



# City of San Antonio

## Agenda Memorandum

**File Number:**

---

**Agenda Item Number:** 12

**Agenda Date:** January 13, 2022

**In Control:** City Council A Session

---

**DEPARTMENT:** Parks & Recreation Department

**DEPARTMENT HEAD:** Homer Garcia III

**COUNCIL DISTRICTS IMPACTED:** District 5

**SUBJECT:**

Task Order for Roosevelt Park Swimming Pool

**SUMMARY:**

This ordinance authorizes a Job Order Contract in an amount not to exceed \$698,114.68 payable to Amstar, Inc for general renovations at the Roosevelt Park Swimming Pool. Funding in the amount of \$480,000.00 is available from the FY 2022 Deferred Maintenance Program and is included in the FY 2022 – FY 2027 Capital Improvement Program. This ordinance also authorizes the appropriation and amending of the FY 2022 – FY 2027 Capital Improvement Program with funding in the amount of \$218,114.68 available from the FY 2022 Parks and Recreation Adopted General Fund Budget.

**BACKGROUND INFORMATION:**

Submitted for City Council consideration and action is a task order to Amstar, Inc. for general renovations at Roosevelt Park Swimming Pool. First constructed in the late 1930's, Roosevelt Pool is one of the Parks and Recreation Department's oldest pools and has underwent many repairs in recent years. The proposed renovations will enhance the pool interior, circulation and drainage system thus modernizing the pool's infrastructure to be consistent with current design and construction standards.

The comprehensive renovation package includes the installation of a new floor and wall to reinforce the pool interior. The new interior will allow for greater sustainability and provide for long term maintenance cost savings. Two main drains with frames and twenty-four return lines with jets will be installed to enhance the circulation system. Twenty-six new skimmers and a 15HP pump and filter will be installed to augment the existing drainage system. Construction for this project is anticipated to begin in January and estimated to be complete in June. Mr. Pool Guy, a local firm specializing in commercial and residential swimming pools, provided the design for this project.

This is a task order utilizing Job Order Contracting (JOC), an alternative project delivery method in which ten contractors were approved through Ordinance 2019-02-21-0134 by City Council on February 21, 2019. The use of the JOC delivery method provides the City with on-call construction, renovation, and maintenance services for City buildings and facilities. Assignment of JOC contractors to specific jobs is based on the contractor's current workload, overall capacity, and familiarity with a specific facility, expertise in completing a specific task and/or managing a specific trade needed to carry out the requested repair or rehabilitation. Of the ten contractors, Amstar, Inc. was selected to submit an estimate and project schedule for this Project.

This contract will be awarded in compliance with the Small Business Economic Development Advocacy (SBEDA) Program, which requires contracts to be reviewed by a Goal Setting Committee to establish a requirement and/or incentive unique to the particular contract to maximize the amount of small, minority, and women-owned business participation on the contract. The Goal Setting Committee set a 24% Minority/Women Business Enterprise (M/WBE) subcontracting goal and a 4% African American Business Enterprise subcontracting goal. Amstar, Inc. has committed to a 24% M/WBE and 4% AABE subcontractor participation.

#### **ISSUE:**

This ordinance authorizes a task order to a Job Order Contract in the amount of \$698,114.68 to Amstar, Inc. for general renovations at the Roosevelt Park Swimming Pool in Council District 5. This project is part of the Department's Scheduled Maintenance Program to provide ongoing renovations and refurbishments to Parks and Recreations facilities.

#### **ALTERNATIVES:**

As an alternative, this project could be delivered utilizing another delivery method, such as competitive bid. However, considering the additional time required for the solicitation process, this would adversely affect the timely completion of the project.

#### **FISCAL IMPACT:**

This is a one-time capital improvement expenditure in an amount not to exceed \$698,114.68 payable to Amstar, Inc for general renovations at the Roosevelt Park Swimming Pool. Funding in the amount of \$480,000.00 is available from the FY 2022 Deferred Maintenance Program and is

included in the FY 2022 – FY 2027 Capital Improvement Program. This ordinance also authorizes the appropriation and amending of the FY 2022 – FY 2027 Capital Improvement Program with funding in the amount of \$218,114.68 available from the FY 2022 Parks and Recreation Adopted General Fund Budget.

**RECOMMENDATION:**

Staff recommends approval of this ordinance authorizing a task order to a Job Order Contract in an amount not to exceed \$698,114.68 to Amstar, Inc. for general renovations at the Roosevelt Park Swimming Pool.

The Contracts Disclosure Form required by the City's Ethics Ordinance is attached.