



CITY OF EL PASO

**PreConstruction Services EPIA
Advanced Manufacturing District
Design-Build Team**

Solicitation 2024-0272R
January 22, 2025

Background:

Build Back Better Grant

- Of more than 520 applicants, the West Texas Aerospace + Defense Coalition, led by UTEP, was one of 21 applicants selected for participation in the nationally competitive **Build Back Better Regional Challenge**.
- **The Coalition was awarded \$40M** to strengthen America's aerospace and defense manufacturing capabilities
- The City, awarded \$25 million, is the lead on developing a 250-acre **Advanced Manufacturing District** at the El Paso International Airport.

City's Obligations

Build Back Better Grant

- Master planning and development of the **Advanced Manufacturing District** located at the El Paso International Airport.
- 50,000 square foot existing cargo facility focused on supporting start-ups or small manufacturers
- 250-acre area dedicated to co-locate aerospace and defense manufacturing activities – grant facilitates Phase I development



Request for Action

- Award of Design-Build Contract to Jordan Foster Construction, LLC
- Award amount: \$2,815,127.16
- Funding sources: \$2,252,101.73 (80%) EDA Federal Grant Award
\$563,025.43 (20%) Airport Enterprise Funds

Project Details

Location:	El Paso International Airport
District(s):	ALL
Today's Request for Action:	\$2,815,127.16
Funding Source:	EDA Federal Grant and Airport Enterprise Funds

Project Scope of Work

Advanced Manufacturing District Project
Preconstruction Services to 60% Design
Development

- Located inside EPIA's Air Operations Area
 - Two 100,000 Sq. Ft. Buildings
 - One 50,000 Sq. Ft. Building
 - Corner of Global Reach Dr. & George Perry Blvd



Procurement Summary

Design-Build Alternative Procurement Method

- Six (6) proposals were received
- Three (3) from local suppliers
- Recommendation
 - The contract be awarded to the Design-Build team offering the best value for the City on the basis of the published selection criteria and on its ranking evaluations in accordance with Texas Local Government Code 2269 Contracting and Delivery Procedures for Construction Projects to Jordan Foster Construction, LLC in the amount of \$2,815,127.16 for pre-construction services.

Today's Award Recommendation Includes

- Pre-Construction Services up to 60% Design Development
- Building Package GMP (Guaranteed Maximum Price) Based on 60% Construction Documents

Next Steps

- Return to City Council to request approval to amend contract to include the construction portion of this project as delineated by the Design-Build methodology.

MISSION



Deliver exceptional services to support a high quality of life and place for our community.

VISION



Develop a vibrant regional economy, safe and beautiful neighborhoods and exceptional recreational, cultural and educational opportunities powered by a high performing government.



VALUES

Integrity, **R**espect, **E**xcellence,
Accountability, **P**eople