

AGENDA



Recommendation for Council Action

AUSTIN CITY COUNCIL

Regular Meeting: August 30, 2018

Item Number: 053

Capital Contracting Office

Authorize award and execution of a construction contract with G. Hyatt Construction, Inc., for the Shipe Neighborhood Park Pool Renovation project in the amount of \$2,925,000 plus a \$292,500 contingency, for a total contract amount not to exceed \$3,217,500. Related to Items #60 and #61. [Note: This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) by meeting the goals with 26.91% MBE and 25.54% WBE participation.]

District(s) Affected: District 9

Lead Department	Capital Contracting Office <u>Managing Department(s)</u> Public Works Department
Fiscal Note	Funding is available in the Fiscal Year 2017-2018 Capital Budget of the Parks and Recreation Department.
Purchasing Language	Lowest responsive bid of 3 bids received through a competitive invitation for Bid solicitation.
For More Information	Inquiries should be directed to the City Manager's Agenda Office, at 512-974-2991 or AgendaOffice@austintexas.gov NOTE: Respondents to this solicitation, and their representatives, shall direct inquiries to Rolando Fernandez, 512-974-7749, Aiden Cohen, 512-974-1929, or the Project Manager, Sergio Altamirano 512-974-1747.

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Additional Backup Information:

In 2014, the Parks and Recreation Department completed the Aquatic Master Plan which identified Shipe Pool as a critical pool. A critical pool is defined as a pool that is in danger of functionally failing within the next five years. At that time, the pool was leaking and required immediate repairs in order to remain in a functional condition.

The project site has numerous spatial and code regulation challenges that have been identified and ultimately resolved over the past year through the Site Development Permit process. These challenges constrained the development of the project by limiting the pool size and the location of the associated pool amenities. The project site is bounded by Avenue G and 44th Street, a mosaic wall and a historic structure and heritage oak trees at its western edge. Along 44th Street, the site is limited due to overhead power lines. Along Avenue G a right of way vacancy was requested to allow for the development to extend eastwards towards Avenue G. The southern edge of the project site is limited due to a flood plain and the mosaic art piece at the existing pump house. The location of the existing pump house will remain as the mosaic is attached to the walls. In addition to these constraints, the City had to vacate an alley that was recorded when the property was subdivided for development in the early 20th century.

This project consists of the demolition of the existing pool and construction of new neighborhood pool facility and all associated equipment. This scope includes renovation of the pump house, new masonry restrooms, a lifeguard room, shading structures, infrastructure and utility work, interior lighting, sidewalks, and pool decks.

Public outreach meetings have occurred during the design phase including on-site open houses and several in-person neighborhood association meetings. The Parks and Recreation Department has been providing on-going updates to the community.

The pool was closed for the 2017 and 2018 swim seasons due to the pool's condition. A delay in awarding this contract will impact construction work and the schedule to reopen for the 2019 swim season. This is an active park and the neighborhood is supportive of the project and eager for project completion.

Due to the potential for unforeseen subsurface conditions when working in an existing facility, a 10% contingency in funding has been included to allow for the expeditious processing of any change orders. A contingency is an additional amount of money added to the construction budget to cover any unforeseen construction costs associated with the project.

The contract allows 250 calendar days for final completion of this project. This project is located

within zip code 78751 (District 9).

G. Hyatt Construction, Inc. is located in Leander, TX.

Information on this solicitation is available through the City's Austin Finance Online website.

Link: Solicitation Documents

<https://www.austintexas.gov/financeonline/account_services/solicitation/solicitation_details.cfm?sid=126634>.