



21-0823

TITLE: Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract and All Necessary Change Orders with J.C. Commercial, Inc of Lewisville, Texas, for the Construction of the Finch Park Phase V Improvement Project (PK2039)

COUNCIL GOAL: Enhance the Quality of Life in McKinney
(5A: Create affordable recreational and cultural arts activities for all ages throughout the city)
(5C: Continue to market and highlight McKinney as a unique destination for residents and visitors alike)
(5E: Develop sustainable quality of life improvements within the City of McKinney)

MEETING DATE: September 21, 2021

DEPARTMENT: Parks and Recreation

CONTACT: Michael Kowski, Director of Parks and Recreation

RECOMMENDED CITY COUNCIL ACTION:

- Approval of the Resolution.

ITEM SUMMARY:

- This Resolution authorizes the City Manager to execute a contract and all necessary change orders with J.C. Commercial, Inc. of Lewisville, Texas for the Construction of Finch Park Phase V Improvement Project (PK2039) for at total contract amount not to exceed \$2,538,974.33.

BACKGROUND INFORMATION:

- City staff worked with JBI Partners, Inc. on preparing the construction plans and specifications as needed for project bidding.
- The Finch Park Phase V improvements will include a new expanded playground and splash pad area with centralized pavilion, additional trails, entry signage, improved flat work and new landscaping.

- The project was bid with 3 possible add alternates.
 - Alternate 1: Pickle ball court
 - Alternate 2: Fitness Court
 - Alternate 3: Bocce ball court
- The City issued invitations to bid (21-66CC) to solicit responses from qualified contractors for construction of Finch Park Phase V, Improvements.
 - Advertised in the McKinney Courier Gazette
 - Posted on McKinney TV
 - 1,066 matching eBid Supplier Notifications
 - Including 45 HUB supplier notifications
- In response to all notices published, four (4) bids were received on September 9, 2021 from:
 - DL Meacham Construction
 - J.C. Commercial, Inc.
 - Mart, Inc.
 - RLM EarthCO Inc.
- J.C. Commercial, Inc. submitted the low bid in the amount of 2,388,974.33 for Base Bid plus Add Alternate 1, pickle ball court.
- Staff, along with JBI Partners, Inc. support and recommend awarding the construction bid to J.C. Commercial, Inc. in an amount of \$2,388,974.33 along with a \$150,000 contingency for a total not to exceed amount of \$2,538,974.33. (Includes base bid + add alternate 1 + contingency)
- Upon approval, construction should begin in October 2021 with a 204-day contract schedule.

FINANCIAL SUMMARY:

- The Finch Park Phase V Improvement Project (PK2039) is a FY21-22 Capital Improvements Program funded by MCDC funds and bond monies.
- Below is a breakdown showing the expected project cost of \$2,793,378.25:

○ Architectural and Engineering Design Fees	\$ 149,000.00
○ Construction Contract	\$2,388,974.33
○ Construction Contract Contingency	\$ 150,000.00
○ Materials Testing	\$ 60,000.00
○ Project Contingency	<u>\$ 45,403.92</u>
Total	\$2,793,378.25

- Upon approval of this item, \$254,403.92 remains in the project budget.

BOARD OR COMMISSION RECOMMENDATION:

- On September 9th, 2021, the Parks, Recreation and Open Space Advisory Board recommended to City Council the award of the construction contract.

SUPPORTING MATERIALS:

[Resolution](#)

[Bid Tabulation](#)