

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

DEPARTMENT: Engineering and Construction Management

AGENDA DATE: March 15, 2011

CONTACT PERSON/PHONE: R. Alan Shubert, P.E., City Engineer, 541-4423

DISTRICT(S) AFFECTED: 8

SUBJECT:

Discussion and Action to award bid 2011-144 for Fire Station #31 to Banes General Contractors, Inc. for a total amount of \$1,823,000.00.

BACKGROUND / DISCUSSION:

Work consists of construction of a new fire station located at 110 Mesa Park Drive, El Paso, Texas, with an approximate square footage of 8,774. The building will consist of concrete foundation and floor, steel framing and concrete masonry walls with a 4" brick veneer finish. The roof deck will be steel with built-up roof, and a Geothermal HVAC system. The facility will house nine (9) bedrooms, living room, stainless steel furnished kitchen, exercise room, office, a three bay apparatus room and ancillary space. Building finishes will consist of carpet, ceramic tile and stained concrete flooring, gyp board walls and lay-in ceiling.

The total contract time is for a period of 240 consecutive calendar days, 210 calendar days for substantial completion and 30 calendar days for remaining work.

The Competitive Sealed Proposal method and criteria as noted in the bid documents allows for factors other than price be used to select the highest ranked contractor. These factors, in addition to price, include past offeror performance on City projects or references for work outside the City and the provision for company employee health insurance. The ranking was approved by the City Manager per the policy and no appeals were received. The Scope of Work, the Competitive Sealed Proposal Evaluation Sheet, Summary of Cost Proposals and Recommendation are attached as well as the Engineering and Construction Management's CSP Offeror certification. Banes General Contractors, Inc. received the highest ranked score (89.65) for the project. Final negotiations have been completed and there are no changes to the scope or bid price. This is the final contract award.

PRIOR COUNCIL ACTION:

N/A

AMOUNT AND SOURCE OF FUNDING:

American Recovery and Reinvestment Act
2010 Certificates of Obligation

BOARD / COMMISSION ACTION:

N/A

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

DEPARTMENT HEAD: _____

(If Department Head Summary Form is initiated by Purchasing, client department should sign also)

Information copy to appropriate Deputy City Manager

**CONSTRUCTION PROJECT FORM
Lump Sum**

DATE: March 3, 2011
PROJECT: Fire Station #31
SOLICITATION NO: 2011-144
FUNDING SOURCE: American Recovery and Reinvestment Act and
2010 Certificates of Obligation
DEPARTMENT: Engineering & Construction Management
DISTRICT(S): 8 **LOCATION:** 122 Mesa Park St.

AGENDA DATE: March 15, 2011 **Competitive Sealed Proposal**
CONTRACTOR: Banes General Contractors, Inc.
AMOUNT: \$1,823,000.00

RECOMMENDATION:

Discussion and action on the award of Solicitation No. 2011-144 for Fire Station #31 to Banes General Contractors, Inc. for an estimated total amount of \$1,823,000.00. Banes General Contractors, Inc. has provided the highest ranked proposal (89.65).

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 a part of this award, upon the review of the City Attorney, the City Engineer may without further authorization from City Council approve contract changes which are necessary for proper execution 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 Engineering & Construction Management Department recommends award to the offeror who submitted the highest ranked proposal.

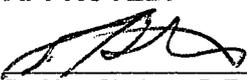
DESCRIPTION OR EXPLANATION:

Base Bid \$1,823,000.00

TOTAL RECOMMENDED AWARD: \$1,823,000.00

TIME FOR COMPLETION: 240 Consecutive work days
SUBSTANTIAL COMPLETION: 210 Consecutive Calendar Days
REMAINING WORK: 30 Consecutive Calendar Days
LIQUIDATED DAMAGES: \$1,000.00/Consecutive work day
\$ 240.00/Consecutive work day

APPROVED:



R. Alan Shubert, P.E.
City Engineer

Contractor Experience Reference Form

Contractor

Banes General Contractors, Inc.

Project 1

Gymnasiums for Hughey and Milam Elementary Schools

Project 1 Scope

Construction of new elementary schools for EPISD- \$1,277,193 - Completed: 10-14-10

Project 1 Comments

The project was completed in accordance with the project contract and specifications. The contractor was responsive in completing the work.

