

CITY OF EL PASO, TEXAS
AGENDA ITEM DEPARTMENT HEAD'S SUMMARY FORM

DEPARTMENT: Environmental Services
AGENDA DATE: February 19, 2008
CONTACT PERSON/PHONE: Alan Shubert, Director, Engineering Dept., Phone 541-4423
PROJECT NAME/SOLICITATION NO. Municipal Service Center East, Solicitation No. 20008-034

DISTRICT(S) AFFECTED: 7

SUBJECT:

Award Best Value Procurement for the construction of Municipal Service Center East (Solicitation No. 2008-034) to Dantex Construction Co., Inc. in the amount of \$3,474,000.00 (Base Bid), as per recommendations from the Departments of Engineering and Environmental Services. Dantex Construction Co., Inc. has provided the best value proposal. It is requested that the City Manager of the City Of El Paso be authorized to sign the referenced contract for this award. The approximate completion date for this will be October 2008.

BACKGROUND / DISCUSSION:

The project consists of a new administration building for the Municipal Services East which will house administrative staff of the Environmental and the Street Department. The City Of El Paso's policy mandates that projects composed of building/vertical construction must be solicited and awarded using the Best Value methods adopted by the City through a City Ordinance. The Best Value method and criteria previously established allows for factors other than price be used to select the best value contractor. These factors, in addition to price, include past offeror performance with city projects, contractor building construction experience and the provision for company employee health insurance. The score sheet used for this evaluation and bid tabulation are attached, as well as the user department, consultant and Engineering's recommendation to award. Dantex Construction Co., Inc. received the highest best value score and was also the lowest bidder for the project. The contract value is \$3,474,000.00.

PRIOR COUNCIL ACTION:

N/A

AMOUNT AND SOURCE OF FUNDING:

Funding for this award is from Environmental Services as follows: 34010289-PSWM0009-40499-508027, available construction budget is \$3,474,000.00.

BOARD / COMMISSION ACTION:

N/A

*****REQUIRED AUTHORIZATION*****

LEGAL: (if required) _____ **FINANCE:** (if required) _____

DEPARTMENT HEAD: 
(Example: if RCA is initiated by Purchasing, client department should sign also)
Information copy to appropriate Deputy City Manager

APPROVED FOR AGENDA: _____

CITY MANAGER: _____ **DATE:** _____

CITY CLERK DEPT.
08 FEB 11 PM 12:00

CONSTRUCTION PROJECT FORM

Lump Sum / Best Value Procurement

DATE: February 11, 2008
PROJECT: Municipal Service Center East
SOLICITATION NO: 2008-034
ACCOUNT NO(S): 34010289-PSWM0009-40499-508027
FUNDING SOURCE: SWM 2004 Revenue Bond Funds
DEPARTMENT: Environmental Services
REPRESENTATIVE DISTRICT(S): 7

AGENDA DATE: February 19, 2008

CONTRACTOR: Dantex Construction Co., Inc.
AMOUNT: \$ 3,474,000.00

RECOMMENDATION:

Discussion and action on the award of Solicitation No. 2008-034 for the Municipal Service Center East Project to Dantex Construction Co., for a total amount of \$3,474,000.00. Dantex Construction Co., has provided the best value proposal.

It is requested that the City Manager of the City of El Paso be authorized to sign any contracts or other documents required to effectuate this award.

As part of the award of this contract, the City Engineer is authorized to approve contract changes which are necessary for proper construction of the work and carrying out the intent of the design, but which do not increase the scope of the contract as awarded, in an amount not to exceed \$25,000.00 per numbered change order without further authorization by City Council.

This is a lump-sum contract. The Financial Services, Engineering and Environmental Services Departments recommend award to the bidder offering the best value bid.

DESCRIPTION OR EXPLANATION:

Base Bid **\$3,474,000.00**

TOTAL RECOMMENDED AWARD: \$3,474,000.00

TIME FOR COMPLETION: 270 Consecutive Work Days

LIQUIDATED DAMAGES: \$ 500.00/Consecutive Work Day

Location: 7968 San Paulo Dr.

APPROVED:



Terrence Freiburg,
Purchasing Manager

CITY CLERK DEPT.
08 FEB 11 PM 12:00

**City of El Paso
Scope of Work**

**Municipal Service Center East
Solicitation No. 2008-034**

Best Value Procurement

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BASE BID :

The work in this project includes, but is not limited to, the following items:

GENERAL DESCRIPTION OF WORK

The work consists of the construction of a new building of approximately 25,390 sq. ft. with Administrative Offices, conference rooms, and a large meeting room, to be located at 7968 San Paulo, El Paso, TX 79907.

The work includes earthwork, paving, landscaping, irrigation, concrete sidewalks, metal stud framing, roofing, metal doors and frames, wood doors and frames, aluminum storefront framing, glazing, hardware, exterior and interior finishes, air conditioning, plumbing, sewer, electrical power, and lighting systems.

All utilities will be installed with meters and hookups, inclusive of sewer, water, gas, and electric.

Notes :

Prior to commencement of any work contractor shall submit and obtain approval from El Paso Engineering Department for the Sequence of Construction, Schedule of Work and Haul/Waste Route to an approved disposal site. Contractor shall provide written approved documentation from the owner or operator of the waste site.

Contractor shall coordinate with the City of El Paso on agreements for work within private property. Contractor shall abide by the agreements established for the project regarding work outside of City of El Paso property, **if applicable to the project.**

Implement and maintain the Storm Water Pollution Prevention Plan as required by law **if applicable to this project**

All construction installation and practices shall meet and/or exceed City of El Paso Engineering Standards and other applicable state and federal codes and regulations.

