

Agenda item #11

**CITY OF SAN ANTONIO
PUBLIC WORKS DEPARTMENT
CITY COUNCIL AGENDA MEMORANDUM**

TO: Sheryl Sculley, City Manager

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

SUBJECT: Alamodome Steel & Cable Repainting – Selected Exterior Repainting

DATE: June 15, 2006

SUMMARY AND RECOMMENDATIONS

An ordinance accepting the best qualified Competitive Sealed Proposal, awarding a construction contract and appropriating funds in the amount of \$932,000.00 payable to PECO Administration, L.L.C. d/b/a PECO Construction, Co., Ltd., authorizing \$102,600.00 for Project Contingency, an amount not to exceed \$79,002.00 for Capital Administrative Costs, \$2,000.00 for advertising expenses, and \$25,000.00 for Environmental Services; and approving a Change Order in the amount of \$94,000.00 for improvements, for a total ordinance construction project amount of \$1,234,602.00 in connection with the Alamodome Selected Exterior Repainting project, an authorized Hotel Motel Occupancy Tax Revenue Bond funded project located in Council District 2. This item represents a portion of a total estimated project cost of \$2,346,940.00.

The Change Order is necessary for improvements that include adding a clear ultra violet protective coating to the paint which will stabilize the result and extend the life of the new coating and adding an additional fifteen (15) days to the contract for application of the coating.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

This project provides for the complete mobilization, preparation and repainting of existing exterior steel framing, stanchions, base connections, mast elements, cable system and other existing painted elements including the marquee sign at the Alamodome. Facility events and operations will be ongoing throughout the duration of the project. Project construction is anticipated to begin in June 2006 and to be completed by October 2006.

This project was advertised in the Commercial Recorder, the San Antonio Informer, and La Prensa in February 2006. In addition, the announcement was made on TVSA through the Small Business Economic Development Advocacy (SBEDA) Office. Plans were available for review at the office of Marmon Mok, L.L.P. located at 700 N. St. Mary's Suite 1600, San Antonio, Texas 78205. Competitive Sealed Proposals for the project were opened on March 22, 2006 with two (2) firms responding. Of these, PECO Administration, L.L.C. d/b/a PECO Construction, Co., Ltd. was the number one ranked firm. A matrix reflecting the outcome of the evaluations is included herein as Attachment 2.

PECO Administration, L.L.C. d/b/a PECO Construction, Co., Ltd. currently has no active contracts with the City.

POLICY ANALYSIS

Approval of this ordinance will be a continuation of City Council policy to participate in the previously approved Hotel Motel Occupancy Tax Revenue Bond funded projects.

FISCAL IMPACT

This is a one-time capital improvement expenditure in the amount of \$1,234,602.00 within budget and included in the FY 06-11 Capital Improvement Program Budget. Funds in the amount of \$1,234,602.00 are available from Hotel Motel Occupancy Tax Revenue Bonds and are authorized to be appropriated and payable as follows:

\$ 1,026,000.00	payable to PECO Administration, L.L.C. d/b/a PECO Construction, Co., Ltd. for construction expenses
\$ 102,600.00	for project contingency
\$ 79,002.00	for capital administrative costs
\$ 25,000.00	for Environmental Services
\$ 2,000.00	for advertising expenses

COORDINATION

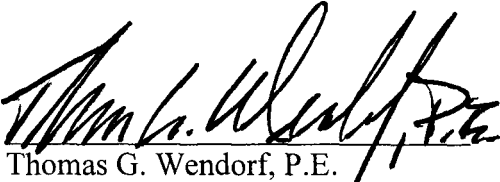
This request for ordinance has been coordinated with the Office of Management and Budget, the Finance Department, the Historic and Design Review Commission, and the Alamodome.

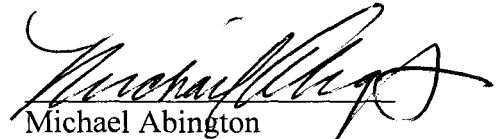
SUPPLEMENTARY COMMENTS

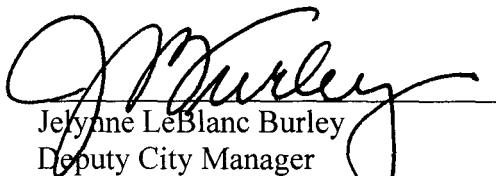
This construction contract was developed utilizing the competitive sealed proposal; therefore, a Discretionary Contracts Disclosure Form is attached.

