



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 10/15/2019

District I

Item Creation Date: 9/10/2019

25CONS395 – Additional Appropriation for Construction Manager at Risk Contract – Times Construction, Inc. – Renovation and Relocation at 611 Walker 5th 8th and 9th floor, and 2805 McKinney

Agenda Item#: 22.

Summary:

ORDINANCE appropriating \$1,733,331.00 out of Water & Sewer System Consolidated Construction Fund as an additional appropriation to the Construction Manager at Risk Contract between the City of Houston and **TIMES CONSTRUCTION, INC** for Pre-Construction and Construction Phase Services for the Renovation of the 5th, 8th, & 9th floors at 611 Walker Street and the Relocation/Renovation of the 2805 McKinney Street Building (Approved by Ordinance No. 2018-1018); providing funding for the contingencies relating to construction of facilities financed by the Water & Sewer System Consolidated Construction Fund - **DISTRICT I - GALLEGOS**

Background:

RECOMMENDATION: Appropriate additional funds for construction.

SPECIFIC EXPLANATION: On December 19, 2018, Ordinance No. 2018-1018, City Council awarded a Construction Manager at Risk (CMAR) contract to Times Construction, Inc., to provide pre-construction and construction phase services for renovations of spaces at 611 Walker and 2805 McKinney Street, and appropriated \$7,346,000.00 for pre-construction and construction phase services.

PROJECT LOCATION: 2805 McKinney Street, Houston, TX 77002

PROJECT DESCRIPTION: Levels 2 and 3 of the 2805 McKinney Street building are being renovated to accommodate the 3-1-1 Call Center, currently housed at 611 Walker, Level 5. As the design phase developed, it was determined that the existing HVAC system on Level 2 required replacement and the initial budget was insufficient to cover the interior build-out and inground detention for the parking lot renovation. The requested additional funding will cover the costs associated with this scope of work. Therefore, the General Services Department recommends that City Council appropriate an additional \$1,733,331.00 to the CMAR contract with Times Construction, Inc. to fully fund the construction phase of the project.-

FUNDING SUMMARY:

\$1,575,756.00 Estimated Construction Cost (Estimate)
\$ 157,575.00 10% Contingency (Estimate)
\$1,733,331.00 Total Estimated Contract Services

CIP FISCAL NOTE: No significant Fiscal Operating impact is anticipated as a result of this project.

Capital Project Information: See the attached Form A for a breakdown of capital costs.

WBS No: D-200002-0001-4

DIRECTOR'S SIGNATURE/DATE:

DocuSigned by:

Handwritten signature of C. J. Messiah, Jr.

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C. J. Messiah, Jr.

General Services Department

Carol Ellinger Haddock, P.E.
Houston Public Works

Prior Council Action:

Ordinance No. 2018-1018; December 19, 2018

Amount of Funding:

\$ 1,733,331.00

PWE – W&S System Consolidated Construction Fund
Fund 8500

Contact Information:

Jacquelyn L. Nisby

Council Liaison

Phone: 832.393.8023

ATTACHMENTS:

Description

Signed Coversheet
25CONS395 - Maps
25CONS395 - Delinquent Tax Report
25CONS395 - Previous RCA and Ordinance

25CONS395 - Form A
25CONS395 - Form B
25CONS395 - RCA - Client Signature
25CONS395 - CIP Form A (revised)
25CONS395 - SAP (revised)
Ordinance

Type

Signed Cover sheet
Backup Material
Backup Material
Backup Material

Backup Material
Backup Material
Backup Material
Backup Material
Financial Information
Ordinance/Resolution/Motion