

**CITY OF SAN ANTONIO
PARKS AND RECREATION DEPARTMENT
CITY COUNCIL AGENDA MEMORANDUM**

TO: Sheryl Sculley, City Manager

FROM: Malcolm Matthews, Director, Parks and Recreation

SUBJECT: McAllister Park Improvements and Youth Sport Practice Fields Project

DATE: May 4, 2006

SUMMARY AND RECOMMENDATIONS

This ordinance accepts the low qualified bid by Constructors & Associates, Inc., a SBE/MBE/WBE firm, to perform construction work in connection with the McAllister Park Improvements and Youth Sport Practice Fields Project in City Council District 9 for the bid amount of \$1,637,000.00; authorizes the execution of a standard construction contract; allocates \$2,300.00 for the McAllister Park Improvement (MPI) architectural contingency fees, \$1,000.00 for the MPI bid advertising and printing, \$15,000.00 for the Youth Sports Practice Field (YSPF) architectural contingency fees, \$1,000.00 for YSPF bid advertising and printing, \$84,081.63 for construction contingency, and \$20,000.00 for park materials; transfers \$20,000.00 from within the project budget; authorizes appropriations of \$1,740,381.63 from 2003-2007 Park Bond funds; and provides for payment.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

Funds were approved in the 2003 Park Bond Issue for the McAllister Park Improvements and Youth Sports Practice Fields Project in City Council District 9. The project provides for improvements in McAllister Park to include rehabilitation, repairs, and ADA modifications to pavilions, playgrounds, trails, lighting, and other park facilities. The project also provides for improvements to the youth sports practice fields to include parking enhancements, enclosed restrooms, drinking fountains, water lines, and water tap and domed posts.

Work to be completed at the youth sports practice fields under this contract is in preparation of future work which will include additional improvements to include top soil fine grading, installation of field irrigation, and turf establishment.

The construction bid was advertised at the end of January 2006 and the beginning of February 2006 in the Commercial Recorder, San Antonio Informer, and La Prensa De San Antonio. Four qualified bids were received and Constructors & Associates was selected with a low bid of \$1,637,000.00. A standard construction contract will be executed. A summary of the bids is shown on Exhibit 1. The firm has no current City projects. The construction contract is for two hundred seventy (270) calendar days. It is anticipated that the construction work will begin in June 2006 and will be completed in January 2007.

POLICY ANALYSIS

This ordinance is consistent with the 2003 Park Bond Issue. The construction contract was advertised and selected in accordance with the City's established bid procedures.

FISCAL IMPACT

Funds of \$2,627,000.00 in 2003-2007 Park Bond funds have been approved for the McAllister Park Improvements and Youth Sports Practice Fields. A total of \$350,000.00 was previously encumbered for design, plan preparation and bid documents, construction phase services and additional services, including required inspections and surveys. This ordinance will allocate \$1,637,000.00 for the construction contract, \$2,300.00 for the McAllister Park Improvement (MPI) architectural contingency fees, \$1,000.00 for the MPI bid advertising and printing, \$15,000.00 for the Youth Sports Practice Field (YSPF) architectural contingency fees, \$1,000.00 for YSPF bid advertising and printing, \$84,081.63 for construction contingency, \$20,000.00 for park materials, and transfers \$20,000.00 from within the project budget. Additional park maintenance, horticultural services, and security costs totaling \$55,700.00 have been provided for in the annual budget.

COORDINATION

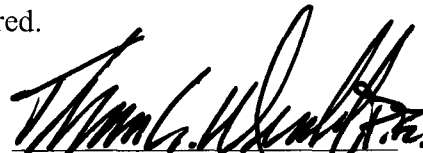
This action has been coordinated with the Friends of McAllister Park, the surrounding neighborhood associations, the Texas Historical Commission, the San Antonio River Authority, the Public Works Department, the Finance Department, and the Office of Management and Budget.

SUPPLEMENTARY COMMENTS

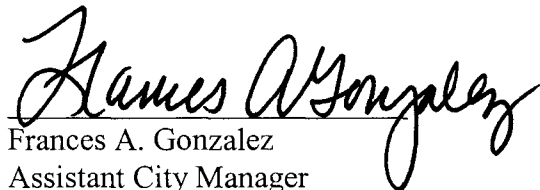
A Discretionary Contract Disclosure statement is not required.



