

CIP EXPENSE DETAIL

DATE OF COUNCIL CONSIDERATION:
CONTACT DEPARTMENT(S):

9/27/12
Aviation

SUBJECT: Authorize execution of a construction contract with CHASCO CONTRACTING LTD, LLP / CHASCO CONSTRUCTORS, LTD, LLP, for the ABIA New Employee Parking Lot project at the Austin-Bergstrom International Airport (ABIA) in an amount not to exceed \$6,984,973.95, plus a \$698,497 contingency for a total contract amount not to exceed \$7,683,470.95.

Funding is available in the Fiscal Year 2011-2012 Capital Budget of the Department of Aviation.

CURRENT YEAR IMPACT:

Department:	Aviation
Project Name:	ABIA New Employee Parking Lot
Fund/Department/Unit:	4910-8107-3195 Department of Aviation
Funding Source:	Airport Capital Fund
Current Appropriation:	9,700,000.00
Unencumbered Balance:	8,726,340.58
Amount of This Action:	(7,683,470.95)
Remaining Balance:	<u>1,042,869.63</u>
 Total Amount of this Action	 <u><u>7,683,470.95</u></u>

ANALYSIS / ADDITIONAL INFORMATION:

This project includes construction of a new parking Lot J and expands an existing parking Lot G for employee parking. It provides improvements and maintenance to existing water quality ponds on the east side of the runway. The new parking lots also provide approximately 1,750 paved parking spaces with shuttle bus access, signage, lighting, landscaping and security.

This project includes approximately 87,330 square yards of hot mix asphaltic concrete pavement, approximately 11,000 linear feet of curbing, approximately 2,600 linear feet of storm drain pipeline, signage, lighting, security and access controls, landscaping, irrigation, bus shelters and canopies, and water quality pond renovations. This project is designed to include significant innovative water quality controls and green infrastructure such as ribbon and saw tooth curbs to permit storm water to sheet flow from impervious and pervious surfaces, reclaimed water system for landscape irrigation, LED light fixtures to provide improved lighting and reduce energy costs, landscaping improvements/tree preservation to reduce heat island effect and improve overall aesthetics, and walkway connectivity for passenger and employee well-being.

This project also provides new airport parking spaces east of Presidential Boulevard and an emergency vehicle staging area adjacent to Hotel Drive. The new parking lots will provide additional parking when the proposed consolidated rent car facilities (CONRAC) is under construction.

Due to the potential for unknown subsurface conditions or conflicts when working with existing conditions at the Airport and the need to avoid delay in working at the Airport, a 10% contingency has been included to allow for the expeditious processing of any change orders.

The contract allows 356 calendar days for completion of this project. This project is located within zip code 78719 and is managed by the Public Works Department.

Chasco Contracting, Ltd, LLP is located in Round Rock, Texas.

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M/WBE Summary

Bid documents were distributed to 11 general contractors. The bid documents included two allowances in the amount of \$300,000 for parking revenue control system and \$75,000 for structured cabling, which will be included in the contract. Bids were opened on July 26, 2012. Chasco Contracting Ltd, LLP submitted the lowest responsive bid of 5 bids received:

	Base Bid	Base Bid + Allowances
Chasco Contracting Ltd, LLP, Round Rock, TX	\$6,609,973.95	\$6,984,973.95
The Barr Company, AIA, Austin, TX	\$6,779,926.20	\$7,154,926.20
Austin Bridge & Road, LP, Austin, TX	\$7,515,144.65	\$7,890,144.65
Cash Construction Co, Inc., Pflugerville, TX	\$7,768,883.00	\$8,143,883.00
RGM Constructors of Texas, LLC, Pflugerville, TX	\$7,858,557.30	\$8,233,557.30

The contractor's choice of work methodology provides for 29 areas of subcontracting opportunities which are listed below. Project specific subgoals stated in the solicitation were 1.45% African American; 4.32% Hispanic; 0.25% Native/Asian, 2.15% WBE. Total participation estimated on base bid amount of \$6,609,973.95:

NON M/WBE TOTAL – PRIME	\$2,722,552.95	41.19%
Chasco Constructors Ltd, LLP, Round Rock, TX	\$2,722,552.95	41.19%

