



Legislation Details (With Text)

**File #:** 21-1208      **Version:** 1      **Name:**  
**Type:** CONSENT AGENDA      **Status:** Approved  
**File created:** 6/22/2021      **In control:** Park & Recreation Department  
**On agenda:** 8/11/2021      **Final action:**

**Title:** Authorize (1) a construction services contract for the construction of the Arapaho Park Site Improvements Project located at 7401 Tophill Lane - A S Con, Inc., lowest responsible bidder of six; (2) the receipt and deposit of funds in an amount not to exceed \$158,289.20 from the Dallas Parks Foundation in the Capital Gifts, Donation and Development Fund; and (3) an increase in appropriations in an amount not to exceed \$158,289.20 in the Capital Gifts, Donations and Development Fund - Not to exceed \$465,400.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund) (\$158,289.20), Capital Gifts, Donation and Development Fund (\$158,289.20), and Equity Revitalization Capital Fund (\$148,821.60)

**Sponsors:**

**Indexes:** 11

**Code sections:**

**Attachments:** 1. Resolution, 2. Map

Date	Ver.	Action By	Action	Result
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**STRATEGIC PRIORITY:** Quality of Life  
**AGENDA DATE:** August 11, 2021  
**COUNCIL DISTRICT(S):** 11  
**DEPARTMENT:** Park & Recreation Department  
**EXECUTIVE:** John D. Jenkins

**SUBJECT**

Authorize (1) a construction services contract for the construction of the Arapaho Park Site Improvements Project located at 7401 Tophill Lane - A S Con, Inc., lowest responsible bidder of six; (2) the receipt and deposit of funds in an amount not to exceed \$158,289.20 from the Dallas Parks Foundation in the Capital Gifts, Donation and Development Fund; and (3) an increase in appropriations in an amount not to exceed \$158,289.20 in the Capital Gifts, Donations and Development Fund - Not to exceed \$465,400.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund) (\$158,289.20), Capital Gifts, Donation and Development Fund (\$158,289.20), and Equity Revitalization Capital Fund (\$148,821.60)

**BACKGROUND**

On May 7, 2021, six bids were received for the construction of the Arapaho Park Site Improvements

Project. This item authorizes the award of this construction contract to A S Con, Inc., lowest responsible bidder of six for the Base Bid and Alternate No. A2, in an amount not to exceed \$465,400.00.

The scope of work for the Arapaho Park Site Improvements Project includes playground replacements including grading, concrete edge, loop trail, variable height cast in place retaining wall, engineer wood fiber and establishment of ground cover.

The following chart illustrates A S Con, Inc.'s, contractual activities with the City of Dallas for the past three years:

	<u>PBW</u>	<u>DWU</u>	<u>PKR</u>	<u>TRN</u>
Projects Completed	0	0	1	0
Active Projects	0	0	2	0
Change Orders	0	0	0	0
Projects Requiring Liquidated Damages	0	0	0	0
Projects Completed by Bonding Company	0	0	0	0

**ESTIMATED SCHEDULE OF PROJECT**

Began Design	October 2019
Completed Design	April 2020
Begin Construction	September 2021
Complete Completion	February 2022

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On October 10, 2019, the Park and Recreation Board, Planning and Design Committee was briefed on construction procurement.

On June 17, 2021, the Park and Recreation Board authorized a construction contract with A S Con, Inc. for the construction of the Arapaho Park Site Improvements project located at 7401 Tophill Lane.

**FISCAL INFORMATION**

Fund	FY 2021	FY 2022	Future Years
Capital Gifts, Donation and Development Fund	\$158,289.20	\$0.00	\$0.00
Equity Revitalization Capital Fund	\$148,821.60	\$0.00	\$0.00
Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)	\$158,289.20	\$0.00	\$0.00
Total	\$465,400.00	\$0.00	\$0.00

**M/WBE INFORMATION**

In accordance with the City's Business Inclusion and Development Policy adopted on September 23, 2020, by Resolution No. 20-1430, as amended, the M/WBE participation on this contract is as follows:

Contract Amount	Procurement Category	M/WBE Goal	M/WBE %	M/WBE \$
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\$465,400.00	Construction	32.00%	19.32%	\$89,938.00
• This contract does not meet the M/WBE goal, but complies with good faith efforts.				
• A S Con, Inc. - Local; Workforce - 100.00% Local				

**PROCUREMENT INFORMATION**

The following six bids were received and opened on May 7, 2021:

\*Denotes the successful bidder

<b><u>Bidders</u></b>	<b><u>Base Bid</u></b>	<b><u>Alternate No. A2**</u></b>	<b><u>Total Bid</u></b>
*A S Con, Inc. 15724 Golden Creek Road Dallas, TX 75248	\$151,400.00	\$314,000.00	\$465,400.00
Phillips May Corp	\$171,115.00	\$351,250.00	\$522,365.00
C. Greenscaping LP	\$187,704.78	\$326,132.00	\$513,836.78
North Rock Construction	\$230,144.66	\$320,863.35	\$551,008.01
Henneberger Construction	\$271,777.00	\$334,522.00	\$606,299.00
Wall Construction	\$288,830.00	\$367,600.00	\$656,430.00

\*\*Alternate No. A2 - provides for the installation of KOMPAN playground equipment.

**OWNER**

**A S Con, Inc.**

Ali Safdarinia, President

**MAP**

Attached