Malcolm Matthews
Director of Parks and Recreation



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



Frances A. Gonzalez
Assistant City Manager

Approved for Council Consideration:



Sheryl Sculley
City Manager

Exhibit I
Construction Bids

McAllister Park Improvements and Youth Sports Practice Fields

<u>Bidder</u>	<u>Base Bid</u>
Constructors & Associates	\$1,637,000.00
GG&G	\$1,725,000.00
Charlie & Co.	\$1,851,647.00
Ram Building	\$1,995,000.00

Site Map

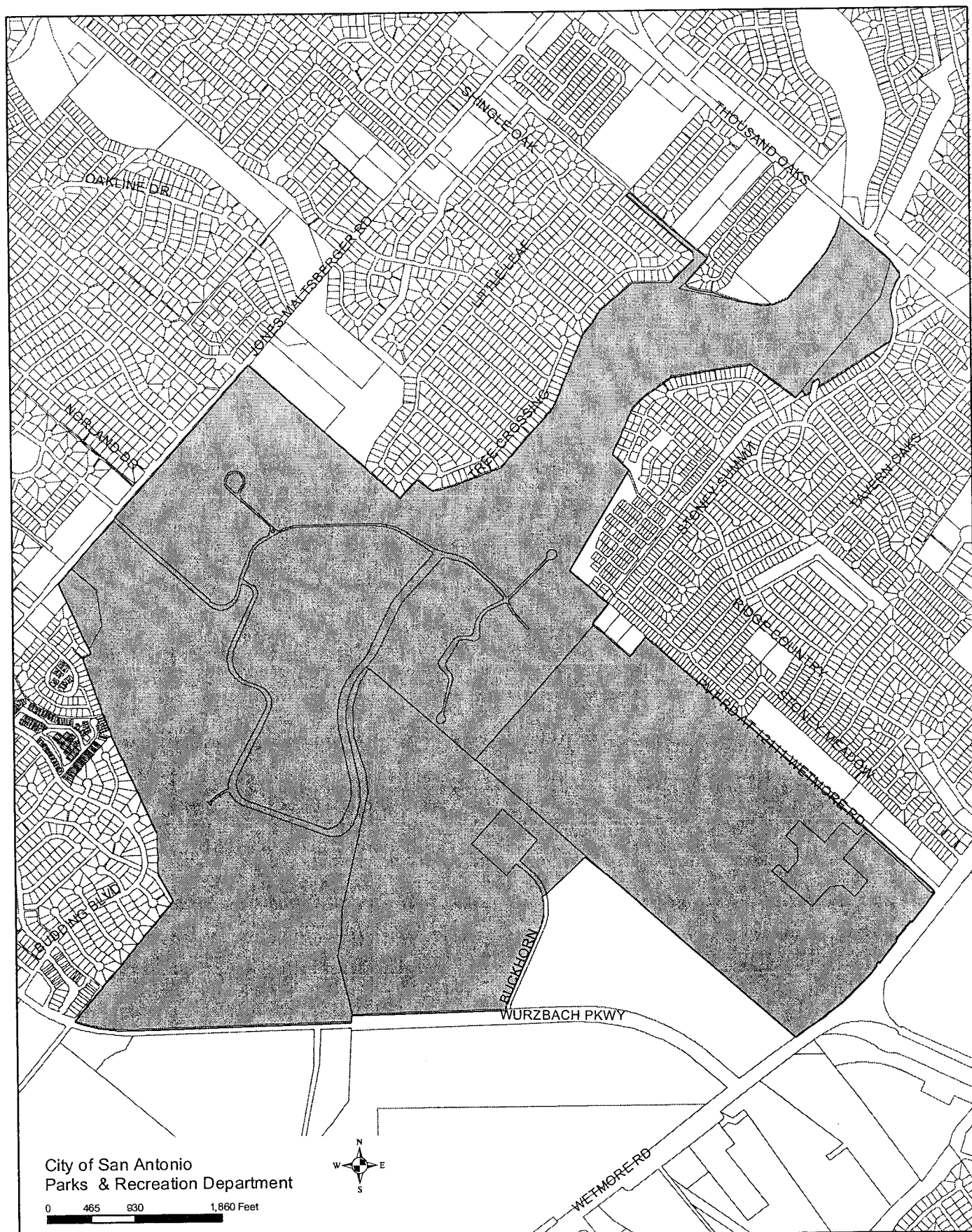
McAllister



City of San Antonio
Parks and Recreation Department

Site Map

McAllister



Section 00300
**BID FORM SUBMITTED TO THE
CITY OF SAN ANTONIO, TEXAS
FOR THE CONSTRUCTION OF**

McAllister Park Improvements

IN SAN ANTONIO, TEXAS

The undersigned, as Bidder, declares that the only person or parties interested in this bid as principals are those named herein; that this bid is made without collusion with any other person, firm, corporation; that Bidder has carefully examined the Project Manual and plans therein referred to, and has carefully examined the requirements of the proposed work; and agrees that the 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 Project Manual and plans in the manner prescribed therein and according to the requirements of the Director of Public Works as therein set forth.

It is understood and agreed that the work is to be completed in full on or before Two-Hundred and Seventy (270) calendar days.

Accompanying this Bid is a Bid Guaranty in the amount of five Percent (5%) percent of the greatest total amount of the 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. The Bidder by submitting this completed form hereby agrees that if he/she fails to execute the written contract and furnish satisfactory bond, within ten (10) calendar days after City Council award, 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 proposals 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 Construction Contract (General Form) and make bond for the 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 the 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 all prices contained in this bid have been carefully checked and are submitted as correct and final.

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Bid Form

The Bidder by submitting this bid acknowledges that they have received
