

Design-Build Contract for

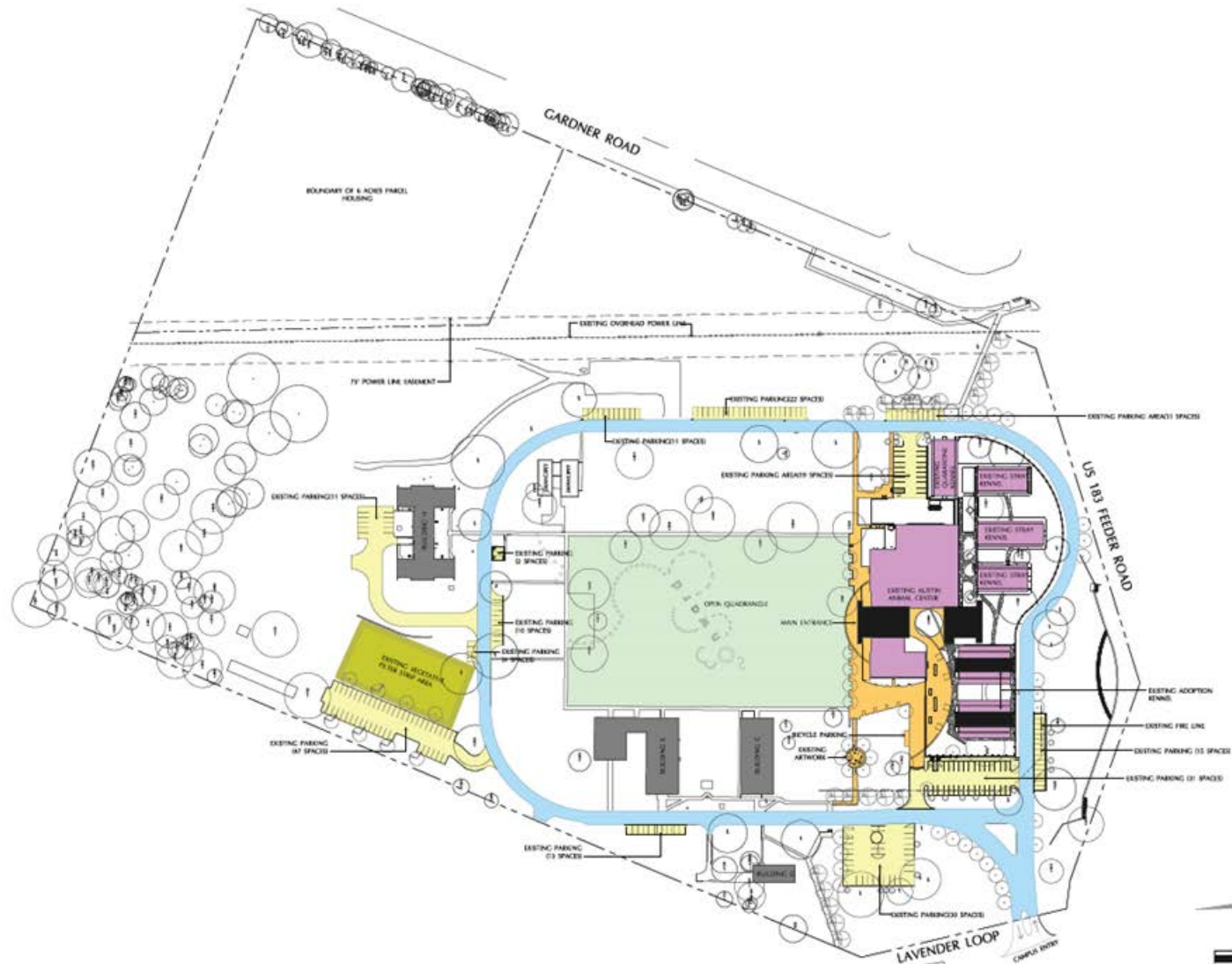
Animal Center Kennel Addition and Betty Dunkerley Campus Infrastructure Improvements

