



# City of Mesquite, Texas

## Legislation Text

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**File #:** 20-4623, **Version:** 1

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RFP No. 2020-021 - Mesquite Convention Center - Kitchen Renovation.

(Authorize the City Manager to finalize and execute the required documents with United Construction in the amount of \$336,129.12)

### **Name of Department**

Administration/Facilities Maintenance

### **Project/Budgeted Amount**

\$687,165.00

### **Sum of Bid/Bid Amount**

\$336,129.12

The City-owned Mesquite Convention Center was constructed in 1998. In 2012, a facility needs assessment was conducted of the Convention Center and a 20-year Capital Improvement Program (CIP) was developed to ensure facility needs and building components would be replaced in a timely manner and that the facility would remain self-supporting. While a major renovation is planned in the CIP for FY-21, several health and safety items needed to be addressed sooner. Last year, improvements were made to all of the handicap-access areas, and earlier this year, a new fire alarm system upgrade was completed. The kitchen and food preparation area has deteriorated to the point that it is failing health inspection and compliance with City health code requirements. By contract, Atrium Hospitality, the operator of the City's Convention Center, is responsible for routine maintenance under \$5,000.00, and the City is responsible for any maintenance and repair in the amount of \$5,000.00 or more.

The kitchen renovation will include removing existing equipment/fixtures and demolishing the quarry tile floor, ceiling tiles and grid work, lighting, Fiberglass Reinforced Plastic (FRP) wall coverings and interior drywall. Damaged wall framing will be repaired, new drywall and FRP wall coverings, a new epoxy floor covering, new hanging grids and ceiling tiles and new LED lighting fixtures will be installed.

A temporary kitchen and dishwashing trailer, along with a temporary walk-in cooler and freezer, is part of the bid specifications and will be set up by the contractor to allow catering operations to continue while renovations are underway.

Bid notices were broadcast through the BidSync electronic bidding system, posted on the City's website and an Advertisement for Bid was published in the Daily Commercial Record newspaper. A total of five responsive bids were received. Staff evaluated the bid on a "Best Value" method using the following criteria: quality of goods or services, safety program, construction equipment, submittal of references, subcontractor's construction equipment, pre-bid conference attendance and time to complete the project.

### **Financial Implications**

This project will be funded from the Convention Center Capital Replacement Fund, which is financed by the

City's portion of shared revenues generated from Convention Center operations. No funds from the General Fund, or any other fund, will be used.

**Recommended/Desired Action**

Staff recommends award to United Construction and authorize the City Manager to finalize and execute the required documents.

**Attachment(s)**

RFP No. 2020-021 Best Value Scoring Matrix

**Drafter**

Larry Ewing

**Head of Department**

Ted Chinn