

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

ORDINANCE

APPROVING A TASK ORDER TO A BUYBOARD JOB ORDER CONTRACT WITH ALPHA BUILDING CORPORATION IN THE AMOUNT OF \$626,500.00 FOR THE CENTRAL LIBRARY REPAIRS PROJECT LOCATED IN COUNCIL DISTRICT 1. FUNDS ARE AVAILABLE FROM THE FY 2022 GENERAL FUND BUDGET AND ARE INCLUDED IN THE FY 2022 – FY 2027 CAPITAL IMPROVEMENT PROGRAM.

* * * * *

WHEREAS, during the freeze, a pipe burst in the cooling tower of the Central Library building, causing water damage to the six-story stairwells and adjacent areas. City staff with emergency approval of Executive Management, authorized work with a plumber to fix the busted pipe to prevent further water damage. This task order will provide for the repair to the damaged areas, including installing new carpet, wall repairs, and painting; and

WHEREAS, in September 2021, the City applied to FEMA for potential reimbursement of eligible expenses for interior water damage repairs and replacements. As a FEMA requirement, the City will be responsible for 25% of these expenses and any expenses not eligible for reimbursement; and

WHEREAS, construction is anticipated to begin in January 2022 and is estimated to be completed by September 2022; and

WHEREAS, this task order utilizes the BuyBoard Job Order Contracting (JOC), an alternative project delivery method approved through Ordinance 2020-09-17-0649 by City Council on September 17, 2020, for federal-funded projects. The JOC is an alternative project delivery method used for incidental demolition, construction, repair, rehabilitation, alteration, and deferred maintenance on City-owned or leased buildings or other facilities of interest to the City. This procurement meets the requirements under the terms of the Texas Local Government Purchasing Cooperative (a.k.a. the “BuyBoard”) agreement adopted by the City of San Antonio by Ordinance No. 97097 on January 30, 2003; and

WHEREAS, the City solicited the BuyBoard JOC contract with Alpha Building Corporation to comply with the latest federal requirements for the use exclusively when federal funds are being expended; and

WHEREAS, the Small Business Economic Development Advocacy (SBEDA) Ordinance requirements were waived due to the lack of small, minority, and/or women businesses available to provide these goods and services; and

WHEREAS, this ordinance authorizes a task order to a BuyBoard Job Order Contract with Alpha Building Corporation in the amount of \$626,500.00 for repairs to the Central Library located in Council District 1; **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 approve a task order to a BuyBoard Job Order Contract (JOC) with Alpha Building Corporation in the amount of \$626,500.00 for repairs to the Central Library located in Council District 1.

SECTION 2. Payment is authorized to be encumbered and made payable to Alpha Building Corporation, in an amount not to exceed \$626,500.00 in support of the Central Library Repairs Project using Fund 2966000 with the WBS element 04-00067-05-02-01 and GL account 5201140. Funding for this project is provided by February 2021 Freeze Fund and is in the FY2022-FY2027 CIP Budget.

Payment is limited to the amounts budgeted in the Operating and/or Capital Budget funding sources identified. All expenditures will comply with approved operating and/or capital budgets for current and future fiscal years.

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

PASSED and APPROVED this ____ day of _____, 2021.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Debbie Racca-Sittre, Acting City Clerk

Andrew Segovia, City Attorney