

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

**ORDINANCE**

**APPROVING AN AMENDMENT TO THE DESIGN-BUILD SERVICES  
AGREEMENT WITH SKANSKA NUNNELLY, A JOINT VENTURE,  
INCREASING THE PREVIOUSLY APPROVED CONTRACT AMOUNT  
BY AN AMOUNT NOT TO EXCEED \$885,000, FOR THE BUILDOUT OF  
AN OFFICE SUITE FOR THE SAN ANTONIO POLICE DEPARTMENT'S  
INTERNAL AFFAIRS UNIT.**

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**WHEREAS**, Internal Affairs currently offices in the Washington Square Building at 800 Dolorosa where the building is expected to be redeveloped in the future, preventing the City from entering a long-term lease extension at this property; and

**WHEREAS**, Internal Affairs move to City Tower will provide a significantly improved hearing room for the board, with updated AV and technology, and will also provide appropriate separation between sworn officers and complainants; and

**WHEREAS**, on December 17, 2020, City Council authorized a contract amendment in an amount not to exceed \$75,089,89 and Staff finalized the Guaranteed Maximum Price ("GMP") at the same funding amount to buildout a suite on the 12th floor of City Tower for the San Antonio Police Department's Internal Affairs Unit ("Internal Affairs"). Internal Affairs will occupy 8,195 rentable Sq. Ft. within City Tower; and

**WHEREAS**, this item will authorize amend the contract and the GMP by up to \$885,000, or up to \$75,974,891 with Skanska Nunnelly; and

**WHEREAS**, the buildout of a standalone suite for Internal Affairs is a significant addition to the project's scope, and it is expected to move the substantial completion date from the end of February 2022 to the beginning of May; and

**WHEREAS**, this ordinance authorizes the negotiation and execution of an amendment to the design-build services contract with Skanska Nunnelly, a Joint Venture ("Skanska Nunnelly") in an amount not to exceed \$885,000, to buildout a suite on the 12th floor of City Tower for the San Antonio Police Department's Internal Affairs Unit ("Internal Affairs"). Internal Affairs will occupy 8,195 rentable Sq. Ft. within City Tower. Funding is available and included in the FY 2022 – FY 2027 Capital Improvement Program, **NOW THEREFORE:**

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

**SECTION 1.** The City Manager or his designee is hereby authorized to negotiation and execution of an amendment to the design-build services contract with Skanska Nunnelly, a Joint Venture

DBS  
11/04/21  
Item No. 21-2758

("Skanska Nunnelly") in an amount not to exceed \$885,000, to buildout a suite on the 12th floor of City Tower for the San Antonio Police Department's Internal Affairs Unit ("Internal Affairs"). Internal Affairs will occupy 8,195 rentable Sq. Ft. within City Tower. Funding is available and included in the FY 2022 – FY 2027 Capital

**SECTION 2.** Reserved for Fiscal Language.

**SECTION 3.** 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 Cost Centers, WBS Elements, Internal Orders, General Ledger Accounts, and Fund Numbers as necessary to carry out the purpose of this Ordinance.

**SECTION 4.** This Ordinance shall be effective upon passage by eight affirmative votes; otherwise it shall be effective on the tenth day after passage.

**PASSED AND APPROVED** this \_\_\_\_ day of \_\_\_\_\_, 2021.

**M A Y O R**  
Ron Nirenberg

**ATTEST:**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Andrew Segovia, City Attorney