



Mission Consolidated Independent School District

- 1201 Bryce Drive, Mission, Texas 78572
- Telephone: (956) 323 5505 Fax: (956) 323 5634
- Website: www.mcisd.net

Notice and Agenda

The Board of Trustees of the Mission Consolidated Independent School District will hold a **Special Meeting** on **Wednesday, March 3, 2021, at 7:45 PM** in the **Bryan Elementary School Cafeteria located at, 1300 Elm Dr, Mission, TX 78572**. At this meeting, the Board may deliberate or act on any of the subjects listed on the following agenda. The President may change the order of items listed below for the convenience of the Board.

In accordance with Governor Abbott’s declaration of the COVID-19 public health threat and action to temporarily suspend certain provisions of the Texas Open Meetings Act, a quorum of the District’s Board of Trustees will hold its regular Board meeting by videoconference or teleconference. The public will have the option to attend and participate in the meeting remotely by videoconference or teleconference.

Members of the public may access this meeting as follows:

<https://mcisd.webex.com/mcisd/onstage/g.php?MTID=e4f5802dbdddad9b14cc387dd370d9b98>

United States Toll Free 1-844-992-4726

United States Toll +1-408-418-9388

Access Code: 187 441 1263

Further information on joining the meeting will be available at the Mission CISD’s website at www.mcisd.net

Public Comment: Members of the public wishing to make public comment during the meeting must register by emailing agallardo@mcisd.org before 4:00 p.m. on the date of the meeting.

The Member of the Public (Member) must provide the following information in the email:


1. **The subject the Member will discuss;**
2. **A telephone number at which the Member of the Public may be reached;**
3. **The name of the interpreter and the contact information for the interpreter if the Member requires an interpreter to provide public comment; and**
4. **Whether the registrant will require the use of a TTY service to facilitate the public comment.**

A G E N D A

| | |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| I. Call to Order and Establish Quorum | |
| II. Pledge of Allegiance and Moment of Silence | |
| 1. U. S. Flag and Texas Flag - | |
| III. Comments from the Public | |
| IV. Public Comment(s) on Specific Agenda Item(s) | |
| V. Discussion and Possible Action | |
| 1. Central Office Chiller Project | |
| a. Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter into Contract for the Central Office Chiller Project | 3 |
| VI. Child Nutrition Project (CNP) | |
| 1. Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter into Contract for the CNP Chiller Project | 8 |
| VII. Special Education Titans 18+ Program Sidewalks and Canopy Project | |
| 1. Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter into Contract for the Special Education Titans 18+ Program Sidewalks and Canopy Project | 12 |
| VIII. Executive Session | |
| 1. Private Consultation with Board Attorney (Texas Gov't Code § 551.071) | |
| IX. Action, if Necessary, on Matters Discussed in Executive Session | |
| X. Important Dates to Remember | |
| 1. March 10, 2021 Regular Board of Trustees Meeting at 7:00 p.m. | |
| XI. Adjournment | |

In accordance with the Texas Open Meetings Act, the Board may enter into a closed meeting to deliberate any item that is listed above that fits within an exception listed in Subchapter D. Any final action, decision, or vote on a subject deliberated in closed meeting will be taken in an open meeting held in compliance with the Texas Open Meetings Act.

This Notice was posted by 7:00 p.m., on February 26, 2021



 Dr. Carol G. Perez, Superintendent of Schools
 Mission Consolidated Independent School District

SUBJECT: Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the Central Office Chiller Project

PRESENTER: Ricardo Rivera, Assistant Superintendent for Operations

BACKGROUND INFORMATION

The chiller at the Central Office building continues to be utilized at above maximum capacity with having no redundancy. The current backup chiller is approximately 30 years old and has served its maximum life expectancy and efficiency. Continuous issues have arisen with the unit burning motors, controls, wiring with continual leaks. Frequent and recent electrical storms have made an impact on this old unit. Service continuously has to be conducted on this building A/C chiller which affects the operations of our district, especially during the hot and warm months of the year. In July of 2018, a 70 ton chiller was installed to replace the main chiller which had also met its life expectancy.

At the Regular Board of Trustee meeting held on October 09, 2019 the Board approved the Project and Proposed Budget for the Central Office Second Chiller Backup Project.

The purchase will be using the Buyboard inter-local purchase coop.

Using an inter-local purchase co-op complies with the purchase requirement of TEC 44.031a(5) requiring and approval purchasing method for contracts valued \$50,000 or more. Responses will be reviewed and analyzed to select a qualified vendor(s) whose proposal best met the specifications and provided the “Best Value”.

If MCISD is to proceed with this project, The Board of Trustees must take the following action in accordance with Education Code 44.035.

