



# City of San Antonio

## Agenda Memorandum

**File Number:**

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**Agenda Item Number:** 10

**Agenda Date:** May 19, 2022

**In Control:** City Council A Session

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**DEPARTMENT:** Public Works Department

**DEPARTMENT HEAD:** Razi Hosseini

**COUNCIL DISTRICTS IMPACTED:** District 2

**SUBJECT:**

Contract Award: Alamodome West Water Loop

**SUMMARY:**

An ordinance accepting the lowest responsive bid and awarding a construction contract to R.E.C. Industries, Inc. in the amount of \$597,900.00 for the Alamodome West Water Loop project located in Council District 2. Funds are available from the Hotel Occupancy Tax (HOT) Redemption and Capital Fund included in the FY 2022 – FY 2027 Capital Improvement Program.

**BACKGROUND INFORMATION:**

Project Background

The hot water loop system at the Alamodome is a two-part system servicing the eastern and western sections of the building. Several leaks reported from the original 1993 systems led to an investigation which concluded the underground piping had reached its serviceable life expectancy. The piping is critical to regulating conditioned air temperatures at the Alamodome. This project will provide for the replacement of the piping on the west side of the Alamodome to regulate air-conditioned temperatures efficiently.

Previous Council Action

In May 2019, through Ordinance 2019-05-09-0381, a construction contract was awarded to R.E.C. Industries, Inc. to reroute the eastern section of the hot water loop system. The eastern section of the piping was completed in November of 2019.

#### **Procurement of Services**

This project was advertised on February 2, 2022, for construction bids in the San Antonio Hart Beat, the City's website, the Texas Electronic State Business Daily, on TVSA, and through the electronic bidding website CivCast. Bids were opened on March 4, 2022 and two (2) bids were received. Of these, the lowest bidder was deemed nonresponsive due to not meeting SBEDA subcontracting requirements, thereby making R.E.C Industries, Inc. the lowest responsive bidder as indicated in the attached bid summary matrix.

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 20% Minority/Women Business Enterprise (M/WBE) subcontracting goal. The Economic Development Department approved a partial waiver submitted by R.E.C. Industries, Inc. because the contractor demonstrated a good faith effort to provide subcontracting opportunities for small, minority, and women-owned businesses.

This construction contract was developed utilizing the low bid process. Therefore, a Contracts Disclosure Form is not required.

#### **ISSUE:**

This ordinance accepts the lowest responsive bid and awards a construction contract to R.E.C. Industries, Inc. in the amount of \$597,900.00 for the Alamodome West Water Loop project located in Council District 2.

This project will replace approximately 2,000 linear feet of underground hot water piping with two, 8-inch pipes located above the ceiling along the west side corridor of the Alamodome. The project will also include the addition of a ceiling grid within the locker room concourse, fire sprinkler head adjustments and minor electrical work. Project construction is anticipated to begin in June 2022 and is estimated to be completed by September 2022.

Construction activities will be coordinated with the Convention & Sports Facilities to ensure the Alamodome remains open and operational during construction.

#### **ALTERNATIVES:**

As an alternative, City Council could require staff to re-bid this project; however, considering the additional time required for another solicitation process, this would adversely affect the timely completion of the project.

**FISCAL IMPACT:**

This is a one-time capital improvement expenditure in the amount of \$597,900.00 authorized payable to R.E.C. Industries, Inc. Funds are available from the HOT Redemption and Capital Fund included in the FY 2022 – FY 2027 Capital Improvement Program.

**RECOMMENDATION:**

Staff recommends approval of this ordinance accepting the lowest responsive bid and awarding a construction contract to R.E.C. Industries, Inc. in the amount of \$597,900.00 for the Alamodome West Water Loop project.