



**Construction Contract
CITY OF AUSTIN
RECOMMENDATION FOR COUNCIL ACTION**

**AGENDA ITEM NO.: 75
AGENDA DATE: Thu 06/23/2005
PAGE: 1 of 2**

SUBJECT: Authorize the execution of a construction contract with STEWART-MATL, LTD., Austin, TX, for the Austin-Bergstrom International Airport Elevator and Escalator Improvements project in the amount of \$4,411,000 plus a \$441,100 contingency, for a total contract amount not to exceed \$4,852,100.

AMOUNT & SOURCE OF FUNDING: Funding in the amount of \$4,852,100 is available in the Fiscal Year 2004-2005 Amended Capital Budget of the Aviation Department.

FISCAL NOTE: A fiscal note is attached.

REQUESTING Public Works
DEPARTMENT: for Aviation;

**DIRECTOR'S
AUTHORIZATION:** Sondra Creighton

FOR MORE INFORMATION CONTACT: Charles Nolan, 530-6304; Felix Benavides, 974-7027; Laura Bohl, 974-7064.

PRIOR COUNCIL ACTION: N/A

BOARD AND COMMISSION ACTION: Approved by the Austin Airport Advisory Commission

PURCHASING: Lowest bid of three received.

MBE / WBE: 3.09% DBE subcontractor participation.

The Terminal project includes replacing four existing escalators, installing two additional down escalators, installing four new elevators, and upgrading two existing elevators as part of an ongoing effort to maintain a high quality international airport. The construction is anticipated to start in August 2005 and to continue in phases until April 2007. The project has been closely coordinated with the airlines and airport tenants.

This project will replace four existing escalators, install two additional down escalators, install four new elevators, and upgrade two existing elevators, to improve passenger access during peak loads. It will also provide vertical transportation for passengers when the Terminal is expanded in the future. The project work plan is to complete the installation of each new escalator before beginning replacement of the existing one on each side of the Baggage Claim Lobby. Most of the work will be performed after the terminal closes each evening.

Due to the potential for unknown subsurface conditions and utility conflicts when excavation begins for elevator and escalator pits, a 10% contingency in funding has been included to allow for the expeditious processing of any future change orders. The contract allows 450 calendar days for completion of this project.

Bid documents were distributed to 3 general contractors. Bids were opened on May 11, 2005. Stewart-Matl, LTD. submitted the lowest of 3 bids received:

Stewart-Matl, LTD., Austin, TX	\$4,411,000
Spawglass Contractors, Inc., Austin, TX	\$4,741,000



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Solis Constructors, Austin, TX

\$5,485,000

The contractor's choice of work methodology provides for subcontracting opportunities in 11 areas which are listed below. Participation subgoals stated in the solicitation were 3% DBE. Total participation estimated on base bid amount of \$1,650,000.00:

DBE TOTAL – PRIME	\$490,054.00	29.70%
Stewart-Matl, LTD., Austin, Texas	\$490,054.00	29.70%
DBE TOTAL – SUBCONTRACTORS	\$51,000.00	3.09%
(MB)Aus-Tex Electric, Inc., Austin, Texas (electrical)	\$51,000.00	3.09%
NON-DBE TOTAL – SUBCONTRACTORS	\$1,108,946.00	67.21%
Southwest Constructors, Austin, TX (demolition)	\$82,000.00	4.97%
Rainwater Restoration, Austin, TX (caulking)	\$ 5,060.00	0.31%
National Terrazzo, Austin, TX (terrazzo)	\$ 5,000.00	0.30%
Blumenthal Sheet Metal, Houston, TX (sheet metal work)	\$48,000.00	2.91%
Simplex Grinnell, Round Rock, TX (fire alarm)	\$86,000.00	5.21%
TAG Electric, San Marcos, TX (electrical)	\$32,000.00	1.94%
Automatic Fire Protection, Pflugerville, TX (fire sprinklers)	\$ 3,886.00	0.24%
Schindler Elevator Corp., Austin, TX (elevator & escalator)	\$720,000.00	43.64%
Bahl Fireproofing, Round Rock, TX (fireproofing)	\$ 7,000.00	0.42%
Lone Star Interiors, Austin, TX (drywall)	\$120,000.00	7.27%