Select or designate an engineer or architect to prepare construction documents for the project. The engineer or architect selected or designated will have full responsibility for complying with the Texas Engineering Practice Act (Article 3271a, Vernon’s Texas Civil Statutes) or Chapter 478, Acts of the 45th Legislature, Regular Session, 1937 (Article 249a, Vernon’s Texas Civil Statutes), as applicable.

The selected architect/engineer along with preparing construction documents will be required to provide MCISD with an estimated project budget.

If the engineer or architect is not a full-time employee of the District, the Board must select the engineer or architect on the basis of demonstrated competence and qualifications as provided by Section 2254.004, Government Code.

Current and/or past MEP engineers that have worked with MCISD are listed below, the Board of Trustees may select from one of these engineers on the basis of demonstrated competence and qualifications or may direct

Administration to seek for Request for Qualifications (RFQ's) on an engineer or architect.

PBK Architects (LEAF MEP)
DBR MEP
Trinity MEP
MEP Solutions
Halff Associates

The Board approved for Request for Qualification (RFQ's) for an engineer or architect for this project.

At the Special Board of Trustees meeting held on January 29, 2020, the Board approved the ranking and selection for professional services for the district-wide construction projects the selected firm awarded to negotiate was DBR Engineering.

At the Regular Board of Trustees meeting held on February 12, 2020 the Board approved to grant authority to Superintendent Dr. Perez, to authorize the negotiations the contract for professional services for the district-wide construction projects. The selected firm awarded the project was DBR Engineering.

Advertisements in the local newspapers were posted on October 21, 2020 and October 28, 2020. Proposals were publicly opened January 27, 2021. Pre-ranking of the proposals were conducted by Ms. Lorena Garcia, Mr. Ricardo Rivera, Ms. Dora Garcia, Mr. Carlos Lerma Ms. Rumalda Ruiz and Ms. Daisy Cuevas.

Pre-ranking of proposals by Administration is a district process to pre-check if all requested documents and information in the Request for Proposals (RFP) was submitted. In prior years the Evaluation and Selection Committee conducted the formal evaluation. The pre-ranking of proposals was then unofficial. The Request for Proposal (RFP) package includes document CSP – 00350 Evaluation and Selection Criteria for Competitive Sealed Proposals which defines this portion of the procurement process. The District Evaluation and Selection Committee is comprised of three (3) Board of Trustees Facilities Committee Members and one (1) appointed Administration Staff. The Evaluation and Selection Committee will evaluate, rank and publish all proposals. The Evaluation and Selection criteria has been approved by the Mission C. I. S. D.'s Board. Once the M. C. I. S. D. Board of Trustees approves the ranking, the District Evaluation and Selection Committee then authorized Administration to negotiate a contract with the highest-ranking Proposer.

However, since the district no longer has a Facilities/Environment Committee and we now use the Board of Trustees Work Shop format Administration presents the option of presenting Consideration and Approval to Accept Administrations Rankings and Enter into Negotiations in the Order of Ranking for the Central Office Chiller Project.

Three proposals were submitted for this project and were ranked by the Administration Committee. The Board must now consider the rankings and approve to enter into negotiations with the top ranked firms in the order selected. Rankings listed below:

| <u>Company</u> | <u>Base Proposal</u> | <u>Days</u> | <u>Total Points</u> |
|-----------------------|----------------------|-------------|---------------------|
| Johnson Controls | \$113,555.10 | 90 | 89.0 |
| Central Air & Heating | \$160,025.00 | 120 | 76.9 |
| Quantum Mechanical | \$177,104.00 | 60 | 61.9 |

At the Regular Board Meeting February 10, 2021, the Board approved to negotiate with the top rank vendor, Johnson Controls.

ADMINISTRATIVE CONSIDERATIONS

Initial project negotiations were held on February 25, 2021, with Mr. Adalberto Cavazos, Johnson Controls Mr. Carlos Lerma and myself. During the negotiations Johnson Controls Offers as their Best and Final Offer (BAFO) \$113,555.10 with no decrease in their initial proposal. However, they do request and additional 20 days for installation.

Administration is to present Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the Central Office Chiller Project and believes that the additional days is a reasonable request.

The Board of Trustees has the option to accept this BAFO, the initial base proposal, to decline the offer and direct Administration to enter into negotiations with the next contractor or to reject all offers and re-advertise for the project using the same specifications and design or direct the engineer to re-design the project to meet the approved budget.

| <u>Company</u> | <u>Base Proposal</u> | <u>Days</u> |
|------------------|----------------------|-------------|
| Johnson Controls | \$113,555.10 | 120 |

Original Price: \$113,555.10

BAFO: \$113,555.10

FUNDING SOURCE

General Fund

Preliminary/Approximate Total Budget:

Central Office: 70 tons = \$86,000.00

Contingency 20%: \$17,200.00

Approximate Soft Costs: \$25,000.00

Est. Project Total: \$128,200.00

RECOMMENDATION

This agenda item was presented and discussed at the Board of Trustees Workshop on Wednesday, March 03, 2021.

