

October 8, 2013

**WHEREAS**, on January 27, 2010, Resolution No. 10-0328 authorized a professional services contract with HKS, Inc. for architectural and engineering design for the Kay Bailey Hutchison Convention Center Dallas Improvement Program in the amount of \$2,616,466; and,

**WHEREAS**, on August 25, 2010, Resolution No. 10-2142 authorized Supplemental Agreement No. 1 to the professional services contract with HKS, Inc. for architectural and engineering design services to include renovations to the chilled water loop and mechanical equipment in Central Plant No. 3 for the Kay Bailey Hutchison Convention Center Dallas Improvement Program in an amount not to exceed \$54,625, increasing the contract from \$2,616,466 to \$2,671,091; and,

**WHEREAS**, on June 22, 2011, Resolution No. 11-1709 authorized Supplemental Agreement No. 2 to the professional services contract with HKS, Inc. for architectural and engineering design services to include waterproofing building envelope, fire alarm and emergency lighting system replacement, and Area C concept design for the Kay Bailey Hutchison Convention Center Dallas Improvement Program in an amount not to exceed \$1,437,740, increasing the contract from \$2,671,091 to \$4,108,831; and,

**WHEREAS**, on December 14, 2011, Resolution No. 11-3257 authorized Supplemental Agreement No. 3 to the professional services contract with HKS, Inc. for architectural, engineering, and interior design services to include interior improvements for Lobby A and A/B Prefunction Areas for the Kay Bailey Hutchison Convention Center Dallas Improvement Program in an amount not to exceed \$142,270, increasing the contract from \$4,108,831 to \$4,251,551; and,

**WHEREAS**, on February 22, 2012, Resolution No. 12-0564 authorized Supplemental Agreement No. 4 to the professional services contract with HKS, Inc. for architectural, engineering, interior design, roof inspections, drainage system video investigation, and construction administration services for the Kay Bailey Hutchison Convention Center Dallas Facility Improvement Program in the amount of \$1,217,060, increasing the contract from \$4,251,551 to \$5,468,611; and,

**WHEREAS**, on April 25, 2012, Resolution No. 12-1195 authorized Supplemental Agreement No. 5 to the professional services contract with HKS, Inc. for architectural, engineering, and construction administration services for digital signage system, additional electrical power supply for Upper Level D/C areas, a photovoltaic feasibility study, and Lamar Streetscape Conceptual Design for the Kay Bailey Hutchison Convention Center Dallas Improvement Program, in an amount not to exceed \$245,266, from \$5,468,611 to \$5,713,877; and,

**WHEREAS**, on November 5, 2012, Administrative Action No. 12-2814 authorized Supplemental Agreement No. 6 to the professional services contract with HKS, Inc. for additional architectural, engineering and construction administration services for alterations of existing Elevator No. 7, additional rigging points in C Lobby and lounge spaces, design of digital signage systems for the Hall C Ballroom, Hall C Meeting Rooms, Lower Hall D Meeting Rooms and HVAC revisions in the Concourse C, C Ballroom and Lobby A for the Kay Bailey Hutchison Convention Center Dallas Improvement Program, in an amount not to exceed \$46,500, from \$5,713,877 to \$5,760,377; and,

**WHEREAS**, on January 23, 2013, Resolution No. 13-0181 authorized Supplemental Agreement No. 7 to the professional services contract with HKS, Inc. for architectural and engineering services for a lightning protection study, roof replacement, Area C furniture and restroom improvements for the Kay Bailey Hutchison Convention Center Dallas Improvement Program in an amount not to exceed \$488,445, from \$5,760,377 to \$6,248,822; and,

**WHEREAS**, on March 7, 2013, five sealed competitive bids were received for the construction of the A Lobby and C Area Renovation at the Kay Bailey Hutchison Convention Center Dallas; and,

**WHEREAS**, all five received bids exceeded the consultant's cost estimate and the project budget; and,

**WHEREAS**, on May 22, 2013, Resolution No. 13-0830 authorized rejection of bids received for the construction of the A Lobby and C Area Renovation at the Kay Bailey Hutchison Convention Center Dallas and to re-advertise for new bids; and,

**WHEREAS**, on August 1, 2013, three competitive sealed proposals were received and opened for the construction of interior improvements to C Lobby and Prefunction, Lower C Meeting Rooms, C Ballroom, and C/D/E associated restrooms at the Kay Bailey Hutchison Convention Center Dallas, and the companies were ranked as follows:

<u>Proposer</u>	<u>Ranking</u>
Gilbert May, Inc. dba Phillips/May, Corp.	1
Big Sky Construction	2
H.J. Russell & Company	3

and,

**WHEREAS**, Gilbert May, Inc. dba Phillips/May, Corp. was selected as the best value proposer of the three proposers; and,

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**WHEREAS**, it is now desirable to authorize a contract with Gilbert May, Inc. dba Phillips/May, Corp., the best value proposer of three, for the construction of interior improvements to C Lobby and Prefunction, Lower C Meeting Rooms, C Ballroom, and C/D/E associated restrooms at the Kay Bailey Hutchison Convention Center Dallas in an amount not to exceed \$11,879,291.

**Now, Therefore,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That the City Manager is hereby authorized to execute a contract with Gilbert May, Inc. dba Phillips/May, Corp., the best value proposer of three, for the construction of interior improvements to C Lobby and Prefunction, Lower C Meeting Rooms, C Ballroom, and C/D/E associated restrooms at the Kay Bailey Hutchison Convention Center Dallas in an amount not to exceed \$11,879,291, after it has been approved as to form by the City Attorney.

**Section 2.** That the City Controller is hereby authorized to disburse funds in accordance with the terms and conditions of the contract from:

2009 Convention Center Revenue Bonds  
Fund 0568, Dept. CCT, Unit P505, Act. CCIM  
Obj. 4310, Program #PBC00038, CT PBWC00038L1  
Vendor # VS0000039750 in an amount not to exceed \$11,879,291

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED BY  
CITY COUNCIL

OCT - 8 2013

*Lucas B. Pineda*  
City Secretary