



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 11/27/2018

District B

Item Creation Date: 11/16/2018

HAS - Contract with HOK for Architectural and Engineering Design Services for the FIS Renovation at Expansion at IAH, Project 828

Agenda Item#: 92.

Background:

RECOMMENDATION:

Enact an ordinance appropriating the sum of \$33,188,883.00 out of Fund 8207 - Airport System Consolidated ITRP AMT Construction Fund and the sum of \$541,710.00 for civic art out of Fund 8011 - Airports Improvement Fund and approving and authorizing a contract between the City of Houston and Hellmuth, Obata, and Kassabaum, LP (HOK) for Architectural and Engineering design services for the Federal Inspection Services (FIS) Renovation and Expansion Project at George Bush Intercontinental Airport/Houston (IAH). Project No. 828

SPECIFIC EXPLANATION:

The Project will modernize and expand the existing FIS facility to allow for future international passenger growth. Total passengers for international markets have more than quadrupled since the FIS facility opened in 2005. George Bush Intercontinental Airport/Houston (IAH) is the nation's eighth-busiest international gateway and the second-fastest growing airport since the events of September 11, 2001.

The current facility was designed prior to the U.S. Customs and Border Protection (CBP) consolidation into one group, which has led to duplication of space and improper adjacencies. This condition has caused inefficiencies in CBP staffing that has created customer service levels that are no longer competitive with other FIS facilities at similarly sized airports. The end result is that the existing FIS facility now requires a major renovation and expansion to meet passenger demand, aircraft up-gauging, current code requirements, new CBP processing technologies, and the need to replace and expand the building systems to meet current demands.

The FIS project will consist of demolition, new building construction, renovation, and reconfigurations of the existing FIS facility for improvements to the primary processing, secondary processing, baggage claim hall, CBP administrative offices, airline ticket and baggage service offices, recheck area, restrooms, Security Screening Check Point (SSCP) and recheck SSCP, and concessions. The project must be designed with constructability and passenger experience at its core. The project must be designed and constructed in multiple phases to allow continuation of passenger services in the existing FIS Building and integrated with the International Terminal Processor being constructed by the FIS Construction Manager at Risk (CMAR). The New International Terminal Processor will include a new Ticketing Hall, Arrival/Departures curbs and Roadway Modifications, Baggage Modifications, and relocation of the Foreign Flag carriers to the New Ticketing Hall.

The Director of the Houston Airport System recommends that City Council approve an ordinance to authorize a contract with Hellmuth, Obata, and Kassabaum, LP (HOK) at IAH.

PROCUREMENT:

The Request for Qualification (RFQ) for the Federal Inspection Services Renovation and Expansion Architectural Engineering (AE) Design Consultant Services was advertised on Friday, June 17, 2016 and statements of qualifications (SOQ) were received by the Houston Airport System (HAS) on August 9, 2016. The responsive firms were:

- * Corgan
- * PGAL
- * Gensler
- * HOK

At the first step, which is based on qualifications, and all firms satisfied the "Pass/Fail" criteria.

The Evaluation Committee (EC) members evaluated the statements of qualifications prior to their meeting on October 5, 2016, at which the EC members met to discuss the scoring. The committee ranked the firms as follows:

- * PGAL
- * HOK
- * Gensler
- * Corgan

The Committee short-listed three firms and invited the following for Oral Presentations and Questions & Answers on March 24, 2017:

- * PGAL
- * HOK
- * Gensler

Following this process, the EC recommended HOK for selection.

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 and/or its sub-contractors provide benefits for some employees but will pay into the Contractor Responsibility Fund for others in compliance with City policy.

PROJECT COSTS:

The total appropriation is as follows:

\$ 33,188,883.00 AE Design Services
 \$ 541,710.00 Civic Art (1.75%)
 \$ 33,730,593.00 Total Appropriation

MWBE PARTICIPATION:

The Minority/Women Business Enterprise (M/WBE) goal for this contract is 30%. HOK proposes 30.6% M/WBE participation through the services performed by the following firms:

MWBE Certified Firm	Type of Work	Participation Percentage (%)
RDLR Architects, Inc.	Architectural Support	2.9
Smith & Company Architects, Inc.	Architectural Support	2.9
Gunda Corporation, LLC	Civil and Traffic Engineering	1.3
M Engineering & Construction, LLC	Structural Eng. Support	0.6
VoltAir consulting Engineering-Texas, LLC	MEP Engineer	2.5
Jones Engineers, LP	MEP Designer	2.5
4B Technology Group, LLC	Technology Systems Lead	5.9
Sunland Group, Inc.	Cost Estimating	4.1
Vesta Rae & Associates, LLC	Community Outreach	4.3
Accessibility Check	Accessibility	0.2
Henderson Rogers	Civil/Structural Engineer	2.1
Isani Consultants	Civil Engineer	1.3
	MWBE Participation	30.6

FAA AIP GRANT PROGRAM:

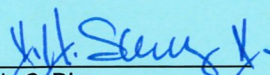
No grants have been applied for at this time. However, if applicable, grants may be applied for in the future.

CIP FISCAL NOTE:

This item is a capital project. This appropriation is for a professional services contract with HOK for Architectural and Engineering (AE) Design Services for the Federal Inspection Services (FIS) Renovation and Expansion at George Bush Intercontinental Airport Houston (IAH); Project No. 828.

There is no impact to the FY19 Adopted Operating Budget for this item. Therefore, no fiscal note is required as stated in the Financial Policy Ord. 2014-1078 as an Operating Budget Item.

Director's Signature:


 Mario C. Diaz
 Houston Airport System
 FOR

 Andy Icken
 Chief Development Officer

Amount of Funding:

\$ 33,188,883.00 HAS-Consolidated ITRP AMT Construction Fund (8207)

\$ 541,710.00 HAS-Aprt Improvement Fund (8011)

\$ 33,730,593.00 TOTAL

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