

## ADVERTISEMENT FOR DESIGN-BUILD SERVICES

The City Secretary for City of Houston will receive Statement of Qualifications (SOQ) at 900 Bagby, Room P101, Houston, Texas for the following General Services Department project(s):

**Project Name and Number:** Acres Home Multi-Service Center Renovation  
H-000104-0001-3

### **Project Description:**

This facility is approximately 50,534 sq. ft. and houses Head Start Child Care Center, Women Infants Children Center, Administration Offices and Senior Center. This project will be done in phases or after normal business hours and will remain operational during renovation. Contractor is responsible for working with the COH security contractor directly to schedule security services for all work at the building that falls outside of normal security coverage hours. The scope of work involves:

### **Exterior & Site:**

- Change painted handrails at parking lot area to galvanized
- Repair existing galvanized handrails, if possible. If not then replace.
- Power wash all exterior concrete (sidewalks, parking lot, patios, etc.)
- Power wash exterior of building
- Re-stripe parking lot, paint curbs and bollards
- Clear chain link fencing and replace damaged sections, as necessary
- Replace building cast aluminum lettering on Wilburforce Street side to match existing lettering
- Replace exterior lighting at exterior wall-mounted building signs (LED)
- Paint all exterior storefront window metal (match darker shade of blue at interior door/frame trim)
- Paint second level stucco to match new trim color
- Re-paint all exterior painted items, including painted portions of concrete monument sign
- Repair as needed & Re-paint wrought iron fence
- Repair large exterior clock or if it cannot be repaired, replace it with an equally sized emblem (maybe COH seal)
- Repair exterior manual lighted marquee sign (replace cover, repaint)
- Replace damaged or non-ADA sidewalks and ramps along Wilburforce and West Montgomery Streets

**Interior & Other:**

- HVAC – Provide certified Test, Adjust & Balance report and perform repairs, as necessary, to correct deficiencies
- Install fire sprinkler system to meet current code requirements (complete)
- Tie new fire sprinkler system in to existing fire alarm system
- Replace ceiling tile, as needed
- Repaint interior walls, with the exception of high accent walls where painting is not needed

The City intends for this facility to be used for the same purposes after this project as it was before this project. This project will ensure compliance with all applicable Building and Occupancy Codes, including but not limited to ADA. Prior to any demolition Contractor will be responsible for removing, storing and then reinstalling upon completion all furniture, wall hangings, file cabinets, etc. that the seniors program may want to keep and reuse or that the City deems salvageable.

Qualification Submittal Date: Thursday, December 8, 2016  
Project Location: 6719 W Montgomery RD (454E)  
Project Manager: Albert Charles / 832-393-8102  
Estimated Project Budget: \$ 1,955,777  
Pre-submittal Meeting: Thursday, November 17, 2016 at 11:00 a.m.  
City Hall Annex, 900 Bagby Street, 2nd Floor

The City of Houston intends to utilize the Design-Build process as authorized in Chapter 2269, Texas Government Code for the above procurement.

SOQ will be accepted until 10:30 a.m., local time on the date shown above. SOQs received after that time will not be accepted. SOQs will be publicly opened and read aloud at 11:00 a.m. on the same day at 900 Bagby, Room P112. All interested parties are invited to attend. Place and date of SOQ opening may be changed in accordance with Sections 15-3(b)(5) and 15-3(b)(6), City of Houston Code of Ordinances (City Code).

RFQs will be available beginning on **November 4, 2016** at <http://houstontx.gov/generalservices>. All Addenda will be posted on General Services website for your review.

This procurement is subject to "Hire Houston First" as set out in Chapter 15, Article XI, City Code. It is unlawful for any Contractor to contribute or offer any contribution to a candidate for City elective office during a certain period prior to and following a contract award. (Chapter 18, City Code). Contractor will be required to comply with Anti-discrimination provisions (Chapter 15, Article II, City Code), Pay or Play Program (Executive Order 1-7 and Ordinance 2007-0534), and the Minority, Women, Persons with Disabilities and Small Business Enterprise requirements (Chapter 15, Articles V and VI, City Code and Executive Order 1-2).

Dated: \_\_\_\_\_

(Publish Friday November 4, 2016 and November 11, 2016)

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Anna Russell, City Secretary