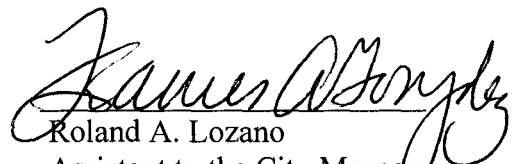
ATTACHMENTS

1. Project Map
2. Bid Tabulation
3. Evaluation of Qualification Statements Review Summary
4. Discretionary Contract Disclosure Form

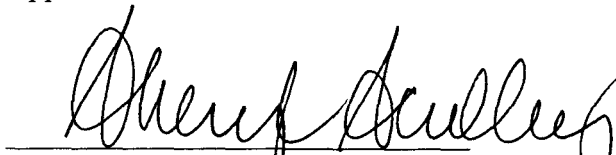

Thomas G. Wendorf, P.E.
Director of Public Works


Michael Abington
Director of Alamodome


Jelynn LeBlanc Burley
Deputy City Manager

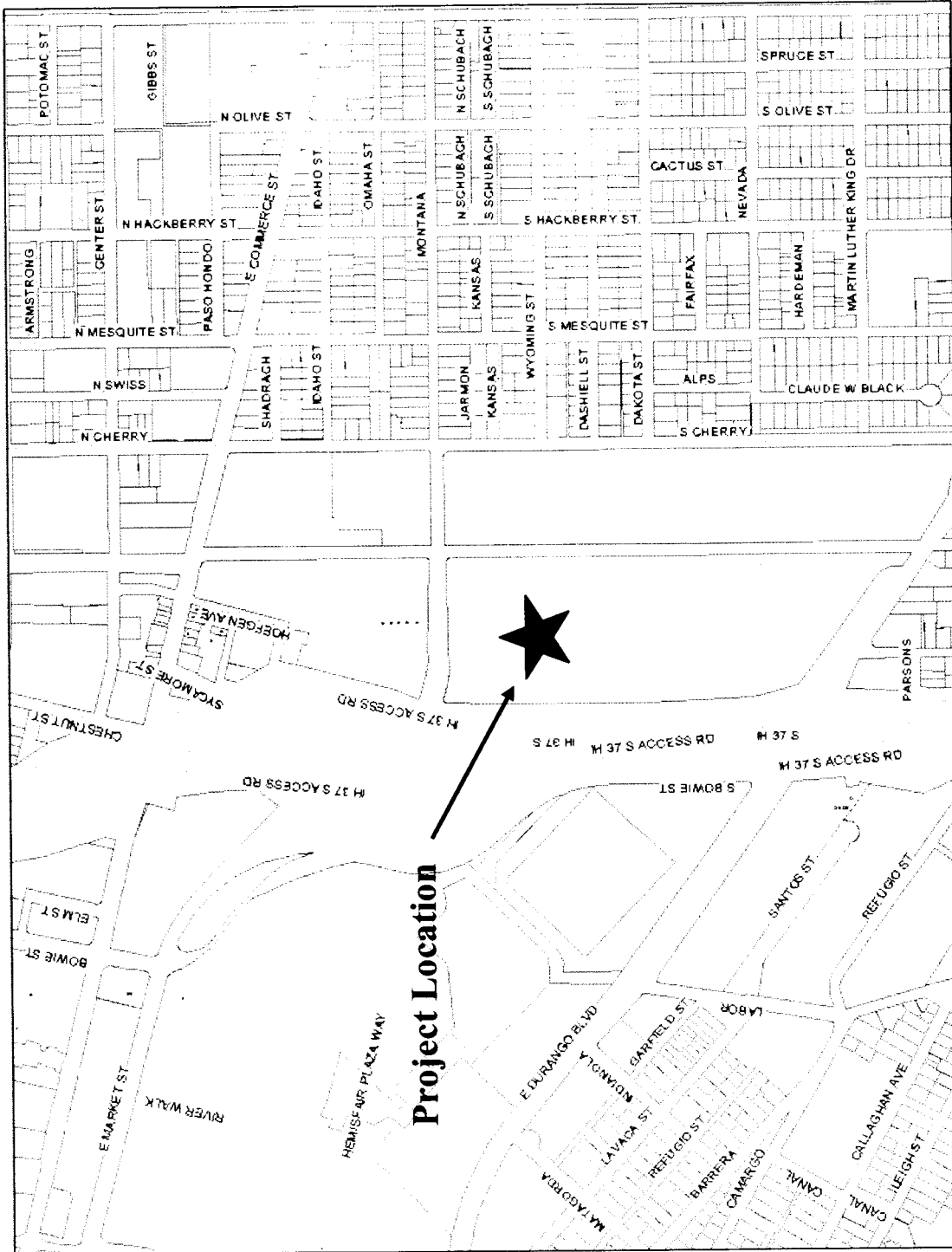

Roland A. Lozano
Assistant to the City Manager

Approved for Council Consideration:


Sheryl Sculley
City Manager

NORTH
↑

G.I.S. Location Map



Alamodome Selected Exterior Repainting

100 Montana Street

Council District No. 2

[illegible]

**CITY OF SAN ANTONIO - ARCHITECT/ENGINEER REVIEW COMMITTEE
EVALUATION OF QUALIFICATION STATEMENTS FOR
Competitive Sealed Proposal - Alamodome Selected Exterior Repainting**

[illegible]

NOTE: This form is a local government record and shall be retained in accordance with the provisions of the Local Government Code, Section 201. Evaluators must complete and sign this form, then submit to the Public Works Department/ Contract Services Office for retention.

Section 00441
City of San Antonio
Discretionary Contracts Disclosure

*For use of this form, see Section 2-59 through 2-61 of the City Code (Ethics Code)
Attach additional sheets if space provided is not sufficient.
State "Not Applicable" for questions that do not apply.*

Disclosure of Parties, Owners, and Closely Related Persons

For the purpose of assisting the City in the enforcement of provisions contained in the City Charter and the Code of Ethics, an individual or business entity seeking a discretionary contract from the City is required to disclose in connection with a proposal for a discretionary contract:

(1) the identity of any individual who would be a party to the discretionary contract:

Tom Wright
George Wright

-and/or-

(2) the identity of any business entity that would be a party to the discretionary contract:

PECO Construction Co., Ltd.

and the name of:

(A) any individual or business entity that would be a *subcontractor* on the discretionary contract:

Paradise Painting

and the name of:

(B) any individual or business entity that is known to be a *partner* or a *parent* or *subsidiary* business entity, of any individual or business entity who would be a party to the discretionary contract:

