

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, ADOPTING AND APPROVING THE USE OF THE CONSTRUCTION MANAGER AT RISK (CMAR) DELIVERY METHOD FOR THE CONSTRUCTION OF THE NEW CITY HALL PROJECT; DELEGATING AUTHORITY TO THE CITY MANAGER OR HIS DESIGNEE; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

WHEREAS, the City of Mansfield (City) is a home rule municipality operating under and governed by the laws and Constitution of the State of Texas; and,

WHEREAS, the traditional Design-Bid-Build method may not provide the flexibility and efficiency required to successfully deliver a complex project such as a new city hall; and,

WHEREAS, the Construction Manager at Risk (CMAR) method has been recognized as a suitable alternative that allows for early contractor involvement during the design phase, thereby enhancing collaboration, cost control, and schedule management; and,

WHEREAS, the CMAR method provides the City with the opportunity to benefit from the expertise of a construction manager who assumes risk for construction performance and costs, ensuring greater accountability and transparency throughout the project lifecycle; and,

WHEREAS, the City Council has reviewed the advantages of the CMAR method and acknowledges its potential to mitigate risks associated with unforeseen conditions and changes in project scope.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, THAT:

SECTION 1.

The findings and recitations set out in the preamble are found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes.

SECTION 2.

The Construction Manager at Risk Delivery (CMAR) Method is authorized for the construction of the New City Hall project.

SECTION 3.

It is hereby officially found and determined that the meeting at which this Resolution is pass is open to the public as required by law and the public notice of the time, place, and purpose of said meeting was given as required.

SECTION 4.

This Resolution shall be effective from and after its passage.

**PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF
MANSFIELD THIS 22ND DAY OF JULY, 2024.**

Michael Evans, Mayor

ATTEST:

Susana Marin, City Secretary