



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District B

Item Creation Date: 10/9/2015

HAS - CMAR Agreement with Webber, LLC for the Rehabilitation of Taxiways WA and WB at IAH, Project 651

Agenda Item#:

Background:**SUBJECT:**

Construction Manager-at-Risk Agreement with Webber, LLC for the rehabilitation of Taxiways WA and WB at George Bush Intercontinental Airport/Houston (IAH); Project No. 651 (WBS # A-000622-0003-04-01-01)

RECOMMENDATION:

Enact an ordinance to approve a Construction Manager-at-Risk Agreement with Webber, LLC for the rehabilitation of Taxiways WA and WB at George Bush Intercontinental Airport/Houston (IAH) and fund the cost of preconstruction services.

SPECIFIC EXPLANATION:

On December 18, 2014, a settlement agreement with Webber, LLC regarding the rehabilitation of Taxiways WA and WB at George Bush Intercontinental Airport/Houston was approved on behalf of the City by the City Attorney. On January 28, 2015, City Council approved a motion to close out Project 648 and to fund a settlement amount to dismiss Webber's counterclaim for unpaid work. As stated at the time, the terms of the settlement provide that Webber will perform—at no profit to itself—Construction Manager-at-Risk services for the complete rehabilitation of Taxiways WA and WB.

Therefore, it is now requested that City Council approve a Construction Manager-at-Risk (CMAR) contract with Webber, LLC and appropriate \$857,681.28 for pre-construction services. This approval is an integral part of the previously-approved settlement.

The CMAR will perform the following pre-construction services:

- Construction design document review and revisions;
- Value engineering;
- Budget and cost consulting;
- Development of a Critical Path Project schedule for each phase and overall project;
- Regulatory compliance, permits, documentations and submittals; and
- Preparation of a Guaranteed Maximum Price (GMP) Proposal for the complete rehabilitation of Taxiways WA and WB.

A Guaranteed Maximum Price (GMP) Proposal for the full-depth replacement of Taxiways WA and WB will be presented to City Council for approval prior to beginning construction work.

Per the previously-approved settlement agreement, Webber will perform this work at no profit to itself. In order to verify the costs contained in the GMP, City Council is being asked to approve a separate contract with Kellogg Brown and Root Services, Inc. (KBR) under which KBR will analyze the GMP Proposal to validate compliance with the settlement agreement.

Pay or Play: The proposed contract requires compliance with the City's "Pay or Play" ordinance requiring health benefits for employees of City contractors. In this case, the contractor provides benefits for some employees but will pay into the Contractor Responsibility Fund for others, in compliance with City Policy.

M/WBE Participation: The Minority/Women Business Enterprise (M/WBE) goal for this contract is 10%.

Director's Signature:

Mario C. Diaz
Houston Airport System

Amount of Funding:

\$857,681.28 HAS Arpt Improvement (8011)

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