

**CITY OF FAIR OAKS RANCH
CITY COUNCIL SPECIAL MEETING AGENDA**

June 25, 2015; 9:30 a.m.
City Hall Council Chambers
7286 Dietz Elkhorn, Fair Oaks Ranch

I. ESTABLISH A QUORUM OF 4 COUNCIL MEMBERS

II. DISCUSSION ITEMS

- A. Discussion of FY2015/2016 budget estimates and Council priorities by Marcus Jahns, Interim City Administrator.
- B. Discussion of replenishing the General Fund Capital Replacement Reserve by Marcus Jahns, Interim City Administrator.

III. CONSIDERATION ITEMS

- A. Consideration of awarding the Public Safety Facility construction to the low bidder, M.J. Boyle General Contractor, Inc. at a total amount not-to-exceed \$2,084,000 **Project Manager**
- B. Consideration of approving \$176,000 for change orders related to the Public Safety Facility overhead electrical services, for relocation and drainage design, and drainage construction of which \$116,000 to be funded by the General Fund Capital Replacement Reserve and \$60,000 to be funded by the Operating Reserve. **Project Manager**

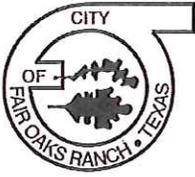
IV. ADJOURNMENT

Signature of Agenda Approval: _____



I, Priscilla Abrego, City Secretary, certify that the above Notice of Meeting was posted on the outside bulletin board at the Fair Oaks Ranch City Hall, 7286 Dietz Elkhorn, Fair Oaks Ranch, Texas, and on the city's website www.fairoaksranchtx.org, both places being convenient and readily accessible to the general public at all times. Said Notice was posted by 5:00 p.m., Friday, June 19, 2015 and remained so posted continuously for at least 72 hours before said meeting was convened.

The Fair Oaks Ranch City Hall is wheelchair accessible at the side entrance of the building from the parking lot. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary's office at (210) 698-0900. Braille is not available. The City Council reserves the right to convene into Executive Session at any time regarding an issue on the agenda for which it is legally permissible; pursuant to *Tex Gov't Code* Chapter 551. Section 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development).



CITY COUNCIL CONSIDERATION ITEM
CITY OF FAIR OAKS RANCH, TEXAS

AGENDA TOPIC: Public Safety Building Contractor Recommendation
START/END DATE: June/July 2015 through April/May 2016
DEPARTMENT: Public Works Department
PRESENTED BY: Ralph Wiesepape, Project Manager

INTRODUCTION/BACKGROUND:

The City of Fair Oaks Ranch hired DHR Architects in November 2013 to prepare a needs analysis for City facilities. Their study determined that the Police Department was in critical need for more space and updated facilities. Upon completion of that study, the City retained the services of DHR Architects to prepare construction documents to build a new Public Safety Building. The building will be a multipurpose facility for the Police Department and Court.

POLICY ANALYSIS/BENEFIT(S) TO CITIZENS:

The Public Safety Building provides additional facilities for the City to provide services for the citizens.

LONGTERM FINANCIAL & BUDGETARY IMPACT:

The City has set aside funds from the general reserve account to pay for the construction work. On May 6, 2015, sealed bids were opened at 4 p.m. with the following base bids read aloud:

General Contractor	Base Bid	General Contractor	Base Bid
CGC Construction	\$2,439,000.00	MJ Boyle	\$2,084,000.00
Davila Construction	\$2,199,000.00	Ortiz Group	\$2,310,000.00
Facility Solution Group	\$2,331,000.00	Vision Construction	\$2,809,893.00
Greco Construction	\$2,169,000.00		

DHR Architects has reviewed all bids for conformance with bidding instructions and checked references (see attached summary and evaluation from DHR). They recommend that the City awards the Public Safety Building construction project to M.J. Boyle General Contractor, Inc. of San Antonio, Texas. City staff typically recommends that an allowance for change orders be given not to exceed 10% of the award contract be included with the authorized award. However, there is a maximum budgeted amount of \$2,200,000 for this project, which only leaves \$116,000 available for change orders.

LEGAL ANALYSIS:

None.

RECOMMENDATION/PROPOSED MOTION:

I move to award the Public Safety Building construction to the low bidder, M.J. Boyle General Contractor, Inc., at a total amount of \$2,200,000.00.

City of Fair Oaks Ranch -
 Public Safety Building
 7286 Dietz Elkhorn Dr., Fair Oaks Ranch, Texas 78015



Bid Date/Time: WED., May 6, 2015 4:00pm CST
 Estimated Construction Cost:

BID TABULATION SUMMARY

General Contractor	Base Bid **	Bid Guarantee	Time of Completion (Days)	Acknowledgement of Addendums (1,2,3,4)	SubContractors Listed (Y/N)	Bid Supplements (Bid Bond A310, Sched. Of Values)	Mark-Up (%)
MJ Boyle	\$2,084,000.00	\$104,200.00	303	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	10%
Greco Construction	\$2,169,000.00	\$108,450.00	330	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	10%
Davila Construction	\$2,199,000.00	\$110,000.00	300	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	5%
Ortiz Group	\$2,310,000.00	\$115,500.00	365	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	10%
Facility Solution Group	\$2,331,000.00	\$116,500.00	250	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	15%
CGC Construction	\$2,439,000.00	\$121,950.00	300	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	12%
Vision Construction	\$2,809,893.00	\$140,494.65	270	Yes	Yes	A310 (Bid Bond), A305 (Bidders QS)	20%

** Base Bid includes an Allowance of \$10,000 for payment for Connection Fees for utilities.

To: City of Fair Oaks Ranch

June 16, 2015

Subject: Change order costs

1. The following costs for the change orders identified below are provided for your information to use for planning/budgeting purposes:
2. Converting from under ground to over head electrical service.
 - A. CPS \$25,000.00 (vs \$50K - \$100K for underground & pad transformer)
 - B. Eagle Enterprises -\$1,500.00 (electrical contractor)
3. Building relocation & drainage system design (civil engineering fees) \$20,000.00
4. M. J. Boyle drainage system construction \$132,503.02

Ralph H. Wiesepape
Public Safety Building
Project Manager

DIETZ ELKHORN RD

CHAFTWELL LN

CITY HALL

CPS ELECT SERVICE

MAINT BLDG

HOA

SECONDARY ELECT SERVICE TO BUILDING

PROPOSED ORIGINAL BLDG LOCATIONS

CARPORT

PUBLIC SAFETY BLDG

CARPORT

RETAINING WALL

DRAINAGE SYSTEM

7'

