PW: gg
3-20-2014
Item No. 09.

AN ORDINANCE 2014-03-20-0173

AMENDING THE PROFESSIONAL DESIGN SERVICES AGREEMENT WITH MARMON MOK IN THE AMOUNT NOT TO EXCEED $138,450.00 AND AUTHORIZING THE EXECUTION OF A JOB ORDER CONTRACT IN AN AMOUNT NOT TO EXCEED $399,963.07 TO DAVILA CONSTRUCTION, INC. FOR FACILITY RENOVATIONS TO EXISTING SPACE IN THE CENTRAL LIBRARY'S GROUND FLOOR; AND AMENDING THE FY 2014-2019 CAPITAL IMPROVEMENT BUDGET WITH THE ALLOCATION OF $422,000.00 IN ECONOMIC DEVELOPMENT INCENTIVE FUNDS AND $328,000.00 FROM PROJECT SAVINGS FROM PREVIOUSLY COMPLETED LIBRARY FACILITY MAINTENANCE PROJECTS INTO THE CAFÉ COMMERCE PROJECT.

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WHEREAS, the Café Commerce will serve as a clearinghouse for small business resources in San Antonio and will coordinate programming to promote entrepreneurial thinking among the City's residents with the downtown location to serve businesses and entrepreneurs from all over the City; and

WHEREAS, the much needed resources and assistance located at a highly visible location, coupled with online program support, will empower businesses owners and entrepreneurs to efficiently obtain the information necessary to help them start and grow their business by implementing an innovative entrepreneurship curriculum and providing networking opportunities to encourage the next generation of entrepreneurs to identify opportunities, build their ideas into successful ventures, and expand the City's entrepreneurial ecosystem; and

WHEREAS, this project will be completed in two phases: Phase I was completed in January 2014, which included renovations to approximately 3,475 square feet of existing space at the Central Library's ground floor that was previously used for media rentals, and Phase 2 includes renovation to 7,742 square feet of existing space that was previously used for the library's fiction book collection; and

WHEREAS, Ordinance No. 2012-10-11-0794 authorized a professional services agreement with **Marmon Mok** in the amount not to exceed $381,050.00 in connection with the Central Library Project; and

WHEREAS, this Ordinance will amend the professional design services agreement with **Marmon Mok** in an amount not to exceed $138,400.00 and increase the total contract amount to $519,500.00; and

WHEREAS, Ordinance No. 2011-01-20-0053 authorized ten on-call contracts for job order contracting as an alternate project delivery method for minor repair, rehabilitation and alteration of City facilities; and

WHEREAS, this Ordinance authorizes the execution of a Job Order Contract with **Davila Construction, Inc.** in an amount not to exceed $399,963.07 for Phase 2 of facility renovations to

existing space in the Central Library's ground floor in connection with Café Commerce Project; and

WHEREAS, this Ordinance further authorizes the appropriation of $422,000.00 in Economic Development Incentive funds and $328,000.00 from project savings from previously completed Library Facility Maintenance projects into the Café Commerce Project; and

WHEREAS, the investment in space at the San Antonio Central Library is a continuation of the City's efforts to further the revitalization and growth of a vibrant downtown, and follows the SA2020 vision in which the City's center is "an economically inviting locale for businesses to flourish."; **NOW THEREFORE,**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The Professional Design Services Agreement with **Marmon Mok** is amended in the amount not to exceed $138,450.00 for additional design services related to the Central Library Project.

SECTION 2. The City Manager or her designee are authorized and directed to issue a Job Order Contract with **Davila Construction, Inc.** in the amount not to exceed $399,963.07 for Phase 2 of facility renovations to existing space in the Central Library's ground floor in connection with Café Commerce Project.

