



UNIVERSITY PARK CITY COUNCIL AGENDA MEMO

Meeting Date:
6/2/2026

Item Type:
Consent Agenda

Subject: Consider Approval of Change Order and Final Payment Approval to CGC General Contractors for the Renovation of the Fondren Public Safety Building

Prepared By: Shanna Sims-Bradish, Assistant City Manager

Background:

The renovations of the public safety building at 5620 Fondren Drive were essentially completed in May 2026. In preparation for the Police Department to begin using this building, staff is asking the City Council to consider a change order as well as final payment for CGC General Contractors.

The change order is made up of final expenses related to the renovation and occupying of the building. These expenses include:

- Replacement of the roof
- Additional electrical capacity for the gun range and future building needs
- Modifications to the firing range to provide enhanced police training capabilities
- Minor facility expenses including interior signage, additional appliances, minor security enhancements

City staff recommends approval of a change order in the amount of \$114,445.92. With approval of this change order, the final payment to CGC General Contractor will be in the amount of \$4,365,876.75.

This contract is substantially complete and an Affidavit of Final Payment and Release was submitted by the contractor. The final payment and retainage release in the amount of \$354,873.34 is now requested by the vendor.

Funding was approved from the SMU Land Sale Fund for this project.

Fiscal Impact:

- Not Applicable
- Budget Amendment Required
- Proposed Revenue
- Proposed Expenditure

Funding Source: SMU Land Sale Fund

Master Plan Goal:

Please check the associated Theme and provide the corresponding action item number.



	Theme	Action Item(s)
<input type="checkbox"/>	Affirming Sense of Place	
<input type="checkbox"/>	Assuring Connectivity	
<input type="checkbox"/>	Innovative Governance	
<input type="checkbox"/>	Technological Integration	
<input checked="" type="checkbox"/>	Preparing for the Future	4.2 Police Training Facility
<input type="checkbox"/>	Not Applicable	

Recommendation:

Staff recommends City Council approve the change order in the amount of \$114,445.92 and final payment to CGC General Contractors in the amount of \$4,365,876.75 for renovation of the Fondren Public Safety building.

Committee Review (optional):

Attachments:

- Affidavit of Final Payment (to be provided at June 2 meeting)