



City of San Antonio

Agenda Memorandum

File Number:

Agenda Item Number: 6

Agenda Date: October 17, 2024

In Control: City Council A Session

DEPARTMENT: Finance Department

DEPARTMENT HEAD: Troy Elliott

COUNCIL DISTRICTS IMPACTED: Citywide

SUBJECT:

SAT Public Safety Building

SUMMARY:

This ordinance authorizes a contract with Noble Texas Builders, LLC for the interior demolition and construction of a 10,578-square-foot, city-owned facility located at 457 Sandau Rd, San Antonio, Texas, for the relocation of the Transportation Security Agency (TSA) K9 Unit and San Antonio Aviation Police Department (SAAPD) in the amount of \$3,989,052.55. Funding is from Airport Interim Financing and included in the FY 2024 – 2029 Capital Improvement Program.

BACKGROUND INFORMATION:

Submitted for Council consideration and action is the offer submitted by Noble Texas Builders, LLC utilizing the Texas BuyBoard Cooperative Contract #728-24 for the interior demolition and construction of a 10,578-square-foot, city-owned facility located at 457 Sandau Rd, San Antonio, Texas. This buildout is needed to facilitate the relocation of the TSA K9 unit and SAAPD from their current locations, a critical step in accommodating the new terminal development project.

On November 18, 2021, City Council approved the Strategic Development Plan (SDP), a Master

Planning process required by the Federal Aviation Administration to take place every eight to 10 years. The SDP for the San Antonio International Airport identified airfield, terminal, roadway and supporting infrastructure improvements to support the economic growth of our region. The SDP developed into the Terminal Development Program (TDP), which is targeting completion of a new terminal and its associated enabling projects by the end of the second quarter of 2028. The interior demolition and construction of the SAT Public Safety Building is an enabling project to accommodate the TDP and new terminal facility.

The City requested cooperative vendors to submit proposals for “SAT Public Safety Building”, on July 2, 2024, with a submission deadline of July 9, 2024. Three proposals were received and reviewed; the City issued a Request for Offer (RFO 6100018486) to Noble Texas Builders, LLC, a cooperative vendor. Noble Texas Builders, LLC meets the published specifications and is recommended for contract award.

This purchase is made in accordance with the Texas Local Government Purchasing Cooperative BuyBoard passed through Ordinance 97097, dated 1/30/2003. These construction services will be provided by Noble Texas Builders, LLC utilizing the BuyBoard cooperative contract number #728-24.

This vendor has acknowledged to comply with the Heat Illness Prevention Ordinance, approved on August 31, 2023 through Ordinance #2023-08-31-0585.

This contract will begin upon the effective date of the ordinance awarding the contract. This contract will terminate upon completion of all work described herein or delivery of all goods and services ordered, as applicable.

ISSUE:

Submitted for City Council consideration and action is the offer submitted by Noble Texas Builders, LLC for the interior demolition and construction of a 10,578-square-foot, city-owned facility located at 457 Sandau Rd, San Antonio, Texas, for the relocation of the Transportation Security Agency (TSA) K9 Unit and San Antonio Aviation Police Department (SAAPD).

This contract will be awarded in compliance with the Small Business Economic Development Advocacy (SBEDA) Program. Noble Texas Builders, LLC has committed to satisfying the 10% Minority and/ or Women-Owned Business Enterprise (M/WBE) subcontracting goal and the 2% African American Business Enterprise (AABE) subcontracting goal.

The Local Preference Program does not apply to construction service contracts of \$100,000 or more, so no preference was applied to this contract. This contract was procured by means of cooperative purchasing and a Contracts Disclosure Form is not required.

The Veteran-Owned Small Business Preference Program does not apply to construction services, so no preference was applied to this contract.

ALTERNATIVES:

Should this contract not be approved, the Aviation Department would be required to re-solicit the SAT Public Safety Building contract, impacting the relocation of existing staff and potentially delaying the development of the new terminal facility.

FISCAL IMPACT:

This ordinance authorizes a contract with Noble Texas Builders, LLC for the interior demolition and construction of a 10,578-square-foot, city-owned facility located at 457 Sandau Rd, San Antonio, Texas. This buildout is being executed to facilitate the relocation of the TSA K9 unit and SAAPD from their current locations in the amount of \$ 3,989,052.55 as part of the Terminal Development Program. Funding is from Airport Interim Financing and included in the FY 2024 – 2029 Capital Improvement Program.

RECOMMENDATION:

Staff recommends approval of this ordinance.