Addenda/Addendum number(s) 1 - 5

The Bidder is:

☐ A sole 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 a resolution of its Board of Directors.

(Affix Corporate Seal here)

Constructors & Associates, Inc.

Official Business name

Mark Jones
Operations Mgr

By: _____

Type or print name/title of representative

Attest:

By: W. Jones 3/15/06
Signature Date

I. BASE BID

Cost for: McAllister Park Improvements (Insert Amount in Words and Numbers):

Subtotal: One Million Five Hundred Sixty One Thousand \$ 1,561,000.00

Cost for: McAllister Park Youth Sports Fields Parking Lot Portable Restroom Enclosure, Portable
Restroom Enclosure Slab, Drinking Fountain, Water Line, Tap and Domed Wood Posts (Insert
Amount in Words and Numbers):

Subtotal: Seventy Six Thousand \$ 76,000.00

Total Base Bid (Insert Amount in Words and Numbers):

One Million Six Hundred Thirty Seven Thousand \$ 1,637,000.00

II. Alternates

Amount of each Alternates (if applicable) insert in Numbers:

McAllister Park Improvements

1. Add to Base Bid Amount for all material, labor and equipment required to correct drainage
problem on Buckhorn Rd. at Leaping Fawn as identified and shown on plans.

Add to Base Bid \$ 17,494.00

2. Add to Base Bid Amount for all material, labor and equipment required to repair trails identified
on plan sheets LH7.2 and LH7.3 and all corresponding sheets.

Add to Base Bid \$ 27,461.00

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Bid Form

3. Add to Base Bid Amount for all material, labor and equipment required to repair trail identified on plan sheet LH7.1 and all corresponding sheets.

Add to Base Bid \$ 11,222.00

4. Add to Base Bid Amount for all material, labor and equipment required to install 3 additional drinking fountains to include Water line and Tap as shown on plans (drinking fountains to be provided by Parks & Recreation Dept.).

Add to Base Bid \$ 13,475.00

5. Add to Base Bid Amount for all material, labor and equipment required to pave existing gravel parking at Al Becken Pavilion as shown on plans.

Add to Base Bid \$ 12,933.00

6. Add to Base Bid Amount for all material, labor and equipment required to provide additional lighting (as identified on plans as Additive Alternate) at the Turkey Roost Pavilion and at the proposed Optimist Parking.