SECTION 3. The following financial adjustments are hereby approved:

a) The amount of $422,000.00 is appropriated in SAP Fund 29059000, Economic Development Initiative, SAP Internal Order # 390000001755, SAP General Ledger 6102100 - Interfund Transfer out entitled Transfer to 40-00446-90-14-01. The amount of $422,000.00 is authorized to be transferred to SAP Fund 43099000.

b) The amount of $422,000.00 is appropriated in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00446, Cafe Commerce, shall be revised by increasing SAP WBS Element 40-00446-90-14-01 entitled Trf Fr I/O 390000001755, SAP General Ledger 6101100 - Interfund Transfer In, by the amount $422,000.00.

c) The amount of $328,000.00 is appropriated in SAP Fund 29050000, Drain Maintenance Improvement, SAP Internal Order # 390000001759, SAP General Ledger 6102100 - Interfund Transfer out entitled Transfer to 40-00446-90-14-02. The amount of $328,000.00 is authorized to be transferred to SAP Fund 43099000.

d) The amount of $328,000.00 is appropriated in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00446, Cafe Commerce, shall be revised by increasing SAP WBS Element 40-00446-90-14-02 entitled Trf Fr I/O 390000001759, SAP General Ledger 6101100 - Interfund Transfer In, by the amount $328,000.00.

e) The amount of $750,000.00 is appropriated in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00446, Cafe Commerce, and the budget shall be revised by increasing SAP WBS Elements as follows:

WBS NO.	WBS NAME	G/L	G/L NAME	PLAN VERSION 0 REVISION/ Appropriation
40-00446-01-02-01	City Funds	5201170	Engineering Fees	$138,450.00
40-00446-05-02-01	City Funds	5201140	Construction Costs	$399,963.07
40-00446-05-01-01	City Funds	5402030	Cap Admin Cost-Dir	$13,000.00
40-00446-05-01-01	City Funds	5402050	Cap Admin Cost-Indir	$6,850.33
40-00446-05-06	Project Contingency	5201140	Construction Costs	$191,736.60
				$0.00
			TOTALS	$750,000.00

f) Payment in the amount not to exceed $138,450.00 in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00446, Cafe Commerce, is authorized to be encumbered and made payable to **Marmon Mok**, for design services.

g) Payment in the amount not to exceed $399,963.07 in SAP Fund 43099000, Certificates of Obligation Capital Projects, SAP Project Definition 40-00446, Cafe Commerce, is authorized to be encumbered and made payable to **Davila Construction, Inc.,** for construction services.

h) The financial allocations in this Ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director of Finance, may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document Numbers, and SAP GL Accounts as necessary to carry out the purpose of this Ordinance.

SECTION 4. This Ordinance shall be effective immediately upon passage by eight or more affirmative votes; otherwise, it shall be effective on the tenth day after passage.

PASSED AND APPROVED this **20th** day of **March, 2014.**

M A Y O R
Julián Castro

ATTEST:

Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

Paul Wendler for
Robert F. Greenblum, City Attorney

Agenda Item:	**9 (in consent vote: 5, 6, 7, 8, 9, 10, 11, 11A, 11B, 12, 13, 14, 15, 17, 18, 19, 20, 21, 22, 23, 25, 27, 31, 31A, 31B)**
Date:	03/20/2014
Time:	09:30:59 AM
Vote Type:	Motion to Approve
Description:	An Ordinance authorizing the following items related to the Café Commerce Project, a 2009 Issued Tax Notes funded project: amending the professional design services agreement with Marmon Mok in an amount not to exceed $138,450.00 and authorizing payment; accepting a proposal and authorizing the execution of a Job Order Contract in an amount of $399,963.07, payable to Davila Construction, Inc., for Phase 2 of facility renovations to existing space in the Central Library's ground floor in connection with Café Commerce Project; and, amending the FY 2014 - 2019 Capital Improvement Budget with the allocation of $422,000.00 in Economic Development Incentive funds and $328,000.00 from project savings from previously completed Library Facility Maintenance projects into the Café Commerce Project. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
Result:	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Diego Bernal	District 1		x				x
Ivy R. Taylor	District 2		x				
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x			x	
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x				
Cris Medina	District 7		x				
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				