



MEMORANDUM

To: Mayor and City Council

From: Kevin Richardson, Fire Chief

Date: May 14, 2024

Reference: Consider approval of a Guaranteed Max Price Amendment to the Agreement, between the City of Coppell (Owner) and Byrne Construction Services (Construction Manager), for the construction of Fire Station No. 5, in the amount of \$10,578,710.00, to be funded from fund balance of the General Fund, then reimbursed in accordance with the reimbursement Resolution approved on April 12, 2022; and authorizing the City Manager to sign any necessary documents.

2040: Sustainable Government

Introduction:

Consider approval of a Guaranteed Max Price Amendment to the Agreement, between the City of Coppell (Owner) and Byrne Construction Services (Construction Manager), for the construction of Fire Station No. 5, in the amount of \$10,578,710.00, to be funded from fund balance of the General Fund, then reimbursed in accordance with the reimbursement Resolution approved on April 12, 2022; and authorizing the City Manager to sign any necessary documents.

Background:

The approval of the Early Release package for this project and the AIA Contract with Byrne Construction Services occurred at the Feb 27, 2024 Council meeting, which was for the demolition of the existing structure at 157 Moore Road and the procurement of the long-lead electrical components.

On April 15, 2024, the relocation of the Resident Arts Groups from the Moore Road building to the newly remodeled location at 500 Southwestern Blvd. (The Hangar) was completed. The existing structure is now vacated and the schedule for the demolition is currently being coordinated with the Coppell ISD.

The Guaranteed Maximum Price (GMP) for the construction of Fire Station 5 is the next step in the construction of Fire Station 5.

On April 17, 2024, Byrne Construction Services, the Construction Manager for this project opened subcontractor bids. The following attachments to the GMP are provided:

- A.1 Cost Summary
- A.2 Alternates
- A.3 Unit Costs
- A.4 Project Schedule
- A.5 Contract Documents
- A.6 Allowances
- A.7 Qualifications and Clarifications

The Early Release Package (Feb. 2024) was approved in the amount of \$615,980.00. The Amendment to the package with the Guaranteed Maximum Price is \$10,578,710.00. The total contract value will be \$11,194,690.00 with amendment approval.

The tentative construction commencement is May 2024, with an anticipated schedule of 1 year for construction, allowing for scheduled completion June 2025.

Benefit to the Community:

By approving the Guaranteed Max Price (GMP) for Byrne Construction Services, as a contract amendment to the existing Early Release Package, it will allow the construction of Fire Station 5 to remain on schedule, delivering the enhanced emergency response to the residents and business owners.

Legal Review:

The City Attorney has reviewed the original contract.

Fiscal Impact:

The fiscal impact of this package is \$10,578,710.00 and will be funded from fund balance of the General Fund, then reimbursed in accordance with the reimbursement resolution approved on April 12, 2022.

Recommendation:

The Fire Department is recommending approval of this contract.