

AN ORDINANCE    **2011-01-20-0032**

**SELECTING SPAWGLASS CONSTRUCTION CORPORATION AS CONSTRUCTION MANAGER AT RISK AND AWARDDING A CONTRACT IN AN AMOUNT NOT TO EXCEED \$9,300,000.00 FOR THE HENRY B. GONZALEZ CONVENTION CENTER IMPROVEMENTS PROJECT, AN AUTHORIZED HOTEL MOTEL OCCUPANCY TAX SUBORDINATE LIEN REVENUE AND REFUNDING BOND SERIES 2004B; HOTEL OCCUPANCY TAX RENEWAL & IMPROVEMENT CONTINGENCY FUND AND CONVENTION, SPORTS, AND ENTERTAINMENT FACILITIES STATE REIMBURSEMENT FUNDED PROJECT, LOCATED IN COUNCIL DISTRICT 1.**

\* \* \* \* \*

**WHEREAS**, a professional service agreement to Marmon Mok in the amount of \$753,900.00 was previously authorized by Ordinance No. 2010-10-14-0886 for the architectural and engineering design services for programming and design of both the interior and exterior improvements to the Convention Center; and

**WHEREAS**, this Ordinance approves the selection of the **SpawGlass Construction Corporation**, as Construction Manager at Risk and authorizes the negotiation and execution of an Construction Contract in the amount not to exceed \$9,300,000.00 for the Henry B. Gonzalez Convention Center Improvements Project; and

**WHEREAS**, the Construction Manager at Risk will serve as a collaborative project team member in conjunction with the City and the design firm during the finalization of design and construction documents; and

**WHEREAS**, the construction work to the Convention Center exterior include enhancement of over 600 linear feet of the exterior façade facing Market and Alamo Streets, installation of stone veneer, painting, and brickwork, as well as, landscaping and site enhancements to the east side of the Center adjacent to the Grand Hyatt; the interior improvements include installation of moveable walls in Ballroom A, structural repairs to floor areas throughout the building, addition of a new service elevator and upgrades to the older exhibit halls A and B to include interior paint and floor refinishing, electrical capacity enhancements, and improvements to concession stands and food outlets; and

**WHEREAS**, approval of this Ordinance will be a continuation of City Council policy to complete previously approved Hotel Occupancy Tax Subordinate Lien Revenue and Refunding Bond Series 2004B funded Projects; **NOW THEREFORE**,

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

**SECTION 1.** **SpawGlass Construction Corporation** is hereby selected as Construction Manager at Risk in connection with Henry B. Gonzalez Convention Center Improvements Project.

**SECTION 2.** The City Manager or her designee is hereby authorized to negotiate and execute a Construction Manager at Risk Contract with **SpawGlass Construction Corporation** for an amount not to exceed \$9,300,000.00.

**SECTION 3.** The following financial adjustments are hereby approved:

- a) Payment in the amount not to exceed \$1,303,200.00 in SAP Fund 47099000, Convention Center Capital Projects, SAP Project Definition 42-00009, Convention Center Exterior Renovation, is authorized to be encumbered and made payable to **SpawGlass Construction Corporation** for construction services.
- b) Payment in the amount not to exceed \$7,560,436.36 in SAP Fund 47099000, Convention Center Capital Projects, SAP Project Definition 42-00029, Convention Center Building Infrastructure, is authorized to be encumbered and made payable to **SpawGlass Construction Corporation** for construction services.
- c) Payment in the amount not to exceed \$436,363.64 in SAP Fund 47099000, Convention Center Capital Projects, SAP Project Definition 42-00031, Convention Center Catering/Concession, is authorized to be encumbered and made payable to **SpawGlass Construction Corporation** for construction services.
- d) Any reimbursements from the State Comptroller of Texas shall be deposited in the SAP Funds which provided the original budget for SAP Project Definition 42-00009, Convention Center Exterior Renovation.
- e) Any reimbursements from the State Comptroller of Texas shall be deposited in the SAP Funds which provided the original budget for SAP Project Definition 42-00029, Convention Center Building Infrastructure.
- f) Any reimbursements from the State Comptroller of Texas shall be deposited in the SAP Funds which provided the original budget for SAP Project Definition 42-00031, Convention Center Catering/Concession.

**SECTION 4.** The financial allocations in this Ordinance are subject to approval by the Chief Financial Officer, City of San Antonio. The Chief Financial Officer 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.

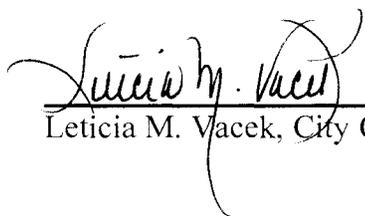
**SECTION 5.** This Ordinance shall be effective immediately upon passage by eight or more affirmative votes; otherwise, it shall be effective on the tenth day after passage.

**PASSED AND APPROVED** this 20th day of January, 2011.

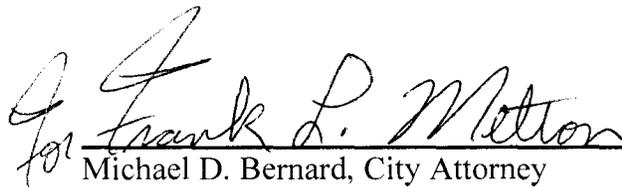


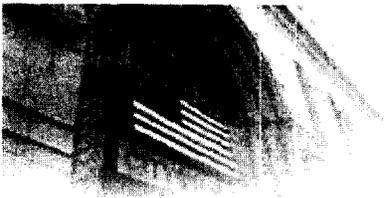
M A Y O R  
Julián Castro

**ATTEST:**

  
\_\_\_\_\_  
Leticia M. Vacek, City Clerk

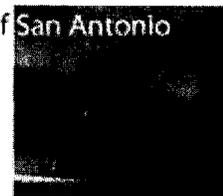
**APPROVED AS TO FORM:**

  
\_\_\_\_\_  
Michael D. Bernard, City Attorney



Request for  
**COUNCIL**  
ACTION

City of San Antonio



## Agenda Voting Results - 14

<b>Name:</b>	14						
<b>Date:</b>	01/20/2011						
<b>Time:</b>	11:06:04 AM						
<b>Vote Type:</b>	Motion to Approve						
<b>Description:</b>	An Ordinance selecting SpawGlass Construction Corporation as Construction Manager at Risk and awarding a contract in an amount up to \$9,300,000.00 for the Henry B. Gonzalez Convention Center Improvements Project, an authorized Hotel Occupancy Tax Subordinate Lien Revenue and Refunding Bond Series 2004B; Hotel Occupancy Tax Renewal & Improvement Contingency Fund and Convention, Sports, and Entertainment Facilities State Reimbursement funded project, located in Council District 1. [Peter Zanoni, Assistant City Manager; Mike Frisbie, Director, Capital Improvements Management Services]						
<b>Result:</b>	Passed						
<b>Voter</b>	<b>Group</b>	<b>Not Present</b>	<b>Yea</b>	<b>Nay</b>	<b>Abstain</b>	<b>Motion</b>	<b>Second</b>
Julián Castro	Mayor		x				
Mary Alice P. Cisneros	District 1		x			x	
Ivy R. Taylor	District 2		x				
Jennifer V. Ramos	District 3		x				
Philip A. Cortez	District 4		x				
David Medina Jr.	District 5		x				
Ray Lopez	District 6		x				
Justin Rodriguez	District 7		x				
W. Reed Williams	District 8		x				
Elisa Chan	District 9		x				x
John G. Clamp	District 10	x					