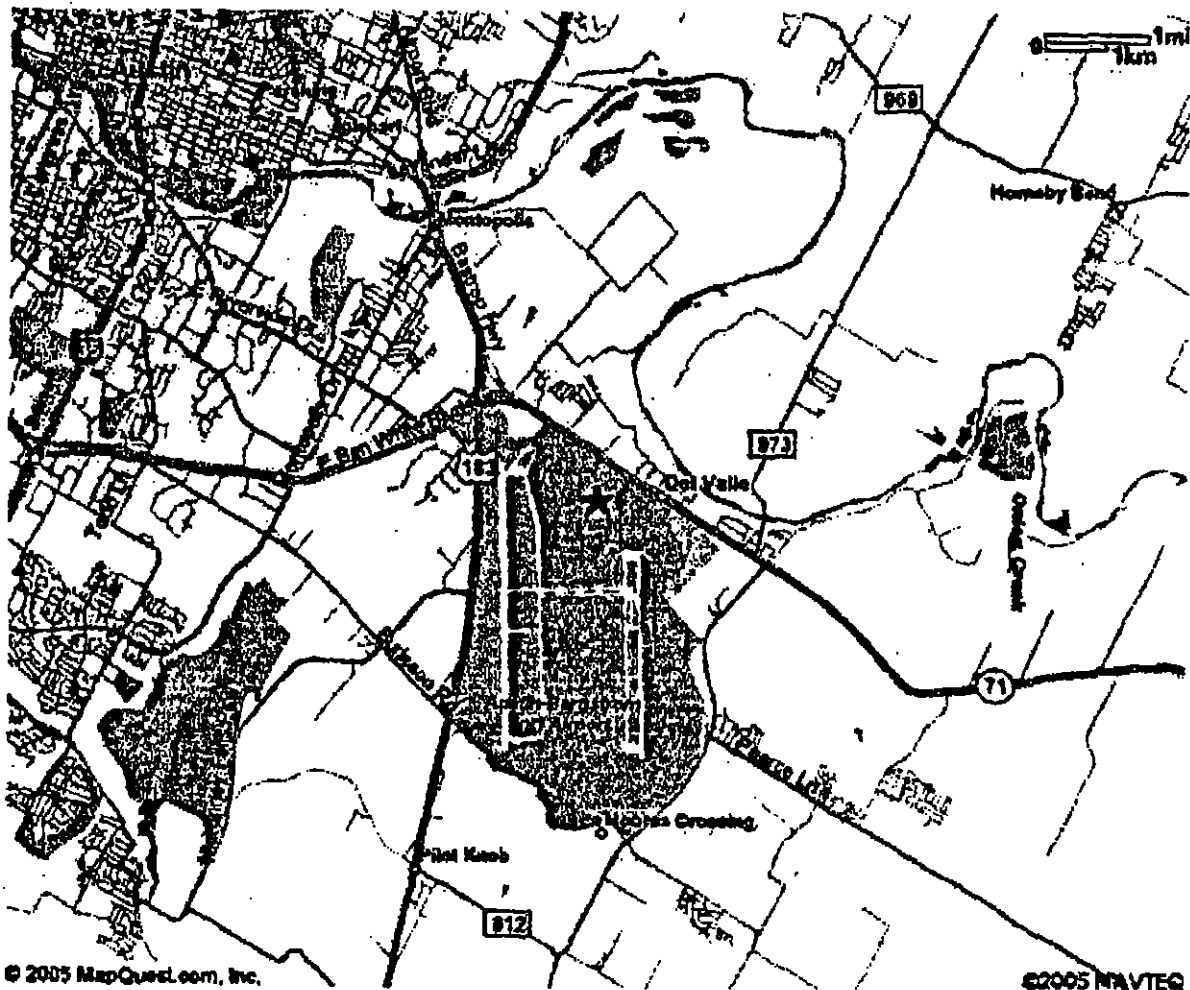
The Contractor submitted a DBE Compliance Plan that met the goals of the solicitation and was approved by the Department of Small and Minority Business Resources. Second and third low bidder information is provided.

SECOND BIDDER – Spawglass Contractors, Inc. -- \$1,852,228.00

38.20% Non DBE prime participation; 1.15% DBE, 60.65% Non DBE subcontractor participation.

THIRD BIDDER – Solis Constructors, Inc. -- \$1,915,000.00

46.20% Non DBE prime participation; 0.00% DBE; 53.80% Non DBE subcontractor participation.



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CIP BUDGET FISCAL NOTE

DATE OF COUNCIL CONSIDERATION:
WHERE ON AGENDA:
DEPARTMENT:

23-Jun-05
Resolution
Aviation

Description: Authorize the execution of a construction contract with STEWART-MATL, LTD., Austin, TX, for the Austin-Bergstrom International Airport Elevator and Escalator Improvements project in the amount of \$4,411,000 plus a \$441,100 contingency, for a total contact amount not to exceed \$4,852,100.

FINANCIAL INFORMATION:

Project Name:	ABIA Improvements
Project Authorization:	2004-05 Capital Budget
Funding Source:	Airport Capital Fund
	Entitlement grants
Fund/Agency/Orgn:	4910-817-3086

Current Appropriation	\$ 123,798,963
Unencumbered Balance	26,929,025
Amount of this Action	<u>(4,852,100)</u>
Available Balance	\$ 22,076,925

Use of Estimated Remaining Balance

Noise Mitigation and Flight Track Monitoring System	\$ 6,278,864
Terminal Modifications	49,266
Balcony Etched Glass	48,900
Etched Glass, Engineering Support	6,988
Field Maintenance Facility	67,649
Security System Improvements	108,918
Alternative Fuel (Propane) Facility	2,805
Parking Structure Rehabilitation	23,476
Emergency Dispatch Center at Ops Building	74,063
Public Parking Improvements	304,065
Pavement Maintenance	703,025
Terminal Improvements	2,169,821
APPD CIP	81,723
Info Systems-Comm. Center	4,401
Air Cargo Pond Correction	18,121
Baggage Screen	878,609
Terminal Leak Repairs	1,698,724
Bldg 6010 Roof Repairs	182,434

ERS Perimeter Road Study	347,774	
AIPP Ped Bridge	13,908	
Elevator & Escalator Improvements	350,846	
Maynard Tract	39,110	
Airfield Lighting Improvements Pavement Rehab	2,659,790	
Noise Mitigation	4,579,616	
ABIA Security Improvements Phase 2	206,882	
AIPP 2005	131,730	
Part 150 Update	500,000	
Kucera Tract	17,000	
SIDA Gate Project	65,742	
Parent level	<u>462,674</u>	
	\$ 22,076,925	\$ 22,076,925
Currently Unbudgeted/Unobligated		\$ <u>0</u>

Finance: Barbara Elger Date: 6-2-05