



# City of San Antonio

## Agenda Memorandum

**File Number:**

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**Agenda Item Number:** 1

**Agenda Date:** May 11, 2023

**In Control:** City Council Special Meeting

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**DEPARTMENT:** Aviation Department

**DEPARTMENT HEAD:** Jesus H. Saenz Jr.

**COUNCIL DISTRICTS IMPACTED:** Citywide

**SUBJECT:**

Briefing on the Terminal Development Program for the San Antonio International Airport

**SUMMARY:**

The Aviation Department will brief City Council with an update on the Terminal Development Program for the San Antonio International Airport. This briefing will include the pre-solicitation briefing on the Construction Manager at Risk contract for the New Terminal Facility and the post-solicitation briefing on the Terminal A Ground Loading Facility and Relocation of Vehicle Gate 20 project. Additionally, the City Manager will brief City Council on the proposed Delegation of Authority Ordinance for the Terminal Development Program and the Airfield Safety Enhancement Improvements Program.

**BACKGROUND INFORMATION:**

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. This process is a comprehensive, long-range study of every physical aspect of an airport to ensure it meets projected demand and serves its designated role within the national airport system.

The SDP for the San Antonio International Airport identified airfield, terminal, roadway and supporting infrastructure improvements to support the economic growth of our region. During the B Session presentation on May 18, 2022, the City Council was presented with the major components included in 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. During the briefing, City Council received a pre-solicitation briefing on the Terminal A Ground Loading Facility and Relocation of Vehicle Gate 20 project.

Since the May 2022 B Session, the Aviation Department has briefed City Council on the Terminal Development Program three additional times to provide updates on the program including unveiling the design renderings, grant submittals for FY 2022 and FY 2023 Federal Aviation Administration Bipartisan Infrastructure Law (BIL) programs, and pre- and post-solicitation briefings for high-profile contracts.

## **ISSUE:**

This briefing includes two solicitation briefings related to the Terminal Development Program:

### **Construction Manager at Risk for New Terminal Facility**

The City is seeking a Construction Manager At Risk (CMR) for the New Terminal Facility at the San Antonio International Airport. The selected CMR will be responsible for the demolition of the existing facilities, utilities and mechanical systems and other tasks associated with preparing the site for the new terminal. The scope of work will also include:

- Construction of an up to 17-gate concourse & associated aircraft apron
- Expansion of elevated roadway & addition of weave lanes
- Central Utility Plant Enhancements
- Construction of a 6-story ground transportation center
- New Federal Inspection Service (FIS)/Customs Area
- Related demolition/preparation site work
- Utilities construction
- North Remain Overnight Aircraft parking

The pre-solicitation briefing will cover the estimated contract value, scope of work, term of the contract, proposed scoring criteria, evaluation committee members, project considerations and program requirements.

### **Terminal A Ground Loading Facility and Relocation of Vehicle Gate 20**

This project will construct a new ground loading facility on the south concourse that will include up to five ground gates with concession space and integration to the Federal Inspection Station. Vehicle Gate 20's current location will be impacted by the new facility, so the project will relocate the Vehicle 20 gate, which allows vehicles access to the airfield. This contract will accept an alternate for the construction of airline Remain OverNight area to park aircraft. In February 2023, the Terminal A Ground Loading Facility received a \$20 million Federal Aviation Administration grant under the Bipartisan Infrastructure Law. The post-solicitation briefing will cover the estimated contract value, proposed contract term, scope of work, scoring criteria and summary, and due diligence results.

**Delegation of Authority Ordinance**

The City Manager will brief the City Council on proposed changes to help streamline future contracts under the TDP and Airfield Enhancement Safety Improvement programs to minimize financial risks related to these two large programs.

**ALTERNATIVES:**

This item is for briefing purposes only.

**FISCAL IMPACT:**

This item is for briefing purposes only.

**RECOMMENDATION:**

This item is for briefing purposes only.