



Legislation Text

File #: 21-598, **Version:** 1

STRATEGIC PRIORITY: Quality of Life
AGENDA DATE: April 28, 2021
COUNCIL DISTRICT(S): 7
DEPARTMENT: Park & Recreation Department
EXECUTIVE: John D. Jenkins

SUBJECT

A resolution to ratify an emergency construction services contract with Phoenix I Restoration and Construction, Ltd. for emergency repairs for the Hall of State Emergency Restoration Project located at 3939 Grand Avenue in Fair Park - Not to exceed \$2,770,979.91 - Financing: General Fund

BACKGROUND

On February 17, 2021, the fire sprinkler pipes in the attic froze and burst, flooding the building. There was four feet of water sitting in the mechanical sub-basement, 5" of water sitting in the basement and 2" sitting on the first floor before the sprinkler system was shutoff. In the sub-basement, there was damage to the mechanical air distribution system, boilers, pumps, stored furniture, and electrical panels. In the basement, there was damage to: the flooring, gypsum board walls and acoustical tile ceilings throughout; furniture and built-in casework in the office areas; stored display cases in the hallway; as well as walls in the auditorium. On the first floor, there was damage to: the plaster ceilings and plaster walls in the Hall of Heroes; wood-paneled walls, plaster ceilings and display cases in the East Texas Room; plaster walls, furniture, and tile in the West Texas Room; walls in the North Texas Room. In the attic, there was damage to the sprinkler system and insulation.

Phoenix I Restoration and Construction, Ltd. has removed the sitting water and building materials that are prone to grow mold. They also rented dehumidification equipment to dry out the air and the remaining building materials.

This action will ratify an emergency construction services contract with Phoenix I Restoration and Construction, Ltd. for the restoration of the damaged items, in an amount not to exceed \$2,770,979.91.

ESTIMATED SCHEDULE OF PROJECT

Began Emergency Services	February 2021
Completed Emergency Services	March 2021
Begin Restoration	May 2021
Complete Restoration	November 2021

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On March 25, 2021, the Park and Recreation Board authorized an emergency construction services contract with Phoenix I Restoration and Construction, Ltd. for emergency repairs for the Hall of State Emergency Restoration Project located at 3939 Grand Avenue in Fair Park.

FISCAL INFORMATION

Fund	FY 2021	FY 2022	Future Years
General Fund	\$2,770,979.91	\$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 \$
\$2,770,979.91	Construction	32.00%	32.46%	\$899,460.08
• This contract exceeds the M/WBE goal.				
• Phoenix I Restoration and Construction, Ltd. - Local; Workforce - 14.70% Local				

PROCUREMENT INFORMATION

Method of Evaluation for Award Type:

Emergency	• Procurement utilizing emergency procurement guidelines
Procurement	• Where routine bidding requirements cannot be followed
	• Emergency procurements are exempt from competitive bidding under the City Charter and State Law

OWNER

Phoenix I Restoration and Construction, Ltd.

14032 Distribution Way
Farmers Branch, TX 75234

Dale C. Sellers, President/Chief Executive Officer

MAP

Attached