Jesse Cantu

(3) the identity of any *lobbyist* or *public relations firm* employed for purposes relating to the discretionary contract being sought by any individual or business entity who would be a party to the discretionary contract:

¹A *business entity* means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust, unincorporated association, or any other entity recognized by law.

Political Contributions

Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling one hundred dollars (\$100) or more within the past twenty-four (24) months made directly or indirectly to any *current or former member of City Council, any candidate for City Council, or to any political action committee that contributes to City Council elections*, by any individual or business entity whose identity must be disclosed under (1), (2) or (3) above. Indirect contributions by an individual include, but are not limited to, contributions made by the individual's spouse, whether statutory or common law. Indirect contributions by an individual or an entity include, but are not limited to, contributions made by the officers, owners, attorneys or registered lobbyists of the individual or the entity.

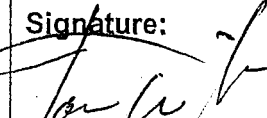
By Whom Made:	To Whom Made:	Amount:	Date of Contribution:
N/A			

Disclosures in Proposals

Any individual or business entity seeking a discretionary contract with the city shall disclose any known facts which, reasonably understood, raise a question² as to whether any city official or employee would violate Section 2-43 of the City Code (Ethics Code), by participating in official action relating to the discretionary contract.

None

This form is required to be supplemented in the event there is any change in the information under (1), (2), or (3) below, before the discretionary contract is the subject of council action, and no later than five (5) business days after any change about which information is required to be filed, whichever occurs first.

Signature: 	Title: President Company: PECO Construction Co., Ltd.	Date: March 22, 2006
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² For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.