

Post-Solicitation Briefing for Marbach Road Area Streets/Area Drainage



Audit Committee

Date: March 12, 2024

Presented by: Razi Hosseini, P.E., R.P.L.S., Director/City Engineer, Public Works

Solicitation Overview



The Public Works Department solicited a Request for Qualifications (RFQ) for Construction Manager at Risk (CMAR) to provide pre-construction and construction phase services including design optimization considerations, development and management of the project schedule, risk mitigation and construction for the Marbach Road Area Street & Area Drainage (Loop 410 to Horal Street) projects located in Districts 4 and 6.

Solicitation Type

- Construction Manager at Risk (CMAR)

Project Completion

- Spring 2028

Estimated Value

- \$28.4 Million Total

Funding Source

- 2022 Bond (Street & Drainage)

Current Contract Status

- New Contract



Recommended Award Phase 1

Initial Score Matrix

RFQ#: PW0828223JEC Construction Manager At Risk (CMAR) - Marbach Road Area Streets/Area Drainage (Loop 410 to Horal Street) Score Summary INITIAL EVALUATION November 13, 2023	Maximum Points	VENDOR A	VENDOR B	VENDOR C
A - Experience, Background, Qualifications of Key Personnel, and Key Sub-Contractors	50	43.00	40.67	31.50
B - General Proposed Work Plan/Approach	30	24.67	25.33	19.33
C - Experience with San Antonio Region and Past Performance	10	9.16	7.83	5.17
A - C Subtotal	90	76.83	73.83	56.00
D - SBEDA - SBE Prime Contract Program	5	0.00	0.00	0.00
D - SBEDA - M/WBE Prime Contract Program	5	0.00	0.00	0.00
TOTAL SCORE	100	76.83	73.83	56.00
RANK BASED ON TOTAL SCORE		1	2	3

SBEDA Subcontracting Requirements – M/WBE 19%; AABE 3%

Local Preference Program – Not Applicable

Veteran-Owned Small Business Preference Program – Not Applicable



Recommended Award Phase 2

Final Score Matrix

RFP#: PW0828223JEC Construction Manager At Risk (CMAR) - Marbach Road Area Streets/Area Drainage (Loop 410 to Horal Street) Score Summary *FINAL EVALUATION February 08, 2024	Maximum Points	VENDOR A	VENDOR B
A - Detailed Proposed Work Plan and Approach to Quality Control	50	43.79	42.50
B - Overall Evaluation of the Firm/Team and its Ability to Provide Required Services	20	17.50	16.83
A - B Subtotal	70	61.29	59.33
C - Proposed Costing Methodology	20	19.06	20.00
D - SBEDA - SBE Prime Contract Program	5	0.00	0.00
D - SBEDA - M/WBE Prime Contract Program	5	0.00	0.00
TOTAL SCORE	100	80.35	79.33
RANK BASED ON TOTAL SCORE		1	2

*Two firms were shortlisted for interviews. Final scoring was conducted upon completion of interviews.

SBEDA Subcontracting Requirements – M/WBE 19%; AABE 3%

Local Preference Program – Not Applicable

Veteran-Owned Small Business Preference Program – Not Applicable

Due Diligence



Finance and Auditor Departments – Due Diligence Results

Number of vendors notified:

634

Number of vendors at pre-submittal conference:

8

Number of responses received:

3

Results of Minimum Requirements Review

No Material Findings

Results of Due Diligence Review

No Material Findings



Thank You

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