

CONSTRUCTION REPORT – July 2013

Carver Branch Outdoor Recreation Area

Description: Playground site work and adult exercise area

Funds: \$60,000 reprogrammed HUD 108

Location/District: 3350 E. Commerce St. / District 2

City Architect: Stacy Gonzales

Project Architect: Beaty Palmer Architects

Design Enhancement: None

Construction Contract: TBD

Estimated Completion Date: Sept. 2013

Project Scope: Install adult exercise area and complete preliminary site work for KaBOOM! Playground

Current Status: Parks Department will assist in the completion of the playground portion of the project through a KaBOOM! Grant scheduled for September completion. An adult exercise area, as well as additional site work needed for the playground area, will be completed through the remaining HUD 108 Grant funds.

A KaBOOM! Design Day was held on July 11, and final design options will be presented for approval to the Facilities Committee on July 18. Facilities Committee was granted authority by Library Board to make final design decision. Playground is build day is scheduled for Sept 28.

The Mission Marquee Plaza and Loop Road Project

Description: Site improvements to 26 acre site around Mission Branch Library

Funds: \$883,000(Amphitheater); \$238,000(Marquee); \$1,070,000(Site development); \$520,000(319 Grant)

Location/District: 3100 Roosevelt Ave. / District 3

City Architect: Randy Matyear

Project Architect: Kell Muñoz Architects

Construction Contract: PSE Contracting

Estimated Completion Date: Winter 2012-13

Project Scope: Renovation of existing marquee sign and construction of Loop Road to connect to VFW Boulevard. Also includes landscape improvements to marquee plaza area.

Current Status: Marquee has been completed; Phase 1 of the Loop Road construction has been completed. Phase 2 will be incorporated with construction of the Plaza area. Marquee Plaza Area construction documents have been completed and bids have been finalized. City Council approved a contract with PSE Contracting on February 16th. A pre-construction meeting was held on Feb. 27th. Construction is in progress, with completion anticipated for winter 2013.

As part of the federal [Clean Water Act](#) in 1987, Section 319 Grant program was established to provide funding for efforts to reduce storm water runoff pollution, and the Mission Marquee and Library site was identified as a location to administer this program. Funds may be used to demonstrate innovative best management practices (BMPs), support education and outreach programs, establish Total Maximum Daily Loads (TMDL's) for a watershed, restore impaired streams or other water resources, or conduct storm water runoff assessment or applied research. Bender, Wells, Clark, will act as the primary design team, in collaboration with Kell Munoz Architects. Construction of the 319 work began on March 11, 2013, and the entire project will be complete in July 2013.

2013 Facilities Assessment Study

Description: Repairs and improvements to 15 Branch Libraries

Funds: \$1,400,000 FAS Estimated Cost

District: All Districts

Project Architect: Debra J. Dockery Architect, PC.

Design Enhancement: None

Construction Contract: BES / Job Order Contractor system (CIMS) / Vendor Contracts

Original Target Completion Date: September 30, 2013

Project Scope: Make branch repairs and improvements, based in part on the April, 2009 Facilities Assessment Study conducted by Debra J. Dockery Architect, PC. Some additional repair items identified since the 2009 FAS study have also been included in this work. Primary focus will be on roof replacements (5 branches), carpet replacement (3 branches), interior and exterior painting (4 branches), rest room renovations (4 branches) and other building improvements.

Current Status:

1st quarter projects: Cody, Forest Hills, Pan Am have been completed.

2nd quarter projects: Brook Hollow, Carver, Cortez, Guerra, Maverick, and Thousand Oaks have been completed.

3rd quarter projects: Collins Garden, San Pedro, and Tobin have been completed. Work at Johnston has been moved to the 4th quarter, due to closure scheduling.

4th quarter projects: (Guerra, Johnston, McCreless and Memorial). Roof and window replacement at Johnston has been completed, and the branch will close from August 5 -September 22 for interior renovations. During the Extreme Library Makeover at Johnston additional parking lot work being funded through a City Council Initiative will be completed, which will include expanding the existing parking by up to 19 stalls, and possible resurfacing the existing parking lot. Guerra Extreme Library Makeover has been added to the 4th quarter projects due to savings from earlier FAS work. Guerra closure from August 5-25 was approved by Library Board on June 26. Work at Memorial has been completed, and work at McCreless has begun. All work to be complete by September 30, 2013.

Broadband Technologies and Opportunities Program (BTOP)

Description: This program will enhance and improve broadband internet access for patron use at 13 branch libraries and Central.

Funds: \$1,486,760 (Texas State Library and Archives Commission Grant)

Districts: 1 (Central, Westfall), 2 (Carver), 3 (McCreless), 4 (Cortez, Johnston, Pan Am), 5 (Bazan, Collins Garden, Las Palmas, Memorial), 6 (Great Northwest), 7 (Forest Hills), 10, (Thousand Oaks)

Design Enhancement: None

Construction Contract: JOC (Davila Construction) / Vendor Services

Estimated Completion Date: Summer 2013

Project Scope: There are 2 major deliverables of the TSLAC/BTOP Grant:

Enhance Broadband Connection – this includes procuring, installing and configuring updated and improved equipment at 13 branch library locations and Central Library Facility Construction – Construction activities include consolidating public access areas and training facilities on the first floor of the Central Library and acquiring new furniture and fixtures for 13 branch library locations.

Current Status: All work associated with enhancing broadband connections have been completed at all 13 branch libraries and Central Library.

Installation and acquisition of furniture and fixtures has been completed at all 13 branch libraries. RVK Architects have completed design work for re-configuring space at Central, and a Job Order Contractor proposal was approved by City Council on Feb. 14th. Construction began March 11th.

New carpet has been installed and furniture has been installed. Furniture punch list items are scheduled for completion by July 26th. Completion for the construction portion of the work at Central is scheduled for July, 2013. Computer installation and testing has begun.

2012-17 Bond Program

Funds: \$18.4 Million (2012-17 Bond Program)

Districts: 1, 2, 6, 9

Design Enhancement: TBD

Construction Contract: TBD

Description: 4 projects scheduled to be completed during the 2012-17 bond period.

District 2 - \$6,000,000

Development of a branch library in Council District 2. There is a commitment for the donation of land for this project, as such funding does not include resources for the acquisition of land

Current Status:

Work continues to move forward on facilitating the transfer of the donated site for the new D-2 Library. Library Board voted March 27 to accept property donation for new library, contingent on the completion of due diligence. Planning Commission approval was received on May 22nd, and city council action is scheduled for August.

District 6 - \$1,400,000

Development of a branch library site in Council District 6

Current Status:

Library staff met with Councilman Lopez to provide an update on the project, solicit his feedback regarding the target area and to obtain feedback regarding service model options

District 9 - 7,000,000

Development of a branch library in Council District 9. This project will require the purchase of land. Funding includes acquisition of the land

Current Status:

Due diligence has commenced on the preferred site. Library Board voted February 27 to accept offer for property located along Evans Road, west of HWY 281. Planning commission hearing was held on March 27. City Council approved purchase on May 2, 2013. Property closed on May 10th, and all locks were re-keyed after ownership transfer to secure building.

Central Library - \$4,000,000

Renovations, repairs, upgrades and space reconfiguration to the Central Library facility

Current Status:

Preliminary meeting with the selected Architectural firm (Marmon Mok) has been held to finalize their contract scope.