



## Legislation Text

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**File #:** 22-639, **Version:** 1

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**STRATEGIC PRIORITY:** Quality of Life, Arts & Culture  
**AGENDA DATE:** May 25, 2022  
**COUNCIL DISTRICT(S):** 2  
**DEPARTMENT:** Department of Convention and Event Services  
**EXECUTIVE:** Majed Al-Ghafry

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### **SUBJECT**

Authorize a decrease in the construction services Contract No. CCT-2020-00013016 with Sawyers Construction, Inc., for Change Order No. 2 reducing the contractor's scope of work for the Kay Bailey Hutchison Convention Center Dallas Elevator and Escalator Modernization project located at 650 South Griffin Street - Not to exceed (\$408,655.02) from \$6,503,498.00 to \$6,094,842.98 - Financing Convention Center Construction Fund

### **BACKGROUND**

City of Dallas Convention and Event Services department are committed to a new masterplan for the Kay Bailey Hutchison Convention Center Dallas. The Capital Construction Project Management team has been requested to scale back projects to reduce overall capital costs and focus on improvements necessary to maintain the facilities current operations.

This action will decrease the scope of work authorized in the original contract with Sawyers Construction, Inc. The decrease to the contractor's scope of work included with this action is the work associated with removing escalators Nos. 5 and 6, the filling in of the exhibit level floor, the wall and storefront modifications at A/B parking garage level below including masonry infill and flooring, and also the work associated with escalators Nos. 23 and 24 including cutting a new doorway from the top of the escalator landing into the exhibit level pre-function area and the masonry infill of the existing bi-parting door into the Exhibit Hall B from the same escalator landing.

### **ESTIMATED SCHEDULE OF PROJECT**

Began Design	June 2020
Completed Design	November 2020
Began Construction	March 2021
Complete Construction	August 2023

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

On November 8, 2017, City Council authorized a professional services contract with AECOM Technical Services, Inc. by Resolution No. 17-1727.

On January 13, 2021, City Council authorized a construction contract with Sawyers Construction, Inc. by 21-0116.

[Information about this item was provided to the Quality of Life Committee on May 16, 2022. <http://cityofdallas.legistar.com/gateway.aspx?M=F&ID=d64619a8-1727-4df3-b14e-b25715df417e.pdf>](http://cityofdallas.legistar.com/gateway.aspx?M=F&ID=d64619a8-1727-4df3-b14e-b25715df417e.pdf)

**FISCAL INFORMATION**

Fund	FY 2022	FY 2023	Future Years
Convention Center Construction Fund	(\$408,655.02)	\$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 \$
(\$408,655.02) Reduction	Construction	25.00%*	14.71%	(\$60,100.00)
• *This item reflects previous Business Inclusion and Development Policy M/WBE goal.				
• This contract does not meet the M/WBE goal, but complies with good faith efforts.				
• Change Order No 2 - Overall 0.00% M/WBE participation				
• Sawyers Construction, Inc.- Local; Workforce; 25% Local				

**OWNER**

**Sawyers Construction, Inc.**

Randy Sawyers, President