

**A RESOLUTION BY
TRANSPORTATION COMMITTEE**

11- R -0834

A RESOLUTION: (i) AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH HOLDER/MOODY/BRYSON, A JOINT VENTURE, FOR PROJECT NUMBER FC-5217; MIDPOINT EXPANSION-CONCOURSE "D", AT HARTSFIELD-JACKSON ATLANTA INTERNATIONAL AIRPORT; AND (ii) ESTABLISHING A TOTAL BUDGET FOR THE PROJECT IN AN AMOUNT NOT TO EXCEED \$37,000,000. ALL SERVICES WILL BE CHARGED TO AND PAID FROM PTAE0 18102793 (CONCOURSE D-MIDPOINT EXPANSION) 103 (TASK) 550281248 (DOA CP AMT GARBS 93EA) 5414002 (FACILITIES OTHER THAN BLDGS) AND FDOA 5502 (AIRPORT RENEWAL AND EXTENSION FUND) 180201 (DOA AVIATION CAPITAL PLANNING & DEVELOPMENT) 5414002 (FACILITIES OTHER THAN BLDGS) 7563000 (AIRPORT) 102793 (CONCOURSE D-MIDPOINT EXPANSION) 81248 (DOA CP AMT GARBS 93EA); AND FOR OTHER PURPOSES.

WHEREAS, the City of Atlanta ("City"), as owner and operator of Hartsfield-Jackson Atlanta International Airport ("Airport"), solicited (the "Solicitation") Proposals for Project Number FC-5217; Midpoint Expansion-Concourse "D" ("Project"), on behalf of the Department of Aviation; and

WHEREAS, the Solicitation required Proponents to submit Cost Proposals for the following Project cost components: [i] Pre-Construction Phase Fee; and [ii] Construction Manager at Risk General Conditions Costs; and [iii] Contractor's Fee, and contemplated, if a Services Agreement was awarded pursuant to the Solicitation, that the Project would be administered and constructed through the issuance of Component Guaranteed Maximum Price ("CGMP") Proposal and Guaranteed Maximum Price ("GMP") Proposal and Construction Authorizations ("CA's") accepting such Proposals; and

WHEREAS, the total cost of the Project (and associated CGMP's, GMP's and CA's) was further intended in the Solicitation to be funded out of an established Budget to be set for the Project, based, in part, on the Cost Proposal of the successful Proponent, if any, in the Solicitation; and

WHEREAS, the City received 12 Proposals in response to the Solicitation and the Department of Aviation Evaluation Committee, supported by the Department of Procurement and the Aviation Procurement Unit, has completed its evaluation of the Proposals; and

WHEREAS, the Aviation General Manager and the Chief Procurement Officer have recommended that a Services Agreement for the Project be awarded to

Holder/Moody/Bryson, a Joint Venture (“HMB”), in accordance with Code Section 2-1189, and that a Budget for the Project be established in the amount of \$37 million.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, that the Mayor is authorized to execute a Services Agreement for the Project with HMB, on behalf of the Department of Aviation, with a Project budget (“Budget”) being established in such Services Agreement in an amount not to exceed \$37,000,000.

BE IT FURTHER RESOLVED, that HMB is expected to achieve substantial completion of the Project within 925 calendar days from the date of the Notice to Proceed.

BE IT FURTHER RESOLVED, that the City Attorney is directed to prepare a Services Agreement for execution by the Mayor.

BE IT FURTHER RESOLVED, that all contracted work will be charged to and paid for from PTAE0 18102793 (Concourse D-Midpoint Expansion) 103 (Task) 550281248 (DOA CP AMT GARBS 93EA) 5414002 (Facilities Other Than Bldgs) and FDOA 5502 (Airport Renewal and Extension Fund) 180201 (DOA Aviation Capital Planning & Development) 5414002 (Facilities Other Than Bldgs) 7563000 (Airport) 102793 (Concourse D-Midpoint Expansion) 81248 (DOA CP AMT GARBS 93EA).

BE IT FURTHER RESOLVED, that, pursuant to Code Section 2-1292(d), the Aviation General Manager or other appropriate City representatives contemplated under such Code Section, are each authorized to execute any additional documents/instruments, including CA’s, necessary to commence and complete the Project.

