

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED
ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.**

ORDINANCE

APPROVING A TASK ORDER TO A JOB ORDER CONTRACT WITH LEE CONSTRUCTION AND MAINTENANCE COMPANY (DBA LMC CORPORATION) IN THE AMOUNT NOT TO EXCEED \$750,000 FOR THE MAVERICK BRANCH LIBRARY HVAC PROJECT, LOCATED IN COUNCIL DISTRICT 7. FUNDS ARE AVAILABLE FROM CERTIFICATES OF OBLIGATION INCLUDED IN THE FY 2025 -FY 2030 CAPITAL IMPROVEMENTS PROGRAM.

* * * * *

WHEREAS, the Maverick Branch Library, a vital community resource located at 8700 Mystic Park, in Council District 7, has been serving the residents since its opening in 2006. It is a 15,000 square foot facility, offering a variety of services including tables, computers, a lounge area, and quiet study areas. The existing Heating, Ventilation, and Air Conditioning (HVAC) system, which is approximately 17 years old, has exceeded its useful life, and its replacement is crucial to ensure the comfort and safety of the library users; and

WHEREAS, this task order utilizes the Job Order Contracting (JOC) approved through Ordinance 2022-02-17-0107 by City Council on February 17, 2022. Using the JOC delivery method provides the City with on-call construction, renovation and maintenance services for City buildings and facilities, and

WHEREAS, this proposed task order will provide for the work associated with removing and replacing the existing HVAC system equipment, including building automation controls, commissioning, testing, and balancing. Construction is anticipated to begin in Fall 2024 and is estimated to be completed by Spring 2025; and

WHEREAS, Lee Construction and Maintenance Company has committed to meeting the Small Business Economic Development Advocacy (SBEDA) Program and the Goal Setting Committee recommendation of a 24% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 3% African American Business Enterprise (AABE) subcontracting goal; and

WHEREAS, this Ordinance authorizes a task order to a JOC with Lee Construction and Maintenance Company in an amount not to exceed \$750,000 for the Maverick Branch Library HVAC project. Funds are available from Certificates of Obligation included in the FY 2025 - FY 2030 Capital Improvements Program; **NOW THEREFORE:**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The City Manager or designee, or the Director of the Public Works Department or designee, is authorized to issue a Task Order to the Job Order Contract with Lee Construction and Maintenance Company in the amount of \$750,000.00 for the Maverick Branch Library HVAC project located in Council District 7.

SECTION 2. Funds for this ordinance in the amount of \$750,000.00 is available in Fund 40099000, Project 23-04111, WBS Element 23-04111-05-02-01 and GL Account 5201140.

SECTION 3. Payment not to exceed \$750,000.00 is authorized to be encumbered with a purchase order and made payable to Lee Construction and Maintenance Company (dba LMC Corporation). Payment is in support of the Maverick Branch Library HVAC project. Funding is provided by Certificates of Obligation funds and is included in the FY 2025 - FY 2030 CIP Budget.

SECTION 4. The financial allocations in this Ordinance are subject to approval by the Deputy Chief Financial Officer, City of San Antonio. The Deputy Chief Financial Officer may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Fund Numbers, Project Definitions, WBS Elements, Internal Orders, Fund Centers, Cost Centers, Functional Areas, Funds Reservation Document Numbers, and GL Accounts as necessary to carry out the purpose of this Ordinance.

SECTION 5. This Ordinance shall be effective immediately upon the receipt of eight affirmative votes; otherwise, it is effective ten days after passage.

PASSED and APPROVED this ___ day of October, 2024.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Debbie Racca-Sittre, City Clerk

Andrew Segovia, City Attorney