



Legislation Details (With Text)

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On agenda: 2/26/2020 **Final action:** 2/26/2020

Title: Authorize (1) a construction contract for the Fair Park Coliseum Facility Improvements Project located at 1438 Coliseum Drive - Azteca Enterprises, Inc., best value proposer of three; (2) the receipt and deposit of funds in an amount not to exceed \$5,046,710.00 from the State Fair of Texas in the Fair Park Capital Reserves Fund; and (3) an increase in appropriations in an amount not to exceed \$5,046,710.00 in the Fair Park Capital Reserves Fund - Estimated Costs: Not to exceed \$10,042,531.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund) (\$4,995,821.00) and Fair Park Capital Reserves Fund (\$5,046,710.00); Estimated Revenue: \$5,046,710.00

Sponsors:

Indexes: 7

Code sections:

Attachments: 1. Map, 2. Resolution

Date	Ver.	Action By	Action	Result
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STRATEGIC PRIORITY: Quality of Life

AGENDA DATE: February 26, 2020

COUNCIL DISTRICT(S): 7

DEPARTMENT: Park & Recreation Department

EXECUTIVE: John D. Jenkins

SUBJECT

Authorize (1) a construction contract for the Fair Park Coliseum Facility Improvements Project located at 1438 Coliseum Drive - Azteca Enterprises, Inc., best value proposer of three; (2) the receipt and deposit of funds in an amount not to exceed \$5,046,710.00 from the State Fair of Texas in the Fair Park Capital Reserves Fund; and (3) an increase in appropriations in an amount not to exceed \$5,046,710.00 in the Fair Park Capital Reserves Fund - Estimated Costs: Not to exceed \$10,042,531.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund) (\$4,995,821.00) and Fair Park Capital Reserves Fund (\$5,046,710.00); Estimated Revenue: \$5,046,710.00

BACKGROUND

On October 11, 2019, three proposals were received for the Fair Park Coliseum Facility

Improvements Project. This action will authorize the award of a construction contract with Azteca Enterprises, Inc. for the Base Bid and Alternate Nos. 1, 2, 3, 4, 5, 13 and 14 for a total contract amount of \$10,042,531.00.

Azteca Enterprises, Inc. has had no contractual activities with the City of Dallas for the past three years.

ESTIMATED SCHEDULE OF PROJECT

Begin Construction	February 2020
Complete Construction	September 2020

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 23, 2019, City Council authorized a professional services contract with Hahnfeld Associates, Architects and Planners, Inc. DBA Hahnfeld Hoffer Stanford Architects Planners Interiors for schematic design, design development, construction documents, procurement, and construction administration phases for the Fair Park Coliseum Facility Improvements Project located at 1438 Coliseum Drive by Resolution No. 19-0197.

On September 5, 2019, the Park and Recreation Board, Planning and Design Committee were briefed on the Fair Park Coliseum plans.

On November 21, 2019, the Park and Recreation Board authorized a construction contract with Azteca Enterprises, Inc. for the Fair Park Coliseum Facility Improvements Project located at 1438 Coliseum Drive.

FISCAL INFORMATION

Estimated Revenue: Fair Park Capital Reserves Fund \$5,046,710.00

Estimated Costs:

Fund	FY 2020	FY 2021	Future Years
Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund)	\$ 4,995,821.00	\$0.00	\$0.00
Fair Park Capital Reserves Fund	\$ 5,046,710.00	\$0.00	\$0.00
Total	\$10,042,531.00	\$0.00	\$0.00

M/WBE INFORMATION

In accordance with the City's Business Inclusion and Development Plan adopted on October 22, 2008, by Resolution No. 08-2826, as amended, the M/WBE participation on this contract is as

follows:

Contract Amount	Category	M/WBE Goal	M/WBE %	M/WBE \$
\$10,042,531.00	Construction	25.00%	55.95%	\$5,618,756.81
• This contract exceeds the M/WBE goal.				

PROCUREMENT INFORMATION

The following three proposals were received and opened on October 11, 2019:

*Denotes successful proposer

<u>Proposers</u>	<u>Base Bid</u>	<u>Alt. Nos. 1,2, 3,4,5,13&14**</u>	<u>Total Bid</u>	<u>Rank</u>
*Azteca Enterprises, Inc. 2518 Chalk Hill Road Dallas, Texas 75212	\$ 8,749,200.00	\$1,964,556.00	\$10,713,756.00	1
Big Sky Construction Company, Inc.	\$10,800,000.00	\$2,335,000.00	\$13,135,000.00	2
Phoenix I Restoration and Construction, Ltd.	\$10,600,000.00	\$3,580,500.00	\$14,180,500.00	3

**Alternate No. 1 - provides new seating in the arena's lower level.

**Alternate No. 2 - provides new seating in the arena's middle level.

**Alternate No. 3 - provides new seating in the arena's upper level.

**Alternate No. 4 - provides painting of and repairs/replacement to the arena ceiling panels.

**Alternate No. 5 - provides new acoustical insulation above the arena's ceiling.

**Alternate No. 13 - provides an inverter for emergency lighting.

**Alternate No. 14 - provides paving at the south entrance and an accessible route from the south concourse to the north concourse.

OWNER

Azteca Enterprises, Inc.

Luis Spinola, President/Chief Executive Officer

MAP

Attached