City of Round Rock

221 East Main Street
Round Rock, Texas 78664

Legislation Details (With Text)

File #:	2018-5166		
Type:	Resolution	**Status:**	Approved
File created:	1/19/2018	**In control:**	City Council
On agenda:	2/8/2018	**Final action:**	2/8/2018
Title:	Consider a resolution determining that Phoenix I Restoration & Construction, Ltd. provides the best value for the City for the Stagecoach Inn Relocation Project and authorizing the Mayor to execute a Standard Form of Agreement.		
Sponsors:			
Indexes:	Hotel Occupancy Tax Fund		
Code sections:			
Attachments:	1. Resolution, 2. Bid Tab, 3. Form 1295		

Date	Ver.	Action By	Action	Result
2/8/2018	1	City Council	approve	Pass

Consider a resolution determining that Phoenix I Restoration & Construction, Ltd. provides the best value for the City for the Stagecoach Inn Relocation Project and authorizing the Mayor to execute a Standard Form of Agreement.

The City desires to enter into an agreement with Phoenix I Restoration & Construction, Ltd. located in Farmers Branch, Texas for the relocation of the Stagecoach Inn from its current site in the path of the RM620 road realignment project to its new location at the Bathing Beach Park.

Using “Competitive Sealed Proposal" as the delivery method for the relocation of the Stagecoach Inn, the City has determined that Phoenix I will provide the best value for the relocation, serving as the general contractor for the project.

The City received 7 proposals for this project. Phoenix I ranked highest in the bid scoring process, which was followed by interviews of the top 3 scorers. During the selection process, staff determined that the building mover subcontractor selected by Phoenix I was not the best fit for the project, so another mover was selected. The selection of the new mover increased Phoenix’s base bid by $82,000 from $536,000 to $618,000.

In addition, costs associated with an add alternate for masonry repairs are proposed for inclusion in this project for an additional $178,000. This addition was recommended by Architexas, the preservation consultant on the relocation project, for the following reasons. Including the masonry repairs and the addition of the fourth wall as part of this project would decrease overall project costs because a masonry contractor would not have to be mobilized twice. In addition, the end result will be a more consistent look with all masonry work done by one contractor and the building will look more finished and presentable. Most importantly, the building will be more secure and structurally sound since it will be 100% repointed. Interior renovations and all other modifications (i.e. windows, roof) that need to be made to the building from a historical appropriateness and use perspective will be done at future date under a separate contract as decided by the City Council at that time.

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The total contract with Phoenix I will be $796,000, and the work is projected to be completed in 120 days.

Cost: $796,000
Source of Funds: Hotel Occupancy Tax Fund