Project 2

Horizon Municipal District

Project 2 Scope

Construction of New Admin Building for Horizon Regional Municipal Utility District - \$1,751,100
Completed: 6-30-10

Project 2 Comments

Project completed in accordance to contract documents.

Project 3

United States Border Patrol Station

Project 3 Scope

New USBP Station - \$16,666,359, Completed: 10-31-09

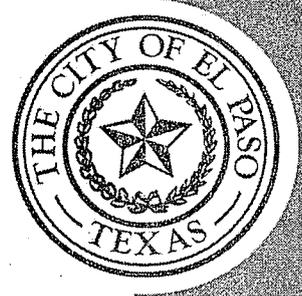
Project 3 Comments

Project completed in accordance to contract documents.

RECOMMENDATION

Dedicated to Outstanding Customer Service for a Better Community

SERVICE SOLUTIONS SUCCESS



Date: March 3, 2011
To: Michelle LePage
Contract Administration
Through: Sam Rodriguez, Engineering Division Manager
From: Yvette Hernandez
Project Manager
Cc: Chief Otto Drozd
Consultant
Subject: Project Name – Fire Station #31
Solicitation No. 2011-144

Per the Competitive Sealed Proposal policy, we have met with the highest ranked proposal (lowest price) to negotiate the final terms of the contract. It was agreed to proceed with the contract terms as bid out.

It is recommended that the contract be awarded to Banes General Contractors, Inc. as follows:

Base Bid #1 : \$1,823,000

If you have any question please call me at 541-4200.

Sincerely,

Project Manager

Mayor
John F. Cook

City Council

District 1
Ann Morgan Lilly

District 2
Susie Byrd

District 3
Emma Acosta

District 4
Cari L. Robinson

District 5
Rachel Quintana

District 6
Eddie Holguin Jr.

District 7
Steve Ortega

District 8
Beto O'Rourke

City Manager
Joyce A. Wilson



PROJECT ENGINEERING

F9-17 AWARD RECOMMENDATION

Working Together, Building for the Future

2 Civic Center Plaza, 4th floor - El Paso, Texas 79901 - (915) 541-4200

City of El Paso

Fire Station #31

Solicitation No. 2011-144

Scope of Work

Base Bid:

Construction of a new fire station located at 110 Mesa Park Drive, El Paso, Texas, with an approximate square footage of 8,774. The building will consist of concrete foundation and floor, steel framing and concrete masonry walls with a 4" brick veneer finish. The roof deck will be steel with built-up roof, and a Geothermal HVAC system. The facility will house nine (9) bedrooms, living room, stainless steel furnished kitchen, exercise room, office, a three bay apparatus room and ancillary space. Building finishes will consist of carpet, ceramic tile and stained concrete flooring, gyp board walls and lay-in ceiling.

Site improvements will consist of a concrete approach to the front and rear doors of the apparatus room, and parking areas to serve the firefighters and the public. Xeriscaping and drip irrigation system are also included.

This facility shall meet Silver LEED Certification.

CITY OF EL PASO SUMMARY OF COST PROPOSALS ¹									
BID TITLE: FIRE STATION #31				BID NO: 2011-144					
BID DATE: February 16, 2011				DEPARTMENT:ECM					
				BANES GENERAL CONTRACTORS, INC. EL PASO, TX		CPME, LLC. EL PASO, TX		BLAIR - HALL CO., INC. EL PASO, TX	
ITEM #	EST. QTY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
BASE BID				\$1,823,000.00		\$1,853,182.00		\$1,859,500.00	
OPTION				\$15,900.00		\$0.00		\$0.00	
AMENDMENTS 1, 2, 3, & 4 ACKNOWLEDGED				YES		YES		YES	
BID BOND				YES		YES		YES	

CITY OF EL PASO SUMMARY OF COST PROPOSALS ¹									
BID TITLE: FIRE STATION #31				BID NO: 2011-144					
BID DATE: February 16, 2011				DEPARTMENT:ECM					
				W.R. ALBERT CONSTRUCTION, INC. EL PASO, TX		F.T. JAMES CONSTRUCTION, INC. EL PASO, TX		MEDLOCK COMMERCIAL CONTRACTORS, LLC. EL PASO, TX	
ITEM #	EST. QTY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
BASE BID				\$1,877,588.00		\$1,888,333.00		\$1,899,687.00	
OPTION				N/A		\$0.00		\$0.00	
AMENDMENTS 1, 2, 3, & 4 ACKNOWLEDGED				YES		YES		YES	
BID BOND				YES		YES		YES	

