

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

DEPARTMENT: Engineering and Construction Management

AGENDA DATE: October 25, 2011

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

DISTRICT(S) AFFECTED: 2

SUBJECT:

Award bid 2011-260 for Memorial Park Branch Library Improvements to Blair-Hall Co., Inc. for a total amount of \$321,998.00.

BACKGROUND / DISCUSSION:

The Work consists of miscellaneous improvements and a total 1324 square foot addition to Memorial Park Branch Library, located at 3200 Copper Avenue within the Memorial Park Boundary and Manhattan Heights Historic District. The project consists 542 SF addition at the North side and will be the Children's Reading Area. The addition at the South of the Library is 782 square feet addition to increases the size of the existing Conference/Meeting room. This area will also house a storage room and new IT closet. This work will provide additional parking spaces, with handicap parking area as required by the City of El Paso Zoning Ordinance.

The total contract time is for a period of 150 consecutive calendar days, 120 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. Blair-Hall Co., Inc. received the highest ranked score (90.34) 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:

Community Development Block Grant (CDBG) 36th Year

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: October 17, 2011
PROJECT: Memorial Park Branch Library Improvements
SOLICITATION NO: 2011-260
FUNDING SOURCE: Community Development Block Grant (CDBG) 36th Year
DEPARTMENT: Engineering & Construction Management
DISTRICT(S): 2 **LOCATION:** 3200 Copper Ave.

AGENDA DATE: October 25, 2011 **Competitive Sealed Proposal**
CONTRACTOR: Blair-Hall Co., Inc.
AMOUNT: \$321,998.00

RECOMMENDATION:

Award of Solicitation No. 2011-260 for Memorial Park Branch Library Improvements to Blair-Hall Co., Inc. for an estimated total amount of \$321,998.00. Blair-Hall Co., Inc. has provided the highest ranked proposal (90.34).

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 project which are in accordance with applicable law.

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	\$309,998.00
Option 1	\$ 12,000.00

TOTAL RECOMMENDED AWARD: \$321,998.00

TIME FOR COMPLETION: 150 Consecutive work days
SUBSTANTIAL COMPLETION: 120 Consecutive Calendar Days
REMAINING WORK: 30 Consecutive Calendar Days
LIQUIDATED DAMAGES: \$ 900.00/Consecutive work day
\$ 240.00/Consecutive work day

APPROVED:



R. Alan Shubert, P.E.
City Engineer

Contractor Experience Reference Form

Contractor

Blair - Hall Co., Inc.

Project 1

Pat O'Rourke Recreation Center

Project 1 Scope

Renovation of an existing recreation center to include new meeting area, renovation of the basketball gym, and the swimming pool. New HVAC equipment and electrical upgrades. The project cost was \$5,000,000.00 and was completed Aug. 2010.

Project 1 Comments

The contractor completed the project in accordance with the contract documents. They were responsive and met the quality standards required in the contract.

Project 2

Clardy Fox Library Improvements

Project 2 Scope

Demolish existing interior wall to add 300 sq. ft. stage, add a new ADA accessible ramp with handrails, new outdoor reading garden. Modify existing lighting & mechanical in affected areas. The project cost was \$127,183.63 and was completed July 2011.

Project 2 Comments

The contractor completed the project in accordance with the contract documents. They were responsive and met the quality standards required in the contract.

Project 3

Project 3 Scope

Project 3 Comments

RECOMMENDATION

Dedicated to Outstanding Customer Service for a Better Community

SERVICE SOLUTIONS SUCCESS

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

Working Together, Building for the Future



DATE: October 17, 2011

TO: Rachel Johnson
Contract Compliance

FROM: Geoffrey Espineli *GE*
Project Manager

THRU: Samuel Rodriguez *SR*
Division Manager

SUBJECT: Memorial Park Branch Library Improvements
Solicitation No. 2011-260

We have reviewed the bids for the above subject project and we recommend that **Base Bid I, & Option 1** be awarded to **Blair Hall Co.**, as the highest ranked bidder meeting specifications.

Base Bid I	\$ 309,998.00
Option 1	\$ 12,000.00
Total Contract Amount	\$ 321,998.00

If you have any question please call me at 541-4945.

Cc. Young, Crandall, CDBG
Mack-Harvin, Dionne, El Paso Public Library

Mayor
John F. Cook

City Council

District 1
Ann Morgan Lilly

District 2
Susie Byrd

District 3
Emma Acosta

District 4
Carl L. Robinson

District 5
Dr. Michiel R. Noe

District 6
Eddie Holguin Jr.

