



CORPORATE HANGAR II PROJECT CONTRACT AWARD

RS-23-038

February 21, 2023

Background

2

- ❑ Project originally bid in March 2022 with three (3) bids received in April 2022
- ❑ All bids rejected due to delay in Federal Aviation Administration (FAA) grant funding
- ❑ On September 13, 2022, City Council accepted a FAA Military Airport Program (MAP) grant up to \$4,553,050 to fund eligible portions of the project

Discussion

3

- ❑ Project re-advertised November 6, 2022 through December 8, 2022
 - ▣ Local Newspaper
 - ▣ City Web-Site
 - ▣ Multiple Statewide Electronic Bidding Sites
- ❑ Pre-bid held November 15, 2022 with six(6) general contractors and multiple sub-contactors attending

Discussion

4

- ❑ Bids were opened December 8, 2022
- ❑ One (1) bid received – Native American Service Corporation (NASCO)

	NASCO
Base Bid A-Site Civil Improvements (Eligible)	\$1,451,143.35
Base Bid B-Hangar (Eligible)	\$2,387,187.00
Base Bid C-Interior Framing/Finish Out Office Space (Ineligible)	\$918,721.00
Additive Alternate 1-Lift Station Upgrades (Eligible)	\$70,841.97
Additive Alternate 2-2 nd Floor Structure over Office Space (Ineligible)	\$176,296.00
Additive Alternate 3-Wet Pipe Sprinkler System (Eligible)	\$54,871.00
Additive Alternate 4-Hangar Bay Extension (Eligible)	\$275,959.00
Total	\$5,335,019.32

Discussion

5

❑ Cost Breakout-Grant Funded vs. Non-Grant Funded

	FAA Eligible 90%	City Match 10% & Non-Eligible Costs	Total Construction Cost
Base Bid A	\$1,306,029.02	\$145,114.33	\$1,451,143.35
Base Bid B	\$2,148,468.30	\$238,718.70	\$2,387,187.00
Base Bid C	0	\$918,721.00	\$918,721.00
Additive Alternate 1	\$63,757.77	\$7,084.20	\$70,841.97
Additive Alternate 2	0	\$176,296.00	\$176,296.00
Additive Alternate 3	\$49,383.90	\$5,487.10	\$54,871.00
Additive Alternate 4	\$248,363.10	\$27,595.90	\$275,959.00
Total	\$3,816,002.09	\$1,519,017.23	\$5,335,019.32

Discussion

6

- ❑ Total construction cost \$5,335,019.32
- ❑ \$3,816,002.09 Federally Funded
- ❑ \$1,519,017.23 Match requirement and ineligible costs will come from Aviation funds

Alternatives

7

- ❑ Reject the bid
- ❑ Award contract to NASCO for Base Bids A, B and Additive Alternates 1, 3 and 4
- ❑ Award contract to NASCO for Base Bids A, B, C and Additive Alternates 1, 2, 3 and 4

Recommendation

8

- Approve the contract with NASCO for Base Bids A, B, C and Additive Alternates 1, 2, 3 and 4 in the amount of \$5,335,019.32 and authorize the City Manager or designee to execute all contract documents and any and all change orders or actions within the amounts set by federal, state and local law