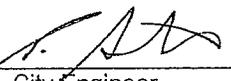
CITY OF EL PASO SUMMARY OF COST PROPOSALS ¹									
BID TITLE: FIRE STATION #31				BID NO: 2011-144					
BID DATE: February 16, 2011				DEPARTMENT:ECM					
				SUNLIGHT ENTERPRISES CO., INC. EL PASO, TX		BYERS CONSTRUCTION, INC. EL PASO, TX		HRT ROOFING & CONSTRUCTION, LLC. EL PASO, TX	
ITEM #	EST. QTY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
BASE BID				\$1,978,726.54		\$2,065,000.00		\$2,608,506.00	
OPTION				\$0.00		\$0.00		\$0.00	
AMENDMENTS 1, 2, 3, & 4 ACKNOWLEDGED				YES		YES		YES	
BID BOND				YES		YES		YES	
¹ THIS PORTION IS PART "A" OF THE COMPETITIVE SEALED PROPOSAL OFFEROR CRITERIA EVALUATION									

Approved By: *mk*

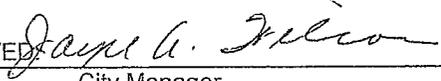
COMPETITIVE SEALED PROPOSAL (CSP) EVALUATION SHEET

Solicitation No.

CRITERIA	Baines General Contractors	CPME, LLC	Blair-Hall Company, Inc.	FT James Construction Inc.	WR Albert Construction	Medlock Commercial Contractors	Byers Construction Inc.	***Sunlight***	HRT ROOFING
Part A: Offeror's Price	75.00	74.25	73.50	72.75	72.75	72.00	66.00	69.00	52.50
Maximum 75 Points									
<i>Low Offer / Offer * 75</i>	\$1,823,000.00	\$1,853,182.00	\$1,859,500.00	\$1,888,333.00	\$1,877,588.00	\$1,899,687.00	\$2,065,000.00	\$1,978,726.54	\$2,608,506.00
Health Insurance	5.00	5.00	5.00	5.00	5.00	5.00	4.00	4.00	0.00
Maximum 5 Points									
<i>Provides Insurance and pays 100% = 5 points</i>									
<i>Provides Insurance and pays 60% or higher = 4 points</i>									
<i>Provides Insurance and pays > 40% but < 60% = 3 points</i>									
<i>Offers insurance but pays less than 40% = 2 points</i>									
<i>Offers insurance but does not pay any portion of it. = 1 point</i>									
<i>Does not offer insurance. = 0 points</i>									
Part B: Offeror's Past Performance with Owner	9.65	10.00	10.34	10.34	10.00	8.79	12.76	0.00	10.17
Maximum 20 points									
TOTAL POINTS EARNED	89.65	89.25	88.84	88.09	87.75	85.79	82.76	73.00	62.67
RANKING	1	2	3	4	5	6	7	8	9

APPROVED: 
City Engineer

2/24/11
Date

APPROVED: 
City Manager

Date

**CITY OF EL PASO
COMPETITIVE SEALED PROPOSAL
OFFEROR CERTIFICATION**

**Fire Station #31
Solicitation No. 2011-144**

The evaluation of offers for this Competitive Sealed Proposal has been completed.

The Offeror, Banes General Contractors, Inc., has received the
(Contractor's Name)

highest score, 89.65, and is, therefore, certified as offering the City of El Paso the Best

Value for this project. The amount of the award will be \$1,823,000.00.

This amount includes the following proposal components, alternates and/or options with their corresponding amounts:

PROPOSAL COMPONENT	\$ AMOUNT
BASE BID:	\$1,823,000.00

I, M. Hernandez, of Engineering & Construction Mgmt.,
(Name) (Department or Firm)
Concur with this Certification on this the 7th day of March 2011.

I, Osune Al Rey, of Engineering & Construction Mgmt.,
(Name) (Department or Firm)
Concur with this Certification on this the 7th day of March 2011.

I, Madul J. P., of Engineering & Construction Mgmt.,
(Name) (Department or Firm)
Concur with this Certification on this the 3rd day of March 2011.

I, _____, of _____,
(Name) (Department or Firm)
Concur with this Certification on this the _____ day of _____ 20_____.