



City of Austin

Recommendation for Action

File #: 25-0914, **Agenda Item #:** 39.

6/5/2025

Posting Language

Ratify a contract for construction services for Austin Town Lake Center Emergency Structural Repairs for the Building Services Department with Jay-Reese Contractors Inc., in an amount not to exceed \$1,761,000. Funding: \$1,761,000 was available in the Capital Budget of the Building Services Department.

Lead Department

Financial Services Department.

Managing Department

Building Services Department.

Amount and Source of Funding

Funding was available in the Capital Budget of the Building Services Department.

Purchasing Language:

Ratification.

MBE/WBE:

This contract is exempt from the City Code Chapter 2-9A (Minority-Owned and Women-Owned Business Enterprise Procurement Program); therefore, no subcontracting goals were established.

For More Information:

Direct questions regarding this Recommendation for Council Action to the Financial Services Department - Central Procurement at FSDCentralProcurementRCAs@austintexas.gov or 512-974-2500.

Additional Backup Information:

The requested action is for Council to ratify the contract with Jay-Reese Contractors Inc., which has been procured under authority of Section 252.022(a) (2) of the Texas Local Government Code as a procurement necessary to protect or preserve the public health and safety of the citizens of Austin.

The Town Lake Center parking garage experienced deteriorating concrete, creating a health and safety risk. The garage bearing pads were old and worn, leading to damage at several locations. The T-beams also experienced deteriorated concrete exposing the reinforcing steel, leading to the delamination, causing the concrete to deteriorate and fall off. The extent and depth of the cracks and delamination caused the deteriorating concrete to break, affecting the structural integrity of the parking garage.

Wiss, Janney, Elstner Associates, Inc., (WJE), a forensic engineering consultant, conducted an investigation to evaluate the structural condition of existing Town Lake Center parking garage revealing that structural integrity of the parking garage had been compromised and had created a health and safety concern. Jay-Reese Contractors, Inc., was selected to restore the structural integrity of the parking garage. The repair design required specialized concrete demolition, reinforcement installation, bearing pad replacement and a complex

shoring system, which Jay Reese Contractors, Inc., specializes in.

This project was located within zip code 78704, within the City's Extraterritorial Jurisdiction.