

AGENDA



Recommendation for Council Action

AUSTIN CITY COUNCIL

Regular Meeting: April 12, 2018

Item Number: 008

Capital Contracting Office

Authorize award and execution of a construction contract with Flintco LLC, for the Montopolis Recreation and Community Center CSP Reissue Project, in the amount of \$10,440,000 plus a \$1,560,000 contingency, for a total contract amount not to exceed \$12,000,000. [Note: This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) through the achievements of Good Faith Efforts with 10.16% MBE and 9.53% WBE participation.]

District(s) Affected: District 3

Lead Department	Capital Contracting Office <u>Managing Department(s)</u> Public Works Department
Fiscal Note	Funding in the amount of \$9,120,000 is available in the Fiscal Year 2017-2018 Capital Budget of Parks and Recreation Department. Funding in the amount of \$2,880,000 is available in the Fiscal Year 2017-2018 Capital Budget of Austin Public Health.
Purchasing Language	Best Value to the City of Austin of two offers received.
Prior Council Action	June 8, 2017 - Council approved the use of the Competitive Sealed Proposal procurement method for solicitation of a new recreation and community building.
For More Information	Inquiries should be directed to the City Manager's Agenda Office, at 512-974-2991 or AgendaOffice@austintexas.gov .

	NOTE: Respondents to this solicitation, and their representatives, shall direct inquiries to Rolando Fernandez, 512-974-7749 or Aiden Cohen, 512-974-1929, or the Project Manager, David Smythe-Macaulay, 512-974-7152.
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Additional Backup Information:

The Parks and Recreation Department completed a condition assessment of the existing recreation center in 2011 and the assessment identified deteriorated infrastructure, Americans with Disability Act accessibility problems, and asbestos containing materials. It was subsequently determined that construction of a new facility was more prudent than renovations to the existing recreation center and health clinic facilities.

The Montopolis Recreation and Community Center Project was approved by Austin voters in the November 2012 bond election. The proposed facility will align with Imagine Austin priorities as well as policy recommendations from the Bond Election Advisory Task Force. Upon completion, the Montopolis Recreation and Community Center will be a jointly-operated facility between the Parks and Recreation Department and Austin Public Health with services for all age groups.

This project will provide a new and improved recreation and community center for the Montopolis neighborhood and citizens of Austin. The new center is a joint-use facility between both the Parks and Recreation Department and Austin Public Health. Existing Parks and Recreation Department services such as the playground, the swimming pool, and the ball field will be preserved as part of the neighborhood park services. The new recreation and community center will house current and new recreational and health services including after-school activities, youth sport and specialized classes, education programs, exercise and fitness classes, health, wellness and nutrition programs, senior activities, neighborhood center services, seasonal services, and other health services for preventative care.

The Montopolis community was engaged in an extensive public outreach phase beginning in 2014, which determined the services to be offered in the new facility as well a request for qualification for professional design services. Through the request for qualification process an architectural team was selected in fall 2015 and kicked off the design phase in December 2015 with a Community Meet and Greet, followed by a series of Visioning Workshops in January 2016. The project team presented four schematic design options to stakeholders who were able to vote for their preferred scheme and submit feedback by survey. A final design presentation was made to the community at the annual Cinco de Mayo event at Montopolis

Recreation Center in May 2016. The public was most recently updated at a progress meeting in November 2017.

Due to the potential for additional pier depth to stabilize the new structure, and encounters with undiscovered underground utilities, a 15% contingency in funding has been included to allow for the expeditious processing of any change orders. A contingency is an additional amount of money added to the construction budget to cover any unforeseen construction costs associated with the project.

The contract allows for 608 calendar days for completion of this project after contract award. This project is located within zip code 78741 (District 3).

Flintco, LLC is located in Austin, Texas.

Information on this solicitation is available through the City's Financial Services website. Link: [Solicitation Documents](#).