



**CITY OF HOUSTON - CITY COUNCIL**

Meeting Date:

District B

Item Creation Date: 10/29/2020

HAS - Additional Appropriation to the Construction Manager-At-Risk (CMAR) Services Contract with Austin Gilbane Joint Venture for the Enabling and Early Works Packages for the MLIT Project at IAH; Project No. 826

Agenda Item#:

**Background:**

**RECOMMENDATION:**

Enact an ordinance approving and authorizing an additional appropriation in the amount of \$52,515,893.00 for the Construction Manager-At-Risk (CMAR) Services Contract with Austin Gilbane Joint Venture (AGJV) for the Mickey Leland International Terminal (MLIT) Project Enabling and Early Works Packages. (Project No. 826)

**SPECIFIC EXPLANATION:**

On May 10, 2017, City Council adopted Ordinance 2017-335, approving a Construction Manager-at-Risk (CMAR) Services Contract with Austin Gilbane Joint Venture (AGJV) in the amount of \$5,502,000.00 for Phase 1 Pre-Construction Services and Civic Art. On October 31, 2018, City Council adopted Ordinance 2018-876, appropriating an additional \$24,486,921.00 for additional Phase 1 Pre-Construction Services and initial Enabling and Early Works Packages.

The project will replace the Old Terminal C North (OCN) Pier and refurbish the Terminal D and C-D Connector facilities. The proposed MLIT will be planned for 13 wide-body gates, including 2 gates for A380 aircraft. The existing Terminal D ticketing and curb facilities will be closed once the Terminal D carriers have relocated to the new International Central Processor.

The Design and Construction of this project must be progressed in multiple phases to allow continuation of passenger services in the existing Terminal facilities and integration with the New Pier D-West being constructed as part of this Project by the MLIT CMAR.

To support this multi-phased approach, the Enabling and Early Works will be comprised of multiple Component Guaranteed Maximum Price (CGMP) Amendments to the MLIT CMAR in support of the preferred delivery schedule.

The packages requested in this appropriation include:

1. MLIT Site Utilities, Aircraft Fuel Lines, Apron Works, and Foundations for new Sterile Corridor
2. Pier D-West Building Foundations, D-West Building Utilities, Site concrete
3. Terminal D and C-D Connector Re-life and Refurbishment - An Allowance
4. Checked Baggage Inspection System (CBIS) Building - An Allowance

The MLIT CMAR Phase 2 Construction Services, including Enabling and Early Works, will provide all labor, materials, and equipment necessary and reasonable to complete the Scope of Work in accordance with City requirements and the terms of the Contract.

After the completion of the progressed design, there may be additional appropriation required for further Phase 2 Construction Services as CGMP Amendments, after which there will be a final request for additional appropriation for Phase 2 Construction Services as part of the total Guaranteed Maximum Price (GMP) proposal.

A portion of the spending under this contract may be eligible for reimbursement under either the FAA AIP or PFC programs.

**Project Costs:**

Appropriations to this Contract, including this Additional Appropriation, are as follows:

| Cost Type             | Previous Appropriations | Committed       | Remaining Uncommitted | This Appropriation |
|-----------------------|-------------------------|-----------------|-----------------------|--------------------|
| CMAR                  | \$29,343,406.00         | \$21,073,765.00 | \$8,269,641.00        | \$51,882,236.00    |
| Commissioning         | \$0                     | \$0             | \$0                   | \$0                |
| Civic Art Fund        | \$301,240.00            | \$301,240.00    | \$0                   | \$133,657.00       |
| Owner's Reserve       | \$366,000.00            | \$366,000.00    | \$0                   | \$500,000.00       |
| Engineering Materials | \$344,275.00            | \$344,275.00    | \$0                   | \$0                |

|                       |                        |                        |                       |                        |
|-----------------------|------------------------|------------------------|-----------------------|------------------------|
| Testing & Inspections |                        |                        |                       |                        |
| <b>TOTAL AMOUNT</b>   | <b>\$30,354,921.00</b> | <b>\$22,085,280.00</b> | <b>\$8,269,641.00</b> | <b>\$52,515,893.00</b> |

**Civic Art:**

As part of this Appropriation, \$133,657.00 will be included for the City's Civic Art Fund. Further funding for Civic Art will be included in subsequent appropriation requests for Phase 2 Construction Services.

**FAA AIP Grant Program:**

No grants have been applied for at this time. However, if applicable, grants may be applied for in the future.

**M/WBE Participation:**

The Minority/Women Business Enterprise (MWBE) goal for the Phase 1 Pre-Construction Services portion of this contract was 10%. AGJV achieved 15.05% toward the 10% Pre-Construction Services goal.

The MWBE goal for the Phase 2 Construction Services, including Enabling and Early Works, is 30% (MBE 23%; WBE 7%). Currently, the MWBE participation for construction early works and advance packages is 19.21%. The current overall contract progress stands at 3%. The HAS Office of Business Opportunity will continue to monitor this project and is confident the goal will be met by the contractor.

**CIP Fiscal Note:**

No significant Fiscal Operating impact is anticipated as a result of this project.

**Director's Signature:**

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Houston Airport System

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*Andy Kelen*  
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Andy Kelen  
Chief Development Officer

**Prior Council Action:**

05/10/2017 (O) 2017-335  
10/31/2018 (O) 2018-876

**Amount of Funding:**

\$ 52,382,236.00 Airport System Consolidated ITRP AMT Construction Fund (8207)  
\$ 133,657.00 Airports Improvement Fund (8011)  
**\$ 52,515,893.00 TOTAL APPROPRIATION**

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