The description of this Scope of Work as shown, is only a general overview of what is required for this project. Contractors shall refer to the project plans, specifications and Engineering Department officials for further information.

The undersigned Bidder agrees to commence work on a date to be specified in a written Notice to Proceed and to substantially complete the work on which he/she has bid within **Two Hundred Seventy (270) Consecutive Work Days**. Bidder agrees to pay as liquidated damages the sum of **Five Hundred Dollars (\$500.00)** for each consecutive work day thereafter as provided in paragraph 6.8 of the General Conditions of the Contract.

END SCOPE OF WORK

This is a Lump Sum Project.

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BEST VALUE OFFEROR CERTIFICATION

Municipal Service Center East, Solicitation No. 2008-034

The evaluation of offers for the Best Value Procurement for this Project has been completed.

The Offeror, DANTEX CONSTRUCTION, has received the
(Contractor's Name)

highest score, 98.00, and is, therefore, certified as offering the City of El Paso the Best Value for this project.

The amount of the award will be \$ 3,474,000.00.

This amount includes the following proposal components and alternates with their corresponding amounts:

PROPOSAL COMPONENT	\$ AMOUNT
<u>BASE BID</u>	<u>\$3,474,000.00</u>

I, John D. Garza, of Environmental Services,
(Name) (User Department)

concur with this Certification on this the 29 day of Jan. 2008.

I, ROBERT SHADRICK, of ENGINEERING DEPT.,
(Name) (Engineering Department)

concur with this Certification on this the 29th day of JANUARY 2008.

I, DAVID A. ALVIDREZ, of ALVIDREZ ARCHITECTURE INC.,
(Name) (Consulting Firm)

concur with this Certification on this the 29 day of JAN. 2008.

I, _____, of _____,
(Name) (Fin. Services - Contract Compliance)

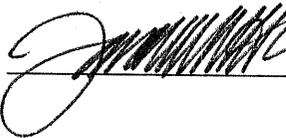
concur with this Certification on this the _____ day of _____ 2008.

08 FEB 11 PM 12:00
CITY CLERK DEPT.

BEST VALUE PROCUREMENT EVALUATION WORKSHEET
Municipal Service Center East, Solicitation No. 2008-034

CRITERIA	Vista-Con, Inc.	Dantex Construction,	Blair-Hall Company, Inc.	F.T. James Construction,	Vemac, L.P.	SamCorp General Cont.
Part A: Offeror's Price Maximum 65 Points						
Low Offer / Offer * 65	60.75	65.00	62.38	63.73	61.47	60.65
Part B: Offeror's Past Relationship with Owner Maximum 10 points:						
Contract Compliance w/City Contracts (0 -8 pts):	8	8	8	8	8	8
Completion of City Contracts Prior to Completion Date (0 - 2 pts):	0	0	0	0	0	1
Negative Performance on City Contracts (0 to -10 pts):	0	0	0	0	0	0
Part C: Offeror's Experience & Qualifications Maximum 10 Points:						
Completed Projects Similar Size/Scope/Value (0 - 8 pts):	8	8	8	8	8	8
Offeror Has Been in Business More Than 5 yrs (0 - 2 pts):	2	2	2	2	0	2
Negative Performance on Contract(s) (0 to -10):	0	0	0	0	0	0
Part D: Health Benefits Maximum 5 Points:						
Offeror Provides & Pays 60% or More of Cost (0 or 5 pts):	5	5	5	5	5	5
Part E: Local Project Manager Maximum 5 Points:						
Prime Contractor has a Local Project Mgr (0 or 5 pts):	5	5	5	5	5	5
Part F: Local Subcontractor Work Maximum 5 Points:						
Local Subs to perform 75% of subcontracted work (0 or 5 pts):	5	5	5	5	5	5
TOTAL POINTS EARNED	93.75	98.00	95.38	96.13	92.47	94.65

The Best Value Committee Members certify these scores on this the 29th day of JANUARY 2008

 DAVID A. ALVIDREZ

 John D. Sayza

2008
08 FEB 11 PM 12:00
CITY CLERK DEPT.

CITY OF EL PASO BID TABULATION

BID TITLE: MUNICIPAL SERVICE CENTER EAST
 BID DATE: JANUARY 16, 2008

BID NO: 2008-034
 DEPARTMENT: ENG.

	BLAIR-HALL COMPANY, INC. EL PASO, TEXAS	DANTEX CONSTRUCTION, CO. EL PASO, TEXAS	F. T. JAMES CONSTRUCTION, INC. EL PASO, TEXAS	SAMCORP GENERAL CONTRACTOR EL PASO, TEXAS	VEMAC, LP EL PASO, TEXAS	VISTACON, INC. EL PASO, TEXAS
DESCRIPTION	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
SUM TOTAL OF BASE BID	\$3,620,000.00	\$3,474,000.00	\$3,543,222.00	\$3,723,000.00	\$3,673,627.00	\$3,717,000.00
BASE BID TOTAL (LUMP SUM)	\$3,620,000.00	\$3,474,000.00	\$3,543,222.00	\$3,723,000.00	\$3,673,627.00	\$3,717,000.00
BID BOND SUBMITTED	YES	YES	YES	YES	YES	YES
AMENDMENTS ACKNOWLEDGED	YES	YES	YES	YES	YES	YES

08 FEB 11 PM 12:00
 CITY CLERK DEPT.

APPROVED BY:

