in 2003. In the interim however, it was determined that the old turf system was far too deteriorated to host high school football, the MasterCard Alamo Bowl and the U.S. Army All-American Bowl Games hosted in November 2003 through January 2004. In order to ensure the ready availability of a suitable turf system until a new system could be acquired, an agreement was reached with Sportfield, Inc. to lease the system that was used by the Dallas Cowboys in the Alamodome until a new system could be acquired.

On November 13, 2003, City Council authorized the execution of this lease agreement (Ord. 98469) with Sportfield Inc. for the period November 13, 2003, through January 16, 2004, with an option period of April 25, 2004, through September 18, 2004, should the Alamodome host events during this time period such as soccer games and/or high school football games. As the council is aware, the Alamodome just hosted Mexico vs. Dominica on June 19, 2004, which necessitated the use of the turf.

Although the turf remained on the Alamodome property from January 16 through April 25, 2004, this period was not part of the lease and the Alamodome incurred no expense during this period.

POLICY ANALYSIS

Alamodome recently underwent a bid process to secure a permanent in-fill turf system to replace the AstroTurf system that has been used since the facility opened in 1993. The low bid was submitted by Sportfield, Inc. Staff anticipates complete installation by mid-August 2004, ready for a full slate of fall high school football games, the MasterCard Alamo Bowl, the U.S. Army All-American Bowl, and future soccer events.

FINANCIAL IMPACT

Funds in the amount of \$400,000 which were set aside for the Pan Am Games in the Community and Visitor Facilities Fund in FY 02-03 have been committed for this lease and carried forward for FY 03-04. The cost for the initial term was \$193,028 including installation and conversion costs, bringing the total cost of this project to \$296,028.

After completing the bid process for acquisition of the new infill turf system, staff began negotiations with Sportfield, Inc. to reduce the cost of the base agreement. The negotiations resulted in a \$20,000 reduction in the base lease agreement. As stated above, it is anticipated that the new infill turf system will be installed by mid-August, 2004.

There is no General Fund impact.

COORDINATION

This item has been coordinated with the City Attorney's Office, Asset Management and the Purchasing & General Services Departments.

SIGNATURES



Michael Abington, Director
Alamodome

APPROVED



Roland Lozano
Assistant to the City Manager



Terry M. Brechtel
City Manager