District 7
Steve Ortega

District 8
Cortney Carlisle Nila

City Manager
Joyce A. Wilson

MEMORIAL PARK BRANCH LIBRARY IMPROVEMENTS

Solicitation No. 2011-260

SCOPE OF WORK

The work consists of miscellaneous improvements of a 1324 square foot addition to Memorial Park Branch Library, located at 3200 Copper Avenue within the Memorial Park Boundary and Manhattan Heights Historic District. The project consists of providing and installing but is not limited to the following:

The Work is broken up into two additions. The addition at the north side of the Library will be to the Children's Reading Area and consists of 542 square feet. This area will provide space for additional shelves and area for reading.

The addition at the south of the Library is 782 square feet and increases the size of the Conference/Meeting room. This area will also house a storage room and new IT closet (OPTION 1).

The work includes concrete slab on grade, metal stud partitions with brick veneer, steel deck on steel joists with built up roofing on rigid insulation. Provide new hollow metal doors and frames, aluminum windows and storefront with insulated glazing. Provide new carpet flooring, painted gypsum board partitions and acoustical lay-in ceilings. The work includes new electrical service, dedicated data, camera locations with conduit, new power & switching, etc. Mechanical work includes new mechanical units with required ductwork and outdoor enclosed yard.

Provide additional parking spaces as required by the City of El Paso Zoning Ordinance. Re-grade existing parking lot for disabled person parking and additional parking.

Provide rerouting of existing irrigation lines to avoid the new additions and additional trees to comply with current landscape ordinance.

OPTION ONE – The new IT Room is Option One. All work associated with its construction including, doors, ceiling, flooring, electrical and mechanical will be part of Option One.

END SCOPE OF WORK

CITY OF EL PASO SUMMARY OF COST PROPOSALS ¹										
BID TITLE:		MEMORIAL PARK BRANCH LIBRARY IMPROVEMENTS				BID NO: 2011-260				
BID DATE:		September 21, 2011				DEPARTMENT:ENGINEERING & CONSTRUCTION MANAGEMENT				
					BLAIR-HALL CO., INC. EL PASO, TX		D & F FRAIRE, INC. EL PASO, TX		PRIDE GENERAL CONTRACTORS, INC. EL PASO, TX	
ITEM #	EST. QTY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	
BASE BID					\$309,998.00		\$321,732.00		\$335,000.00	
OPTION					\$12,000.00		\$8,900.00		\$8,700.00	
SUM TOTAL BASE BID AND OPTION					\$321,998.00		\$330,632.00		\$343,700.00	
AMENDMENT 1 ACKNOWLEDGED					YES		YES		YES	
BID BOND					YES		YES		YES	

CITY OF EL PASO SUMMARY OF COST PROPOSALS ¹										
BID TITLE:		MEMORIAL PARK BRANCH LIBRARY IMPROVEMENTS				BID NO: 2011-260				
BID DATE:		September 21, 2011				DEPARTMENT:ENGINEERING & CONSTRUCTION MANAGEMENT				
					MATYEAR CONSTRUCTION CO., INC. EL PASO, TX		MEDLOCK COMMERCIAL CONTRACTORS, LLC. EL PASO, TX		GLOBE BUILDERS, LLC. EL PASO, TX	
ITEM #	EST. QTY	UNITS	DESCRIPTION	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	
BASE BID					\$336,552.00		\$355,000.00		\$427,445.00	
OPTION					\$12,409.00		\$14,000.00		\$8,765.00	
SUM TOTAL BASE BID AND OPTION					\$348,961.00		\$369,000.00		\$436,210.00	
AMENDMENT 1 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: *ML*

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

**Memorial Park Branch Library Improvements
Solicitation No. 2011-260**

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

The Offeror, **Blair Hall Co., Inc.**, has received the
(Contractor's Name)

highest score, **90.34**, and is, therefore, certified as offering the City of El Paso the Best Value for this project.

The amount of the award will be **\$321,998.00**.

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

PROPOSAL COMPONENT	\$ AMOUNT
BASE BID	\$309,998.00
OPTION 1	\$12,000.00

I, *Saul Dely*, of Eng. & Const. Mgmt.,
(Name) (Department or Firm)
Concur with this Certification on this the 11th day of Oct. 2011.

I, *Andra Wainz*, of Eng. Const. Mgmt. - Const. Admin.,
(Name) (Department or Firm)
Concur with this Certification on this the 11th day of October 2011.

I, *[Signature]*, of ENG & CONST. MANAGEMENT,
(Name) (Department or Firm)
Concur with this Certification on this the 11th day of OCTOBER 2011.

I, *[Signature]*, of ENGINEERING & CONST. MANAGEMENT,
(Name) (Department or Firm)
Concur with this Certification on this the 11th day of OCTOBER 2011.