BE IT FURTHER RESOLVED, that the Budget is further intended for use on any other aspect of the Project, including use under other ancillary contracts/agreements related to the Project; accordingly, the Budget will be for the exclusive use of the City, at its discretion, through actions of the Aviation General or other appropriate City Representatives under Code Section 2-1292(d).

BE IT FINALLY RESOLVED, that the Services Agreement will not become binding upon the City and the City will incur no obligation or liability under it until it has been executed by the Mayor, attested to by the Municipal Clerk, approved by the City Attorney as to form and delivered to HMB.

Part II: Legislative White Paper: (This portion of the Legislative Request Form will be shared with City Council members and staff)

A. To be completed by Legislative Counsel:

Committee of Purview:

Caption:

Council Meeting Date:

Requesting Dept.:

FAC Confirmed by:

B. To be completed by the department:

1. Please provide a summary of the purpose of this legislation (Justification Statement).

The Concourse "D" Midpoint Expansion project will alleviate current overcrowding at the midpoint and improve vertical transportation between the AGTS and the concourse. Significant additional passenger amenities including new and larger Food & Beverage outlets plus mixed retailing will be added. The total renovation/expansion passenger service area is approximately 60,000 square feet. Two new escalators from the AGTS will be included in this project along with three elevators between the second and third levels to assist with concession deliveries which will allow the two existing elevators that go between the AGTS level and the concourse level to be used exclusively for passengers.

2. Please provide background information regarding this legislation.

Concourse "D" was opened in 1980 and was designed to accommodate dramatically fewer passengers than the airport is experiencing today. Current concession space on Concourse "D" is extremely inadequate; this project will bring Concourse "D" up to Department of Aviation standard for concession space; comparable to Concourses "A" & "B". Also as part of this project the vertical transportation between the AGTS and the concourse level will be improved with the addition of two escalators.

3. If Applicable/Known:

- (a) **Contract Type (e.g. Professional Services, Construction Agreement, etc):** Construction Contract
- (b) **Source Selection:** ITB
- (c) **Bids/Proposals Due:** 03/09/11
- (d) **Invitations Issued:**

(e) **Number of Bids:** 12

(f) **Proposals Received:** 12

(g) **Bidders/Proponents:** Archer Western/UREY, A Joint Venture; Brasfield & Gorrie/Thrasher, A Joint Venture; Manhattan Construction Company; James A. Cummings, Inc., JVS Atlanta, A Joint Venture; Winter Johnson Group; McCarthy/CCI, A Joint Venture; Holder/Moody/Bryson, A Joint Venture; Turner/Davis, A Joint Venture; New South/Circle D, A Joint Venture; Austin Commercial; and Yates Construction.

(h) **Term of Contract:** Substantial Completion is 925 calendar days.

4. Fund Account Center (Ex. Name and number):

PTAEO: 18102793 (CONCOURSE D-MIDPOINT EXPANSION) 103 (TASK) 550281248 (DOA CP AMT GARBS 93EA) 5414002 (FACILITIES OTHER THAN BLDGS) and FDOA: 5502 (AIRPORT RENEWAL AND EXTENSION FUND) 180201 (DOA AVIATION CAPITAL PLANNING & DEVELOPMENT) 5414002 (FACILITIES OTHER THAN BLDGS) 7563000 (AIRPORT) 102793 (CONCOURSE D-MIDPOINT EXPANSION) 81248 (DOA CP AMT GARBS 93EA)

5. Source of Funds: PFC's

6. Fiscal Impact: \$37,000,000

Recovery: PFC's

This Legislative Request Form Was Prepared By: Tommy Thomas, Jr.



CITY OF ATLANTA

Kasim Reed
Mayor

SUITE 1700
55 TRINITY AVENUE, SW
ATLANTA, GA 30303
(404) 330-6010 Fax: (404) 658-7359
Internet Home Page: www.atlantaga.gov

