



## Legislation Text

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**File #:** 21-2012, **Version:** 1

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**STRATEGIC PRIORITY:** Mobility Solutions, Infrastructure, and Sustainability  
**AGENDA DATE:** November 10, 2021  
**COUNCIL DISTRICT(S):** 2  
**DEPARTMENT:** Office of Bond and Construction Management  
**EXECUTIVE:** Majed Al-Ghafry

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### **SUBJECT**

Authorize a construction services contract for the construction of Fire Station No. 19 replacement facility located at 5600 East Grand Avenue - Imperial Construction, Inc., best value proposer of six - Not to exceed \$4,355,000.00 - Financing: 2020 Certificates of Obligation Fund

### **BACKGROUND**

A Request for Competitive Sealed Proposal was issued on June 23, 2021, for submittals from qualified contractors for evaluation by a Selection Committee comprised of City staff familiar with design and construction of City facilities. Six competitive sealed proposals were received on July 9, 2021. Following an independent review of each submitted proposal, members of the Selection Committee met to determine a cumulative final ranking order of all proposals submitted. The Committee's recommendation of the Best Value Proposal for this construction contract was submitted by Imperial Construction, Inc.

This action will authorize a construction contract with Imperial Construction, Inc. for the construction of Fire Station No. 19 replacement facility. The facility was severely damaged in June 2019, due to severe weather, which took the station out of service. The scope of work includes replacement of the entire facility with code-mandated upgrades enacted since original construction in 1971, as well as compliance with Americans with Disabilities Act, and includes a new physical training room which was not part of the previous station.

Deferral of this item would delay the project's start and completion date, which will continue to negatively impact response times for the Fire Station No. 19 service area. Fire Station No. 19 provides crucial fire and rescue services to the citizens of Dallas. Dallas Fire-Rescue plans to use a temporary site at the Dallas Fire-Rescue Training Center located at 5000 Dolphin Road to provide life and safety services until the replacement station is built.

**ESTIMATED SCHEDULE OF PROJECT**

Begin Construction January 2022  
 Complete Construction January 2023

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

On August 26, 2020, City Council authorized a professional services contract with Brown Reynolds Watford Architects, Inc., to provide design and construction administration services for replacement of Fire Station No. 19 facility by Resolution No. 20-1259.

**FISCAL INFORMATION**

Fund	FY 2022	FY 2023	Future Years
2020 Certificates of Obligation Fund	\$4,355,000.00	\$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 \$
\$4,355,000.00	Construction	32.00%	32.25%	\$1,404,426.00
• This contract exceeds the M/WBE goal.				
• Imperial Construction, Inc. - Non-local; Workforce - 4.61% Local				

**PROCUREMENT INFORMATION**

The following six proposals were received and opened on July 9, 2021:

\*Denotes successful Proposer

<b><u>Proposers</u></b>	<b><u>Base Cost</u></b>	<b><u>Alter. Nos. 1, 2 &amp; 4**</u></b>	<b><u>Total Cost</u></b>	<b><u>Ranking</u></b>
*Imperial Construction, Inc. 400 I-20 West, Suite 200 Weatherford TX 76086	\$4,050,000.00	\$305,000.00	\$4,355,000.00	1
Big Sky Construction Co.	\$4,227,000.00	\$169,000.00	\$4,396,000.00	2
3i Contracting	\$3,765,495.00	\$143,700.00	\$3,909,195.00	3
CMC Dev. & Const. Co.	\$3,805,000.00	\$224,000.00	\$4,029,000.00	4
J.C. Commercial	\$3,897,777.00	\$238,300.00	\$4,374,377.00	5
Mart, Inc.	\$4,121,229.00	\$208,000.00	\$4,329,229.00	6

A Best and Final Offer was submitted by Imperial Construction, Inc. following acceptance of Alternate Nos. 1, 2 & 4 to the base scope of work

\*\*Alternate No. 1 - provides for an addition of a 400 square foot physical training room, with exercise equipment.

\*\*Alternate No. 2 - provides for upgrade to stainless steel cabinets at kitchen.

\*\*Alternate No. 4 - provides for replacement of existing pavement at staff parking area.

## **OWNER**

**Imperial Construction, Inc.**

Mark Tucker, Vice President

## **MAP**

Attached