



18-422

**TITLE:** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract Amendment to the Construction Manager at Risk (CMAR) Services Contract with Structure Tone Southwest, LLC of Dallas for Services Related to the Construction of the McKinney National Airport Hangar Renovation Project

**COUNCIL GOAL:** Maximize Development Potential of the McKinney National Airport

**MEETING DATE:** May 15, 2018

**DEPARTMENT:** Airport

**CONTACT:** Kenneth Carley, A.A.E., Airport Director

**RECOMMENDED CITY COUNCIL ACTION:**

- Approval of the Resolution.

**ITEM SUMMARY:**

- This Resolution authorizes an increase in the amount of \$292,042.99 to the Guaranteed Maximum Price (GMP) contract of \$4,329,523.04 for change requests by both the City and Tenant.
- New GMP contract amount totals \$4,621,566.03.

**BACKGROUND INFORMATION:**

- Toyota Motors North America (tenant) requested to expand the existing hangar at McKinney National Airport. Tenant has signed a new 10 year lease with the City of McKinney.
  - GMP in the amount of \$4,262,834 was authorized by Council on June 20, 2017 for CMAR services for the construction and expansion of the hangar.
  - Increase to GMP by \$66,689.04 was authorized by Council on April 3, 2018 for Change Requests No. 1 through No. 3.
  - Change Request No. 4 is being requested to meet the needs of both the City and Tennant and is comprised of the following:
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Description	Cost	Change Request No.	Requested By:
Additional cost for revised span guard	\$1,166.92	CR 019	Tenant
Additional line for pre-action system at canopy	\$4,216.91	CR 020	Design Change to avoid Water Meter
Form & Pour Gate Controller Pad on North Side	\$315.95	CR 022	Tenant
GCO 19 - Move Outlets in Pilots Room	\$2,311.72	CR 023	Tenant
GCO 20 - Add Power @ refrigerator in pantry	\$1,105.84	CR 024	Tenant
GCO 21 - Directional Covers for Tarmac lights	\$737.22	CR 025	Tenant
Fire Hydrant Relocation 2' south and east	\$1,800.93	CR 026	City Fire Marshall
TCO 20 - Saw cut for security access conduit @ gate	\$526.59	CR 027	Tenant
Weld Plates and angles @ mezanine & columns	\$5,185.83	CR 028	Tenant
Replace "Yellow" FRP 75 Pieces	\$10,742.39	CR 029	Tenant
GCO 18 - Inverter for lobby lights	\$3,317.51	CR 030	Tenant
Epoxy first floor of 174	\$32,806.41	CR 031	Tenant
Upgrade Existing Fire Alarm Panel per Fire Marshalls Requirements	\$51,057.92	CR 032	City Fire Marshall
Reseal Hangar Floor	\$145,386.60	CR 033	Tenant
Sod per cities direction	\$3,299.98	CR 034	City
Hydromulch per City Direction outside the landscape plans	\$4,422.47	CR 035	City
Change of Landscaping at Plants per Tenant	\$8,444.00	CR 036	Tenant
Change of Parking Canopy Column Decorative Wraps to Cast Stone	\$15,197.80	CR 037	Tenant
<b>CHANGE REQUEST TOTAL</b>	<b>\$292,042.99</b>		

**FINANCIAL SUMMARY:**

- Funding for this increase is currently available in Project AI1705.

**BOARD OR COMMISSION RECOMMENDATION:**

- N/A

**SUPPORTING MATERIALS:**

## Resolution