MBE TOTAL – SUBCONTRACTORS	\$739,168.00	11.18%
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African American Subtotal	\$314,068.00	4.75%
(MB) Unism Development Co, Inc., Austin, TX (pole base drilling)	\$9,150.00	0.14%
(MB) Avery Lee Williamson, Round Rock, TX (erosion control & landscape irrigation)	\$304,918.00	4.61%

Hispanic Subtotal	\$309,330.00	4.68%
(FH) Texas Metal Technologies, Kerens, TX (rebar)	\$6,000.00	0.09%
(FH) White Photographic Services, Dripping Springs, TX (const. photo)	\$3,330.00	0.05%
(FH) Panther Creek Transportation, Inc., Georgetown, TX (hauling)	\$150,000.00	2.27%
(MH) Texas Trucking Company, Inc., Georgetown, TX (hauling)	\$150,000.00	2.27%

Asian / Native American Subtotal	\$115,770.00	1.75%
(MA) Metalink, Austin, TX (fencing)	\$115,770.00	1.75%

WBE TOTAL – SUBCONTRACTORS	\$147,120.00	2.23%
(FW) Capital Architectural Signs Inc, Austin, TX (arch & directional signs)	\$135,040.00	2.04%
(FW) Terra Ecoservices, LLC, Austin, TX (SWPPP inspections)	\$3,800.00	0.06%
(FW) Woolery Custom Fences, Elgin, TX (pond fence enclosure)	\$5,880.00	0.09%
(FB) Resource Consulting Services, Carrollton, TX (site furnishings)	\$2,400.00	0.04%

NON M/WBE TOTAL – SUBCONTRACTORS	\$3,001,133.00	45.40%
Russell Glass Company, Georgetown, TX (glazing)	\$81,960.00	1.24%
Doleva Elite Tree, Georgetown, TX (arborist)	\$6,100.00	0.09%
Aaron Concrete, Austin, TX (milling)	\$9,000.00	0.14%
Lauren Concrete, Austin, TX (ready mix)	\$50,000.00	0.76%
Ferguson Waterworks, Georgetown, TX (water appurt., concrete structures)	\$87,480.00	1.32%
Hanson Pipe and Precast, Austin, TX (RCP)	\$65,890.00	1.00%
MCS Fire & Security, Austin, TX (cameras & security systems)	\$19,747.00	0.30%
Wheeler Coatings, Round Rock, TX (asphalt paving & striping)	\$1,254,440.00	18.95%
Schmidt Electric, Austin, TX (electric)	\$843,805.00	12.77%
LandTec, Austin, TX (rock wall & granite gravel)	\$138,114.00	2.09%
BK Environmental Svcs, Austin, TX (hazardous material disposal)	\$6,400.00	0.10%
Lhoist North America of Texas, LTD, New Braunfels, TX (lime material)	\$270,950.00	4.10%
Castleberry Surveying, Georgetown, TX (RPLS)	\$10,500.00	0.16%
Highway Technologies, Austin, TX (traffic control)	\$8,303.00	0.13%
McCoy's Welding, Pflugerville, TX (structural steel)	\$78,380.00	1.19%

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Petersen Dean, Austin, TX (standing seam metal roof)	\$10,600.00	0.16%
C&Z Enterprises, LLC, Pflugerville, TX (painting)	\$37,700.00	0.57%
Creative Pipe, Rancho Mirage, CA (site furnishings)	\$21,764.00	0.33%

The Contractor submitted a MBE/WBE Compliance Plan that met the goals of the solicitation and was approved by the Small & Minority Business Resources Department. Second and third low bidder information is provided.

SECOND BIDDER – The Barr Company, AIA, Austin, TX \$7,154,926.20
37.21% NON M/WBE prime participation; 1.58% African American; 5.71% Hispanic; 1.62% Native/Asian;
4.09% WBE; 49.79% Non M/WBE subcontractor participation.

THIRD BIDDER – Austin Bridge & Road, LP, Austin, TX \$7,890,144.65
54.71% NON M/WBE prime participation; 2.86% African American; 4.49% Hispanic; 1.47% Native/Asian;
8.02% WBE; 28.45% Non M/WBE subcontractor participation.