

Legislation Text

File #: 15-7242, Version: 1

Northeast Equipment Maintenance Facility Architectural Services

Action:

Approve a contract in the amount of \$1,021,556 with FWA Group, P.A. for architectural services for the Northeast Equipment Maintenance Facility.

Staff Resource(s):

Mike Davis, Engineering and Property Management
William Haas, Engineering and Property Management
Randy Harrington, Management and Financial Services
Chris Trull, Management and Financial Services

Explanation

- The contract with FWA Group, P.A. will provide architectural services for an approximately 27,000 square foot vehicle maintenance shop. The project will include maintenance bays for both light and heavy City-owned vehicles, administrative offices and parts storage.
- Both the 2004 and the 2017 Fleet Maintenance Master Plans recommend a vehicle maintenance facility be constructed at 6001 General Commerce Drive in Council District 1. This is a City-owned maintenance yard in northeast Charlotte, and it includes Street Maintenance and Charlotte Water Field Operations Division.
- The architectural services include, but are not limited to planning, design, and construction documents, project administration/programming phasing, and construction administration.
- The Maintenance Facility will be designed to achieve basic-level LEED version 4 certification per the City Policy on Sustainable Facilities. LEED certification is awarded to buildings that demonstrate a high level of energy-efficiency and sustainable design.
- Currently Charlotte Water and Street Maintenance vehicles assigned to General Commerce Drive must drive off-site to be maintained. A new on-site facility will eliminate costly travel time to satellite maintenance locations.
- On July 25, 2017 the City issued a Request for Qualifications (RFQ); seven proposals were received from interested service providers.
- FWA Group, P.A. is the best qualified firm to meet the City's needs on the basis of demonstrated competence and qualification of professional services in response to the RFQ requirements.
- Funding for this project was provided in both the Fiscal Year 2017 and Fiscal Year 2019 Community Investment Plans.

Charlotte Business INclusion

The City negotiates subcontracting participation after the proposal selection process (Part C: Section 2.1(h) of the Charlotte Business INclusion Policy). Prime Consultant has committed 20.65% (\$211,000) of the total contract amount to the following certified firm(s):

- LTArchitecture (MBE) (\$10,000) (specifications and contract administration)
- Structural Capacity, P.C. (MSBE) (\$42,000) (structural engineering)
- AME Consulting Engineers, P.C. (SBE) (\$159,000) (mechanical, electrical and plumbing design and telecommunications)

Fiscal Note

Funding: General Community Investment Plan

Attachment(s)

Map