Solicitation RFQS CLMA017

CIP ID # 7526.009



Existing Site Plan

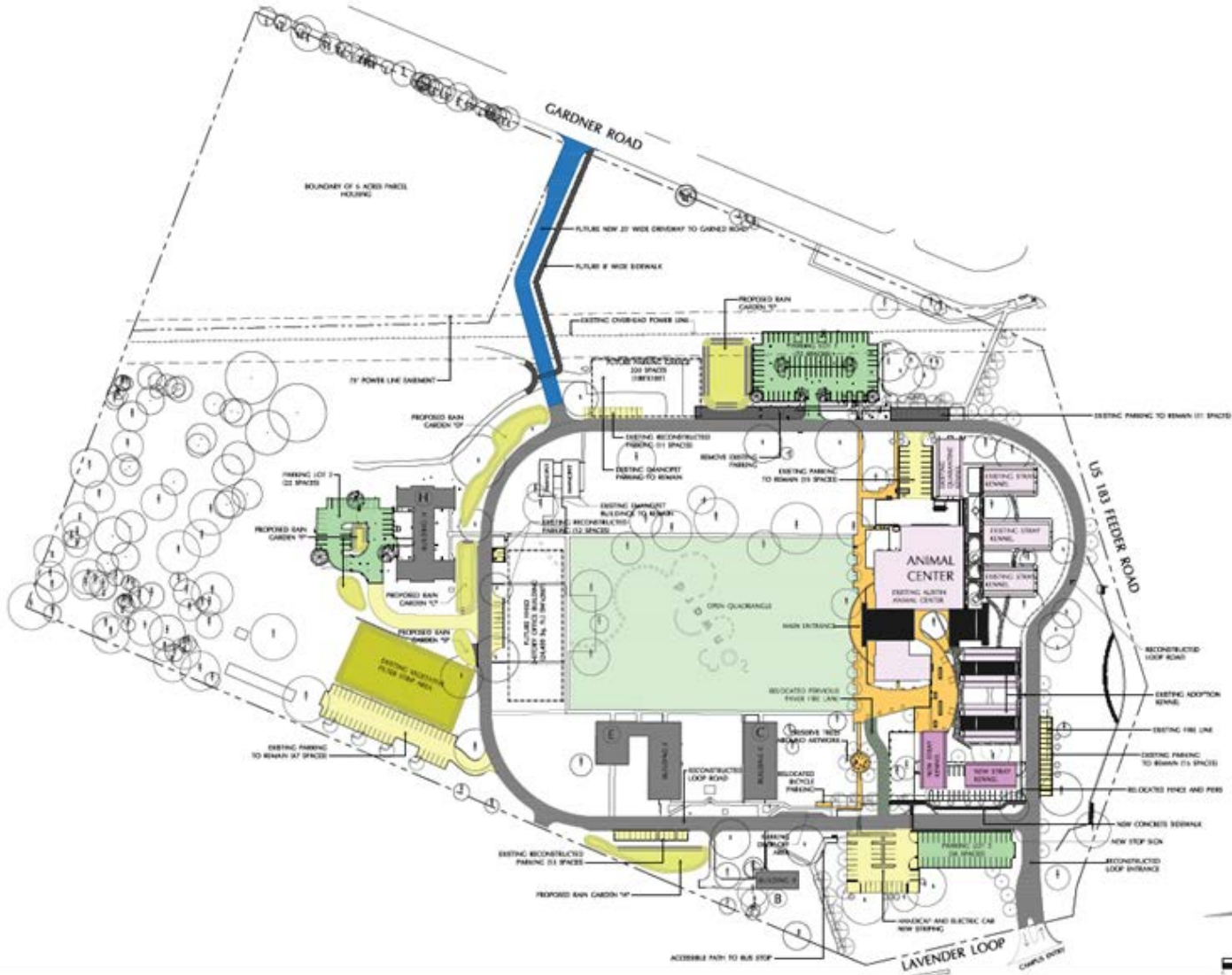


ANIMAL CENTER KENNEL ADDITION & CAMPUS INFRASTRUCTURE
7201 LAVENDER LOOP • AUSTIN, TEXAS 78702

Summary of Project Scope of Work

- ☐ Construct two (2) new stray kennels
- ☐ Construct new parking lots including a new parking lot for Animal Center as shown on Campus Vision Plan
- ☐ Reconstruct loop road and parking along the loop road
- ☐ Address drainage and flood issues along loop road and around existing buildings
- ☐ Redesign campus entrance for better visibility
- ☐ Add gutters and downspouts to the existing buildings
- ☐ Add new signage at the entrance and way-finding signs around the campus
- ☐ Add new landscape and irrigation system as required by permitting process

