



DONATION OF FORMER FIRST NATIONAL BANK TEXAS BUILDING
AWARD BID 22-36, DEMOLITION & ASBESTOS REMOVAL

RS-22-127

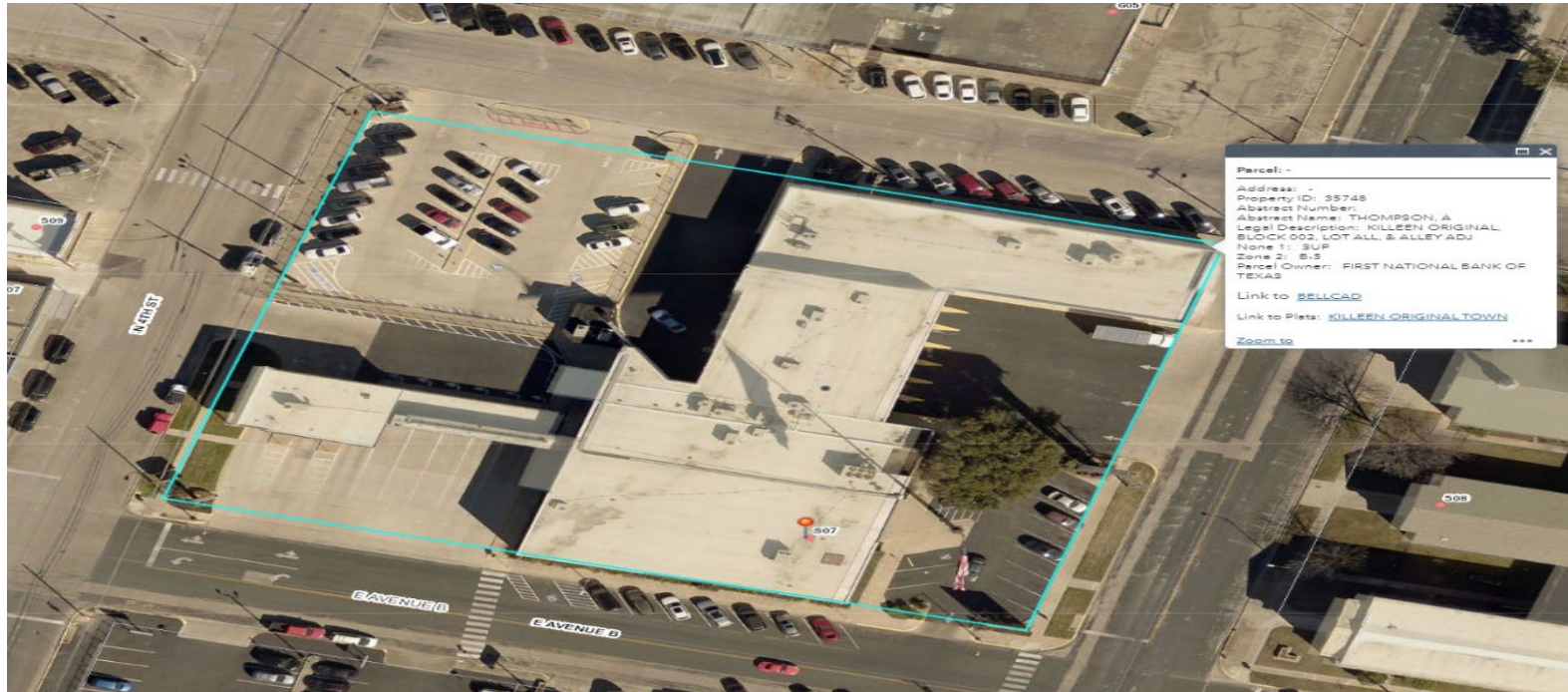
September 6, 2022

Background and Findings

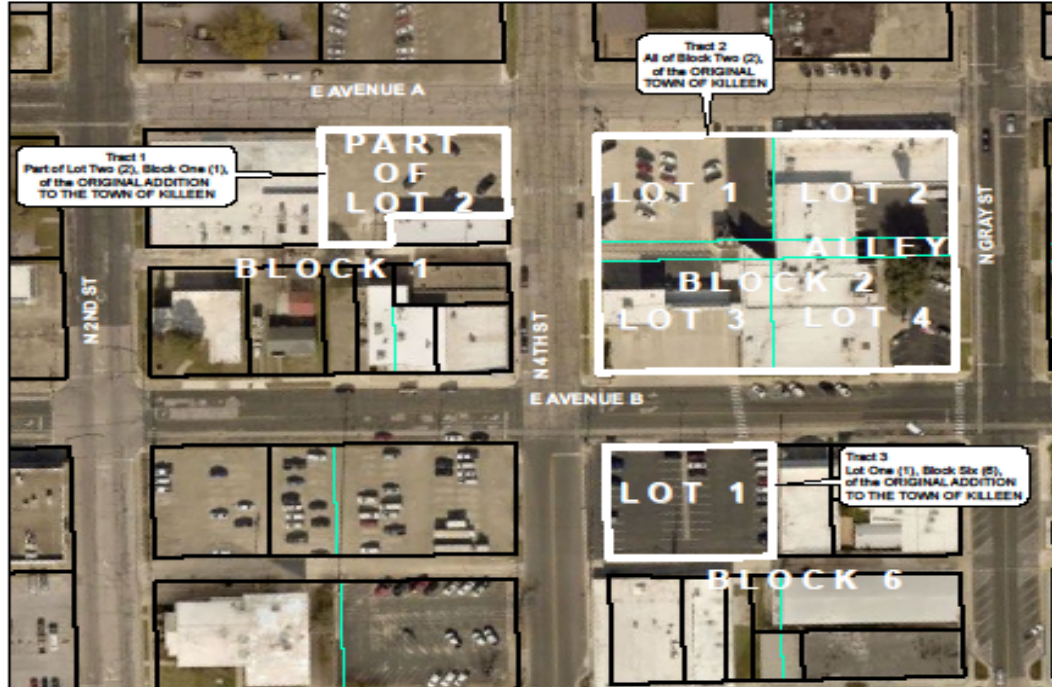
- Historically, the former First National Bank Texas of Killeen was chartered in 1901 and is the oldest continuously operated bank in Bell County. The main portion of the bank structure was constructed in 1960.
- The former First National Bank Texas has relocated its bank facilities to the new location at 901 E. CTE which officially opened on March 16, 2022.
- The plan is to donate this older bank property to the City of Killeen for site demolition and to prepare the lot for a new Bell County building complex to bring new life into downtown Killeen area.
- The city has requested bids for the removal of asbestos containing material and the removal of the entire building complex including the site improvements such as parking lots, fences, signage, etc.
- In preparation for this demolition, the City Council recently approved the removal of this property out of the HOD (historical overlay district) through Ordinance 22-046 on June 28, 2022.

Aerial View of former First National Bank Texas

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Killeen Original Town



KILLEEN ORIGINAL TOWN

Tract 1:

Part of Lot Two (2), Block One (1), of the ORIGINAL ADDITION TO THE TOWN OF KILLEEN, Bell County, Texas, and being more fully described by field notes in that instrument recorded at Volume 900, Page 92, Real Property Records of Bell County, Texas, such description being incorporated by reference as if set forth at length herein

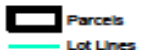
Tract 2:

All of Block Two (2), of the ORIGINAL TOWN OF KILLEEN, Bell County, Texas

Tract 3:

Lot One (1), Block Six (6), of the ORIGINAL ADDITION TO THE TOWN OF KILLEEN, Bell County, Texas, being the same tract described in Warranty Deed recorded at Volume 1082, Page 210, Real Property Records of Bell County, Texas

Legend



507 N. Gray Street

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- Front View of the former First National Bank Texas



Bid Review

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Received 13 bids with one withdrawn after bid opening. With the lowest bid starting at \$618,700.00 and the highest bid at \$1,178,110.00

The four lowest bidders are:

- AAR, Inc. \$618,700.00
- Sitek Omni \$628,000.00
- Sierra Demo. \$640,000.00
- Sisk Robb \$644,800.00

Project Timeline

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- ❑ September 13, 2022 – Request City Council Approval of Bid
- ❑ September 14, 2022 – Contract Executed
- ❑ September 22, 2022 – Notice to Proceed/Start Work
- ❑ December 12, 2022 – Abatement/Demolition Substantially Completed

Alternatives

1. Reject the acceptance of the donation of the former First National Bank Texas building and properties and reject all bids to abate and demolish the former First National Bank Texas building.
2. Approve acceptance of the donation of the former First National Bank Texas building and properties and reject all bids to abate and demolish the former First National Bank Texas building.
3. Approve acceptance of the donation of the former First National Bank Texas building and properties and approve AAR Inc., lowest responsible bid in the amount of \$618,700.00 to abate and demolish to the former First National Bank Texas building.

Staff Recommendation

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Approve acceptance of the donation of the former First National Bank Texas building and properties and approve AAR Inc., lowest responsible bid in the amount of \$618,700.00 to abate and demolish to the former First National Bank Texas building.