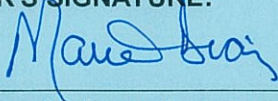


TO: Mayor via City Secretary

REQUEST FOR COUNCIL ACTION

SUBJECT: Professional Services Contract with Fentress Architects, Ltd. for Architect Engineer (AE) Design Services for the IAH Mickey Leland International Terminal (MLIT); Project No. 826 (WBS: A-000800-0008-3-01-01)		Category #	Page 1 of 3	Agenda Item #
FROM (Department or other point of origin): Houston Airport System		Origination Date November 22, 2015	Agenda Date	
DIRECTOR'S SIGNATURE: 		Council District affected: B		
For additional information contact: Kathy Elek Phone: 281/233-1826 Robert Barker 281/233-1953		Date and identification of prior authorizing Council action: N/A		
AMOUNT & SOURCE OF FUNDING: CIP No. A-0800.51 \$50,095,000 HAS Consolidated ITRP AMT Construction Fund (8207) CIP No. A-0422.76 \$674,239 HAS Aprt Improvement Fund (8011) \$50,769,239 TOTAL		Prior appropriations: N/A		
RECOMMENDATION: (Summary) Enact an ordinance to approve a contract for professional services with Fentress Architects, Ltd. for Architect Engineer (AE) Design Services for the IAH Mickey Leland International Terminal (MLIT) and appropriate the necessary funds to finance the cost of these services.				
PROJECT LOCATION: George Bush Intercontinental Airport/Houston (IAH)				
SPECIFIC EXPLANATION: The Houston Airport System (HAS) has identified a significant need for the development of additional facilities at IAH to handle aircraft, passengers, and cargo departing to, and arriving from, domestic and international destinations on scheduled and chartered flights. To support the airlines' growth plans in Houston, the HAS and airlines will complete a major capital improvement program, known as the IAH Terminal Redevelopment Program (ITRP), that will include constructing a new 11-gate concourse on the north side of Terminal B, becoming the "New Terminal C North" and reconstructing and integrating the existing Terminal C North and Terminal D into a new single common-use international facility (the Mickey Leland International Terminal (MLIT)). The expansion of the terminal facilities will also necessitate an enlargement of certain components of the existing Federal Inspection Services (FIS) facility. The improvement plan will also include several enabling projects to serve the newly constructed facilities as well as a new roadway system, airfield improvements, and parking structure for increased parking capacity. The MLIT Architect Engineer (AE) basic design services will include services for all disciplines required to complete the design of the MLIT and construction administration. Services will include, but not be limited to: Architectural Programming and Design, Interior Design, Structural Engineering, Blast Protection/Resistance, Conveying Systems, Plumbing Engineering, Fire Protection Systems Design, Mechanical Engineering, Building Automation and Control Systems, Electrical Engineering, Lighting Design, Technology Integration Services, Technology and Communications, Security Systems, Acoustical Design, Vibration Analysis, Civil Engineering, Specialty Services including Baggage				
REQUIRED AUTHORIZATION				
Finance Department:		Other Authorization:		Other Authorization:

Date November 22, 2015	Subject: Professional Services Contract with Fentress Architects, Ltd. for Architect Engineer (AE) Design Services for the IAH Mickey Leland International Terminal (MLIT); Project No. 826 (WBS: A-000800-0008-3-01-01)	Originator's Initials RB	Page 2 of 3
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Handling Systems, Pre-Conditioned Air Systems and other systems as described within the scope of services, Traffic Design, Building Information Modeling and Geographical Information Systems (BIM/GIS), Sustainability and Energy Efficiency Design, Visual Communications including Signage, Graphics and Wayfinding, Furniture, Fixtures and Equipment (FF&E), Life Safety Code Compliance, Commissioning Coordination, Operational Readiness, Activation and Transition (ORAT) Coordination, Construction Cost Estimating and other services as mutually agreed to by the AE and HAS, among other services.

A Request for Qualifications (RFQ) was advertised in accordance with City policy, and Statements of Qualification (SOQ) were received from nine (9) firms. The Evaluation Committee, comprised of HAS senior managers, evaluated and ranked the SOQs based on criteria contained in the RFQ. Three (3) firms were short-listed and interviewed by the Evaluation Committee and Fentress Architects, Ltd. was recommended for contract award. The selection process was observed by members of a Design Committee (comprised of representatives from the American Institute of Architects (AIA), the University of Houston School of Architecture, Rice University School of Architecture, and Prairie View A&M University School of Architecture), representatives of United Airlines and a representative of the IAH Foreign Flag carriers, and the ITRP Executive Program Manager.

In addition to the basic design services, the AE will coordinate the MLIT design and recommended phasing approach with other design teams, the City, airline representatives, project stakeholders and other tenants and contractors executing concurrent capital improvement and tenant improvement projects. These projects include the United Airlines' New Terminal C North and the Landside Enabling Utilities project.

HAS may be requesting City Council's approval of additional appropriations in support of ancillary construction administration services as the MLIT design and construction phasing becomes better defined. A portion of the spending under this contract may be eligible for reimbursement under either the FAA AIP or PFC programs.

PROJECT COST: The total appropriation is as follows:

\$ 50,095,000	Design Services
\$ 674,239	Civic Art
\$ 50,769,239	TOTAL APPROPRIATION

Pay or Play: The proposed contract requires compliance with the City's "Pay or Play" ordinance regarding 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 30%. Fentress Architects, Ltd. proposes 32.65% M/WBE participation through the services performed by the following firms:

Certified Firm	Type of Work	%
STOA International Architects	Architecture, BIM/GIS Design	9%
RdlR Architects	Programming, Interior Architecture	2.5%
Smith & Company	Interiors	1.25%
Huerta & Associates Architects	Architectural Support	1.25%

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Archi*Technics/3	Design Development, Construction Documents	1.25%
Bradlink	WMSBE Coordinator	0.5%
Henderson & Rogers	Structural Engineer	3%
Jones Engineers	Mechanical Engineer	2.7%
Hunt & Hunt Engineering	Electrical Engineer	2.7%
4b Technology	Technology Communications	4.5%
PGA Engineers	Security Systems	0.5%
Isani Consultants	Civil Engineering	1%
United Engineers	Civil Engineering	1%
OMEGA Engineers	Civil Engineering	1%
Clark Condon	Landscape Architect	0.5%

The City Council Budget and Fiscal Affairs Committee was briefed on this contract on November 19, 2015.