Campus Vision Plan



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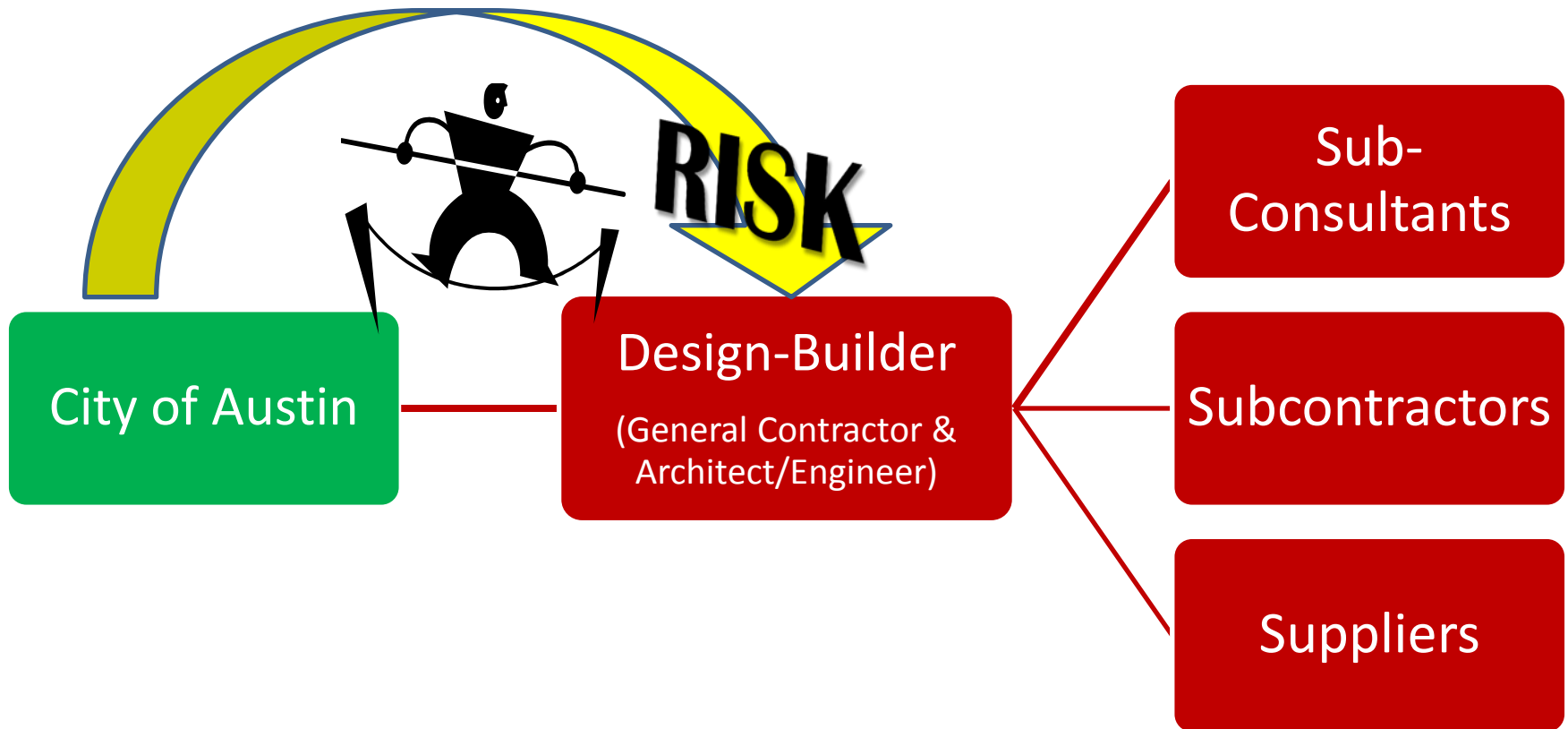
Project Funding Sources

- ❑ HHSD – Betty Dunkerley Campus Infrastructure Improvements project from 2012 Bond Funds
 - \$1,759,727 available for this project

- ❑ Animal Center Kennel Addition – FY 15 Budget Funding
 - \$5,425,000 available for this project

- ❑ **Combined Project Budget available: \$7,124,727**

Design-Build Structure



Design-Builder = single legal entity responsible for both design and construction services (usually builder lead)

Design-Build Solicitation & Selection Process

- ❑ December 11, 2014 – Council authorized Design-Build delivery method
- ❑ Two-Step Evaluation Process (Evaluation Criteria & Ranking)
 - Step 1: Requests for Qualifications
 - MBE/WBE Program
 - Financial and Safety Capacity
 - Experience of Design-Build Firm
 - Work Approach
 - Business/Outreach Practices and Reputation
 - Step 2: Request for Responses
 - Construction Cost Methodologies
 - Budget Cost Methodologies
 - Project Schedule
 - Interviews
- ❑ June 18, 2015 - Top Ranked Design-Build Firm (*Spawglass Contractor, Inc.*) recommended to Council for negotiation and execution of contract

Community Engagement Process

- ❑ Programming & Schematic Design Phase (*Original Agreement*)
 - Design-Builder and City Stakeholders will seek community input
 - Validating Design Criteria Manual
 - Establishment of Schematic Design and Schematic Budget Proposal
- ❑ Preliminary Design Development (*Amendment #1*)
 - Design-Builder and City Stakeholders will prepare a presentation prior to completion of Construction Documents
 - Finalize Design Development
 - Present Coordination and Logistics Information
- ❑ Community Outreach & Communications
 - Animal Center website and posted for visitors
 - City of Austin website
 - Printed and/or Social Media (i.e. Newsletter, Facebook, etc...)

Minority & Woman-Owned Business Participation

- ❑ MBE/WBE participation goals established for this solicitation based on preliminary and design phase services only
 - Solicitation Goals - 1.90% African America; 9.0% Hispanic; 4.90% Native/Asian America; and 15.80% WBE
- ❑ Small and Minority Business Resources Department (SMBR) will establish goals for construction phase when design phase is complete
- ❑ Design-Builder must achieve goals or good faith efforts when submitting guaranteed maximum price proposal for construction phase in 2016

Project Schedule

- ❑ June 18, 2015 - Design-Builder Approval from Council
 - August/September 2015 – Original Agreement Execution
 - Programming, Schematic Design and Budget Development

- ❑ December 2015/January 2016 - Amendment #1 Execution
 - Design and Pre-Construction Services
 - Preliminary Design and Construction Documents

- ❑ June 2016 – Council approves negotiation/execution of guaranteed maximum price proposal for Construction Phase
 - July/August 2016 – Amendment #2 Execution

- ❑ October 2017 - Construction Completion

