

## A G E N D A



## Recommendation for Council Action (CLMD)

Austin City Council		Item ID:	51329	Agenda Number	15.
Meeting Date:	November 12, 2015				
Department:	Capital Contracting Office				
Subject					
Authorize negotiation and execution of a professional services agreement with DEMATTEI WONG ARCHITECTURE, INC., (staff recommendation) or one of the other qualified responders to Request For Qualifications Solicitation No CLMP182 to provide architectural services for the Austin Bergstrom International Airport Parking Garage and Administration Building in an amount not to exceed \$13,000,000.					
Amount and Source of Funding					
Funding is available in the Fiscal Year 2015-2016 Capital Budget of the Aviation Department.					
Fiscal Note					
A fiscal note is attached.					
Purchasing Language:	Staff recommendation is the most qualified firm out of eight firms evaluated through the City's qualifications-based selection process.				
Prior Council Action:					
For More Information:	David Smythe-Macaulay, 974-7152; Robert Mercado, 530-2515; Rolando Fernandez, 974-7749; Sarah Torchin, 974-7141.				
Boards and Commission Action:	Recommended by the Airport Advisory Commission on October 13, 2015.				
Related Items:					
MBE / WBE:	This contract will be awarded in compliance with City Code Chapter 2-9B Minority Owned and Women Owned Business Enterprise Procurement Program by meeting the goals with 21.50% MBE and 16.50% WBE participation.				
Additional Backup Information					

The continued and anticipated growth of Austin Bergstrom International Airport operations has necessitated the need for additional close-in public parking and terminal leasing space for the airlines and its customers at the Airport. Currently there are approximately 13,000 public parking spaces at the airport, and approximately 3,000 of those spaces are garage parking spaces. During busy periods, the public garage reaches capacity and is closed. Patrons are then directed to remote surface lots from which they can ride a bus to/from the terminal building. The garage was closed to patrons due to full capacity 143 times during the fiscal year ending September 30, 2015. In addition, Aviation Administration staff occupy approximately 12,000 square feet of office space in the terminal.

The Aviation Department is proposing to build a new public parking garage with options to include an administrative office building. The new parking garage is forecasted to help alleviate the close-in parking capacity issues beyond 2025. Moving the administration offices from the mezzanine and other levels of the airport terminal building to the new administrative office site could free up space for revenue-generating lease space for airlines and their customers.

The selected consultant will work concurrently with a Construction Manager-at-Risk and City staff to design a new 4,000 to 5,000-space public paid parking garage and, if feasible, develop options to build an administration office building. The proposed site of the new structure is the current Parking Lot "A" (map enclosed) which is adjacent to the existing airport parking garage and the new consolidated rental car facility.

The scope of work shall include space planning of existing Department of Aviation offices within the Terminal Building, the Planning and Engineering building and other Austin Bergstrom International Airport buildings as required to determine feasibility of moving into the new Administration Building. The selected firm shall provide financial feasibility expertise to help investigate funding for the construction, potential revenue generation and to help determine the final scope for the project.

This authorization provides for funding of services related to design services. This request allows for the development of an agreement with the qualified responder that Council selects. If the City is unsuccessful in negotiating a satisfactory agreement with the selected responder, negotiations will cease with that provider. Staff will return to Council so that Council may select another qualified responder and authorize contract negotiations with that provider.

RECOMMENDED FIRM: DEMATTEI WONG ARCHITECTURE, INC.

ALTERNATE FIRM: PIERCE, GOODWIN, ALEXANDER & LINVILLE dba PGAL

Demattei Wong Architecture, Inc. is located in Dallas, TX.

Pierce, Goodwin, Alexander & Linville dba PGAL is located in Austin, TX.