

It's real.

## MEMORANDUM

To: Mayor and City Council Members  
Steve Parker, City Manager

From: Greg Odom, Director of Facilities

Through: Rick Cortes, Deputy City Manager

Subject: Award of Contract to The Koehler Company for Construction of the Central Fire Station at 110 Elm Street

Date: June 28, 2021

On December 2, 2020 the City of Seguin entered into an agreement with TSG Architects for the design and engineering services related to the construction of the Central Fire Station in the existing building located at 110 Elm Street. Upon completion of the construction documents, the City of Seguin released a notice to receive sealed bids for the project. A mandatory Pre-Bid Conference was held on June 1, 2021 at which time the attendees were invited to walk the building and site prior to formulating a construction bid for the project.

On June 15, 2021, the City of Seguin opened bids for the renovations and construction of the Central Fire Station. Bids were received from six different contractors ranging from a low base bid of \$1,995,700 from Noble General Contractors to a high base bid of \$2,825,600 from Garren Construction. The base bid includes selective demolition within the building and grounds, roof replacement, the addition of six new restrooms and new mechanical/plumbing/electrical. We have remodeled the old utility warehouse with in-house staff to serve as temporary housing for the Central Fire team during construction.

The estimated budget for construction as presented to City Council as part of Certificate of Obligation series 2021 on January 14, 2021 was \$2,435,635. The bid of \$2,019,900 was submitted by The Koehler Company. Tim S. Gescheidle, AIA, Principal and Owner of TSG Architects and City staff have reviewed the bids and are recommending entering into contract negotiations with The Koehler Company based on experience with similar projects.