OFFICE OF CONTRACT COMPLIANCE
Hubert Owens
Director
howens@atlantaga.gov

MEMORANDUM

TO: Adam L. Smith Esq.
Chief Procurement Officer

FROM: Hubert Owens *H. Owens*
Director – Office of Contract Compliance

RE: **FC-5217: Midpoint Expansion – Concourse D**

DATE: March 28, 2011

The Office of Contract Compliance has evaluated eleven (11) proposals for responsiveness to the Minority and Female Business Enterprise (M/FBE) participation requirement as outlined in Appendix A of the above referenced RFP document. The participation goal for the above referenced project is **18.1 % MBE & 8.3% FBE**, for the Pre-Construction Phase. All eleven (11) of the proponents have been deemed responsive by the Office of Contract Compliance. For your information, the proponents have committed to utilizing M/FBEs as indicated below during the pre-construction phase:

Cummings/ Randolph/ McAfee3 Architects JV		15pts
Randolph & Company, Inc.	AABE	18.1%
McAfee3 Architects, Inc.	FBE	8.3%
Total Participation		26.4%
(Responsive)		

Brasfield & Gorie/ Thrasher JV		15pts
Gov Link, Inc.	AABE	14.8%
Sykes Consulting, LLC.	AABE	4.9%
Benchmark Management	FBE	10.0%
Total Participation		29.7%
(Responsive)		

Manhattan/ RFB JV		15pts
RFB Contractors	AABE	35.0%
Business Forms and Supplies	AABE	5.40%
Freeman's Forms and Supplies	FBE	2.90%
Total Participation		43.3%
(Responsive)		

Archer Western/ Urey Companies JV		15 pts
Urey Companies	AABE	16.70%
Camken Consulting	FBE	5.34%
The Architecture Group	FBE	0.56%
Total Participation		22.60%
(Responsive)		

VJS Atlanta Airport JV, LLC		15 pts
Desmear Systems	AABE	17.5%
Imani Environmental	FBE	17.0%
Total Participation		34.5%
(Responsive)		

Winter Johnson Group JV		15 pts
Johnson Construction Services	AABE	30.0%
Project Cost Solutions	AABE	12.0%
JAT Consulting Services	FBE	7.0%
Southeastern Engineering	FBE	25.0%
Total Participation		74.0%
(Responsive)		

McCarthy/ CCI JV		15 pts
Courseault Commercial, Inc. JV	AABE	19.0%
Costing Services Group, Inc.	FBE	9.0%
Total Participation		28.0%
(Responsive)		

Holder/Moody/Bryson, JV		15 pts
C.D. Moody Const.	AABE	14.89%
Bryson Constructors	AABE	14.89%
Southeastern Engineering	FBE	4.26%
Long Engineering, Inc.	FBE	4.26%
Freeman Forms & Supplies	FBE	.66%
Total Participation		38.96%
(Responsive)		

Austin Commercial/Morgan Constructors/Hermosa Construction JV		15 pts
Hermosa Construction	AABE	15.18%
Intelligent Construction & Engineering	AABE	3.75%
Morgan Constructors	FBE	6.07%
OLH Consultant	FBE	2.51%
Total Participation		27.50%
(Responsive)		

New South/ Circle D JV		15 pts
Circle D Enterprises	AABE	10.1%
C & C Fence	FBE	25.3%
Total Participation		35.4%
(Responsive)		

Turner Construction/ Davis & Associates, Inc. JV		15 pts
Davis & Associates, Inc.	AABE	18.14%
Steele Program Manager	FBE	4.78%
Southeastern Engineering	FBE	3.71%
Total Participation (Responsive)		26.63%

TO: Adam L. Smith, Esq., CPPB, CPPO
Chief Procurement Officer
Department of Procurement

FROM: Louis E. Miller 2011.04.27
Aviation General Manager *Louis E. Miller* 16:32:03 -04'00'
Department of Aviation

Date: April 27, 2011

Subject: Contract FC-5217, Midpoint Expansion Concourse "D"; Recommendation for Award.

As you are aware, in January 2011, the City of Atlanta solicited bids for the Midpoint Expansion Concourse "D" Project. Twelve Proponents provided proposals to the RFP including Archer Western/UREY, A Joint Venture; Brasfield & Gorrie/Thrasher, A Joint Venture; Manhattan Construction Company; James A. Cummings, Inc., JVS Atlanta, A Joint Venture; Winter Johnson Group; McCarthy/CCI, A Joint Venture; Holder/Moody/Bryson, A Joint Venture; Turner/Davis, A Joint Venture; New South/Circle D, A Joint Venture; Austin Commercial; and Yates Construction.