Add to Base Bid \$ 30,107.00

7. Add to Base Bid Amount for all material, labor and equipment required to provide 3 picnic pads at Optimist Park to include picnic table, trash receptacle and Barbeque Pitt (as identified on plans as Additive Alternate).

Add to Base Bid \$ 11,425.00

Mc Allister Park Youth Sports Fields

1. Add to Base Bid Amount for McAllister Park Youth Sports Fields Parking Lot second Portable Restroom Enclosure, second slab for enclosure, second Drinking Fountain, second Water Line and Tap. Deduct cost of pugmill trail where parking overlaps.

Add to Base Bid \$ ⁸⁴⁶
~~73,022.00~~ 60,552.00

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Bid Form

Constructors & Associates, Inc.

(210) 541-0651

Official Name of Company (legal)

Telephone No.

10100 Reunion Place, Ste 120

(210) 541-0656

Address

Fax No.

San Antonio, Texas 78216

mark.jones@constructors.com

City, State and Zip Code

E-mail Address

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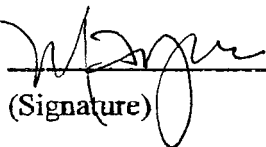
Bid Form

Proposal Form Attachment**Certification of Non-Collusion**

"The undersigned affirms that they are duly authorized to execute the proposed contract, that this company, corporation, firm, partnership or individual has not prepared this Bid in collusion with any other Bidder, and that the contents of this Bid as to prices, terms or conditions of said Bid have not been communicated by the undersigned nor by any employee or agent to any other person engaged in this type of business prior to the official opening of this Bid.

By: Mark Jones
(Print or Type Name)

Operations Manager
(Print or Type Title/Position with Business)


(Signature)

March 15, 2006
(Date)

End of Section 00300

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Bid Form

Attachment I

McAllister Park Improvements and Youth Sports Practice Fields
Project 26-00158

REVENUES:

<u>Description:</u>	<u>Current Budget:</u>	<u>Revisions:</u>	<u>Revised Budget:</u>
2003-2007 Park Bond Funds (\$2,627,000)	\$350,006.37	\$1,740,381.63	\$2,090,388.00
UDC (Mavrick Sharp \$17,057)	\$0.00	\$0.00	\$0.00
UDC (GF Subdivision \$12,409)	\$0.00	\$0.00	\$0.00
	\$350,006.37	\$1,740,381.63	\$2,090,388.00

EXPENDITURES:

<u>Description:</u>	<u>Current Budget:</u>	<u>Revisions:</u>	<u>Revised Budget:</u>
Transfer to Park Specifications Project	\$918.37	\$0.00	\$918.37
26-00158-01-19-01 Architect Fees (MPI)	\$104,899.00	\$0.00	\$104,899.00
26-00158-01-19-02 Architect Contingency (MPI)	\$10,481.00	\$2,300.00	\$12,781.00
26-00158-01-10 Printing & Bid Advertising (MPI)	\$1,750.00	\$1,000.00	\$2,750.00
26-00158-01-19-04 Design Enhancement	\$25,000.00	\$0.00	\$25,000.00
26-00158-01-19-03 Mandatory Project Fees	\$25,000.00	\$0.00	\$25,000.00
26-00303-01-19-01 Architect Fees (YSPF)	\$118,290.00	\$0.00	\$118,290.00
26-00303-01-19-01 Architect Contingency (YSPF)	\$11,918.00	\$15,000.00	\$26,918.00
26-00303-01-10 Printing & Bid Advertising (YSPF)	\$1,750.00	\$1,000.00	\$2,750.00
26-00303-01-19-03 Mandatory Project Fees	\$50,000.00	(\$20,000.00)	\$30,000.00
26-00158-05-08 Construction Contract	\$0.00	\$1,637,000.00	\$1,637,000.00
26-00158-05-07 Construction Contingency	\$0.00	\$84,081.63	\$84,081.63
26-00158-05-08-01 Park Materials	\$0.00	\$20,000.00	\$20,000.00
Total	\$350,006.37	\$1,740,381.63	\$2,090,388.00