PW: gg
3-20-2014
Item No. 08.

AN ORDINANCE 2014-03-20-0172

AUTHORIZING THE EXECUTION OF A JOB ORDER CONTRACT IN AN AMOUNT NOT TO EXCEED $350,000.00 TO ALPHA BUILDING CORPORATION FOR THE CLAUDE BLACK RENOVATIONS PROJECT, LOCATED IN CITY COUNCIL DISTRICT 2, AND REPROGRAMMING $400,000.00 FROM PRIOR APPROVED BUT NO LONGER NECESSARY DEFERRED MAINTENANCE PROJECTS WITHIN THE FY 2014 ADOPTED CAPITAL IMPROVEMENTS BUDGET TO THE CLAUDE BLACK PROJECT BUDGET.

* * * * *

WHEREAS, the Claude Black Community Center is a City-owned facility located at 2805 E. Commerce Street that offers an array of services to the local community, including providing comprehensive nutrition services to seniors and emergency housing assistance services, as well as, provide members of the public the opportunity to reserve space for community meetings and other activities; and

WHEREAS, the Claude Black Community Center which was formerly used as Child Care offices will be renovated to provide for updated space in order to relocate 40 staff members of the Metropolitan Health District Sanitarians from the Las Palmas facility; and

WHEREAS, the Project will include demolition work to remove existing floor finishes, interior walls/cabinetry and removal of existing plumbing fixtures and related equipment to receive new construction work; and

WHEREAS, the new interior space will include new floor finishes, painting the interior, addition of five new offices, a conference room, 40 workstations, uniform storage, utility storage, drinking fountains, a breakroom with a sink and cabinetry, upgrading the interior lighting and window glazing systems to be energy efficient and installations of new information technology related equipment and components; 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 **Alpha Building Corporation** in an amount not to exceed $350,000 for the Claude Black facility renovations; and

WHEREAS, this Ordinance will allocate $400,000 for renovations to the Claude Black Community Center, these funds are available from 2014 Tax Notes previously authorized in the FY 2014 Adopted Capital Budget for deferred maintenance of various projects that are no longer necessary to be done this year allowing funds to be redirected to the Claude Black Project.; **NOW THEREFORE,**

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

SECTION 1. The City Manager or her designee are authorized and directed to issue a Job Order Contract with **Alpha Building Corporation** in the amount not to exceed $350,000 for the Claude Black Renovations Project.

SECTION 2. The following financial adjustment is hereby approved:

a) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00006, DM - City Hall, shall be revised by decreasing SAP WBS Element 35-00006-01-01 entitled Design (FY 2014), SAP GL account 5201170, by the amount of $21,000.00.

b) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00006, DM - City Hall, shall be revised by decreasing SAP WBS Element 35-00006-02-01 entitled Construction (FY 2014), SAP GL account 5201140, by the amount of $120,000.00.

c) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00006, DM - City Hall, shall be revised by decreasing SAP WBS element 35-00006-90-03-01 entitled FY 2014 Unissued Tax Notes, SAP GL account 6101100, by the amount of $141,000.00.

d) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00008, DM - Municipal Plaza Building, shall be revised by decreasing SAP WBS Element 35-00008-01-01 entitled Design (FY 2014), SAP GL account 5201170, by the amount of $61,000.00.

e) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00008, DM - Municipal Plaza Building, shall be revised by decreasing SAP WBS Element 35-00008-02-01 entitled Construction (FY 2014), SAP GL account 5201140, by the amount of $130,000.00.

f) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00008, DM - Municipal Plaza Building, shall be revised by decreasing SAP WBS element 35-00008-90-03-01 entitled FY 2014 Unissued Tax Notes, SAP GL account 6101100, by the amount of $191,000.00.

g) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00009, DM - Health Administration Building, shall be revised by decreasing SAP WBS Element 35-00009-01-01 entitled Design (FY 2014), SAP GL account 5201170, by the amount of $5,000.00.

h) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00009, DM - Health Administration Building, shall be revised by decreasing SAP WBS Element 35-00009-02-01 entitled Construction (FY 2014), SAP GL account 5201140, by the amount of $21,000.00.

i) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00009, DM - Health Administration Building, shall be revised by decreasing SAP WBS element 35-00009-90-03-01 entitled FY 2014 Unissued Tax Notes, SAP GL account 6101100, by the amount of $26,000.00.

j) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00022, DM - Police Academy, shall be revised by decreasing SAP WBS Element 35-00022-02-01 entitled Construction (FY 2014), SAP GL account 5201140, by the amount of $42,000.00.

k) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 35-00022, DM - Police Academy, shall be revised by decreasing SAP WBS element 35-00022-90-03-01 entitled FY 2014 Unissued Tax Notes, SAP GL account 6101100, by the amount of $42,000.00.

l) The budget in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 40-00456, Claude Black Roof Repairs, shall be revised by increasing SAP WBS Element 40-00456-90-03-01 entitled FY 2014 Unissued Tax Notes, SAP GL Account 6101100 – Interfund Transfer In, by the amount $400,000.00.

m) The amount of $400,000.00 is appropriated in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 40-00456, Claude Black Roof Repairs, SAP WBS Element 40-00456-05-02-01, City fund and SAP General Ledger 5201140 Construction Costs.

n) Payment in the amount not to exceed $350,000.00 in SAP Fund 40099000, Other Capital Projects, SAP Project Definition 40-00456, Claude Black Roof Repairs, is authorized to be encumbered and made payable to **Alpha Building Corporation**, for construction services. Payments for services are contingent upon the availability of funds and the sale of future City of San Antonio, Tax Notes in accordance with the adopted capital budget. Payment is limited to the amounts budgeted in the Operating and/or Capital Budget funding sources identified. All expenditures will comply with approved operating and/or capital budgets for current and

o) 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 allocation 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 3. 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 Wendt for
Robert F. Greenblum, City Attorney

Agenda Item:	**8 (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 execution of a Job Order Contract with Alpha Building Corporation in an amount not to exceed $350,000.00, for the Claude Black Community Center Renovations project that will provide office space for Health Department staff; and, reprogramming $400,000.00 from prior approved but no longer necessary deferred maintenance projects within the FY 2014 adopted Capital Improvements Budget to the Claude Black project Budget. [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				