On April 14, 2011 the Department of Aviation Evaluation Committee, supported by the Department of Procurement (DOP) and the Aviation Procurement Unit, completed the scoring of the proposals. The Department of Aviation recommends award of the Contract for FC-5217 to Holder/Moody/Bryson, A Joint Venture.

Attached hereto is the Evaluation Committee's Final Evaluation Sheet.

We will present Legislation for consideration at the June 6, 2011 City Council session.

If you additional information is required, please contact, Erin Jenkins at (404) 382-2236.

Attachment

cc.	Jim Drinkard	Document Control	Robert Caput
	Andy Orr	Jay Dayhoff	Justina Mann
	Les Page	Steve Morris	



DEPARTMENT OF PROCUREMENT

FC-5217 MIDPOINT EXPANSION - CONCOURSE
D

PROPOSERS

		Archer Western /UREY, JV		Brasfield & Gorrie/Thruaser, JV		Manhattan Construction Co.		James A. Cummings, Inc		JVS Atlanta, JV		Winter Johnson Group		McCarthy
		Score	Totals	Score	Totals	Score	Totals	Score	Totals	Score	Totals	Score	Totals	Score
5	Executive Summary	7	35	7	35	7	35	6	30	2	10	7	35	6
5	Organizational Structure	3	15	5	25	2	10	2	10	4	20	4	20	5
10	Overall experience, Qualifications and Performance on Previous Similar Projects	6	60	4	40	5	50	2	20	1	10	1	10	7
15	Management Plan	4	60	5	75	4	60	6	90	2	30	6	90	7
15	Resumes of Key Personnel	2	30	3	45	3	45	4	60	2	30	3	45	3
20	Work Plan	3	60	3	60	3	60	5	100	2	40	4	80	5
15	Cost Proposal	5	75	7	105	10	150	6	90	9	135	7	105	8
15	EBO Plan	10	150	10	150	10	150	10	150	10	150	10	150	10
100	TOTALS	33	485	44	535	44	560	41	550	34	425	52	535	51
TOTALS														

Scoring Scale 1 to 10

- 8 - 10 Outstanding
- 5 - 7 Highly Effective
- 3 - 4 Effective
- 1 - 2 Marginally Effective

TRANSMITTAL FORM FOR LEGISLATION

TO: MAYOR'S OFFICE

ATTN: CANDACE BYRD

Dept.'s Legislative Liaison: Anita Williams

Contact Number: 404-530-6600

Originating Department: Aviation

Committee(s) of Purview: Transportation

Chief of Staff Deadline: 05/13/11

Anticipated Committee Meeting Date(s): 06/01/11

Anticipated Full Council Date: 06/06/11

Legislative Counsel's Signature: Robert Saput

Commissioner Signature: [Signature]

Chief Procurement Officer Signature: [Signature]

CAPTION

A RESOLUTION: (i) AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH HOLDER/MOODY/BRYSON, A JOINT VENTURE, FOR PROJECT NUMBER FC-5217; MIDPOINT EXPANSION-CONCOURSE "D", AT HARTSFIELD-JACKSON ATLANTA INTERNATIONAL AIRPORT; AND (ii) ESTABLISHING A TOTAL BUDGET FOR THE PROJECT IN AN AMOUNT NOT TO EXCEED \$37,000,000. ALL SERVICES WILL BE CHARGED TO AND PAID FROM PTAE0 18102793 (CONCOURSE D-MIDPOINT EXPANSION) 103 (TASK) 550281248 (DOA CP AMT GARBS 93EA) 5414002 (FACILITIES OTHER THAN BLDGS) AND FDOA 5502 (AIRPORT RENEWAL AND EXTENSION FUND) 180201 (DOA AVIATION CAPITAL PLANNING & DEVELOPMENT) 5414002 (FACILITIES OTHER THAN BLDGS) 7563000 (AIRPORT) 102793 (CONCOURSE D-MIDPOINT EXPANSION) 81248 (DOA CP AMT GARBS 93EA); AND FOR OTHER PURPOSES.

FINANCIAL IMPACT (if any) \$37,000,000

Mayor's Staff Only

Received by CPO: _____ Received by LC from CPO: _____
(date) (date)

Received by Mayor's Office: 5.16.11 [Signature] Reviewed by: [Signature]
(date) (date)

Submitted to Council: _____
(date)