

AN ORDINANCE 2012 - 06 - 14 - 0428

AUTHORIZING THE SELECTION OF BYRNE CONSTRUCTION SERVICES FOR NEGOTIATION AND EXECUTION OF A DESIGN/BUILD SERVICES AGREEMENT IN THE AMOUNT NOT TO EXCEED \$8,450,000.00 FOR THE DESIGN AND CONSTRUCTION IMPROVEMENTS OF THE PLAZA DE ARMAS BUILDING, LOCATED IN COUNCIL DISTRICT 1 AND AMENDING THE CAPITAL IMPROVEMENT BUDGET WITH THE APPROPRIATION OF AN ADDITIONAL \$2,574,826.00 IN PUBLIC EDUCATION GOVERNMENT FUNDS TO THE PLAZA DE ARMAS PROJECT.

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WHEREAS, the Plaza de Armas building consists of four interconnecting buildings to create larger square footage of useable space; it was acquired by the City in 1986 and was used for office space, however, over the years the building has deteriorated and is not longer suitable for such use; and

WHEREAS, Ordinance 2011-06-23-0546 approved a contract with Alamo Architects for Phase 1 which included the assessment and review of the existing conditions of architectural components including the roof, exterior walls, doors and windows, all mechanical, electrical and plumbing systems, as well as the structural integrity of all four buildings; and

WHEREAS, this Ordinance selects **Byrne Construction Services** for negotiation and execution of a Design/Build Services Agreement for design and construction improvements to rehabilitate the historic Plaza de Armas building; and

WHEREAS, this Project will provide overall improvements to the entire building both the interior and exterior of the entire building. The proposed improvements include a complete new roof, rehabilitation of exterior doors, windows and all walls, new heating and air conditioning systems, new electrical, and plumbing; and

WHEREAS, this Ordinance will also amend the Capital Improvement Budget with the appropriation of an additional \$2,574,826.00 in Public Education Government funds to the Plaza de Armas Project; and

WHEREAS, approval of this Ordinance will be a continuation of Council policy to complete previously approved FY 2011-2016 Capital Improvement funded projects and ensure delivery of the Plaza de Armas facility improvements project in a manner that is most advantageous to the City; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. **Byrne Construction Services** is hereby selected for negotiation and execution of a Design/Build Services Agreement for design and construction improvements to rehabilitate the historic Plaza de Armas building.

SECTION 2. The City Manager or her designee is hereby authorized to negotiate and execute a Design/Build Services Agreement with **Byrne Construction Services** in an amount not to exceed \$8,450,000.00.

SECTION 3. The following financial adjustments are hereby approved:

- a) The amount of \$2,574,826.00 is appropriated in SAP Fund 11001003, Public Education Government Channel, SAP Internal Order # 390000001495, SAP GL account 6102100 – Interfund Transfer out entitled From 11001003 to 40-00226-90-03. The amount of \$2,574,826.00 is authorized to be transferred to SAP Fund 43099000.
- b) The budget in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00226, Plaza De Armas Building Improvements, shall be revised by increasing SAP WBS Element 40-00226-90-03 entitled Transfer from I/O# 390000001495, SAP GL Account 6101100 – Interfund Transfer In, by the amount \$2,574,826.00.
- c) The amount of \$2,574,826.00 is appropriated in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00226, Plaza De Armas Building Improvements, SAP WBS Element 40-00226-05-02-01, entitled City Construction, SAP GL Account 5201140.
- d) Payment in the amount not to exceed \$8,450,000.00 in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00226, Plaza De Armas Building Improvements, is authorized to be encumbered and made payable to **Byrne Construction Services**, for design and construction improvements.
- e) The financial allocations in this Ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director of Finance may, subject to concurrence by the City Manager, or the City Manager’s designee, correct allocation to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document Numbers, and SAP GL Accounts as necessary to carry out the purpose of this Ordinance.

SECTION 4. This Ordinance shall be effective immediately upon passage by eight or more affirmative votes; otherwise, it shall be effective on the tenth day after passage.

PASSED AND APPROVED this 14th day of June, 2012.



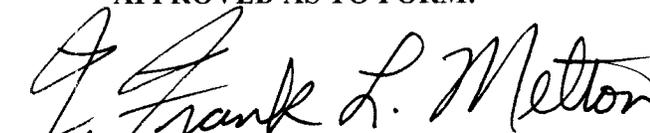
M A Y O R
Julián Castro

ATTEST:

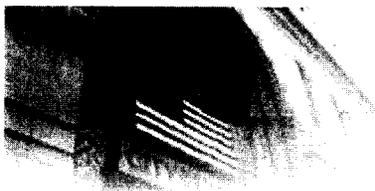


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

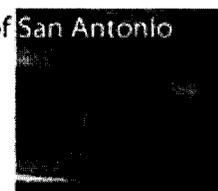


for Michael D. Bernard, City Attorney



Request for
COUNCIL
ACTION

City of San Antonio



Agenda Voting Results - 12

Name:	4, 5, 6, 8, 11, 12, 13, 15, 16, 17, 21, 22, 23, 24, 25, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37A, 38A, 38B, 39A, 39B, 39C, 39D, 39E, 40A, 40B, 40C, 40D, 40E, 40F						
Date:	06/14/2012						
Time:	09:27:40 AM						
Vote Type:	Motion to Approve						
Description:	An Ordinance authorizing the negotiation and execution of Design/Build Services Agreement to Byrne Construction Services, in an amount not-to-exceed \$8,450,000.00, for the design and construction improvements to rehabilitate the historic Plaza de Armas building, located in Council District 1; and, amending the Capital Improvement Budget with the appropriation of an additional \$2,574,826.00 in Public Education Government funds to the Plaza de Armas project. [Peter Zanoni, Assistant City Manager; Mike Frisbie, Director, Capital Improvements Management Services]						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Diego Bernal	District 1		x				x
Ivy R. Taylor	District 2		x				
Leticia Ozuna	District 3		x				
Rey Saldaña	District 4	x					
David Medina Jr.	District 5		x				
Ray Lopez	District 6		x			x	
Cris Medina	District 7		x				
W. Reed Williams	District 8		x				
Elisa Chan	District 9		x				
Carlton Soules	District 10		x				