Administration recommends Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the Central Office Chiller Project

EXHIBIT

Best and Final Offer (BAFO)

CONTACT PERSONS

Ricardo Rivera, Assistant Superintendent for Operations
Carlos Lerma, Director for Maintenance



Mission Independent School District
 520 Holland Ave.
 Mission, Tx. 78572-4399
 Office: (956) 323-8963
 E-Mail: rriver49@mcisd.org

Attn: Ricardo Rivera / Assistant Superintendent for Operations

Confirmation Best & Final Offer Letter

Good afternoon Mr. Rivera,

First let me thank you for reaching out to me this morning February 25, 2021.

Johnson Controls would like to thank you & Mission ISD for this opportunity allowing us to submit bid proposals for the Mission CISD Central Office Chiller Project and the Mission CISD Child Nutrition Program (CNP) Chiller Project.

Mr. Rivera, typically Johnson Controls provides our best & final offer in all our initial bids. In this case we did provide initial pricing based off the **TIPS Cooperative** on top of our already extremely economical price. Our initial bid is our best & final offer on both projects.

We were very aggressive on both our bids as you will notice on the Base Bid Ranking sheets provided to us by Mission ISD. Johnson Controls is 46,469.90 lower than the next bidder on Administration Building & Johnson Controls is 40,578.56 lower than the next bidder on the Child Nutrition Center. Johnson Controls is already a total of 87,048.46 lower than any bidder on both combined projects which is extremely aggressive.

Best & Final Offer:

Base Proposal Central Office Chiller: \$113,555.10 w/110 days for project completion
 Base Proposal Child Nutrition Program (CNP): \$116,196.44 w/110 days for project completion
 Total for Both: \$229,751.54

Please be aware that Johnson Controls Factories will be going through a major price increase due to fuel cost going up & materials prices will be increasing on equipment beginning April 1st Your order will need to be processed prior to April 1st in order to honor your current pricing.

Closing

Again, thank you for your interest in Johnson Controls & YORK products & services. Please contact me if you have any questions or comments. I look forward to working with you.

Assuring you our best attention at all times


 Adalberto Cavazos
 Senior Account Executive
 Johnson Controls Building Efficiency
www.johnsoncontrols.com
 Office: 866-680-8101
 Fax: 956-428-1591

SUBJECT: Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the CNP Chiller Project

PRESENTER: Ricardo Rivera, Assistant Superintendent for Operations

BACKGROUND INFORMATION

Due to reaching the equipment's maximum life expectancy and efficiency, the CNP Department is requesting the chillers at CNP to be replaced. This contract is for the material and labor needed to install the chillers that are provided by Mission CISD.

The purchase will be made a Purchasing Cooperative. Using an inter-local purchase co-op complies with purchase requirements of TEC 44.031a(5) and local board policy requiring an approved purchasing method for contracts valued at \$50,000 or more.

Pricing has been compared to recent prior similar purchases and recommends approval of purchase.

DBR Engineering is the on-call HVAC Engineering services for year 2018-2019.

At the Regular Board of meeting held January 22, 2020, the Board approved competitive-sealed proposals as a method of delivery for awarding the contract for relocation of chillers #500-20-0.

Advertisements in the local newspapers were posted on October 21, 2020 and October 28, 2020. Proposals were publicly opened January 27, 2021. Pre-ranking of the proposals were conducted by Ms. Lorena Garcia, Mr. Ricardo Rivera, Ms. Dora Garcia, Mr. Carlos Lerma, Ms. Rumalda Ruiz and Ms. Daisy Cuevas.

Pre-ranking of proposals by Administration is a district process to pre-check if all requested documents and information in the Request for Proposals (RFP) was submitted. In prior years the Evaluation and Selection Committee conducted the formal evaluation. The pre-ranking of proposals was then unofficial. The Request for Proposal (RFP) package includes document CSP – 00350 Evaluation and Selection Criteria for Competitive Sealed Proposals which defines this portion of the procurement process. The District Evaluation and Selection Committee is comprised of three (3) Board of Trustees Facilities Committee Members and one (1) appointed Administration Staff. The Evaluation and Selection Committee will evaluate, rank and publish all proposals. The Evaluation and Selection criteria has been approved by the Mission C. I. S. D.'s Board. Once the M. C. I. S. D. Board of Trustees approves the ranking, the District Evaluation and Selection Committee then authorized Administration to negotiate a contract with the highest-ranking Proposer.

However, since the district⁸ no longer has a Facilities/Environment

Committee and we now use the Board of Trustees Work Shop format Administration presents the option of presenting Consideration and Approval to Accept Administrations Rankings and Enter into Negotiations in the Order of Ranking for the CNP Chiller Project.

Four proposals were submitted for this project and were ranked by the Administration Committee. The Board must now consider the rankings and approve to enter into negotiations with the top ranked firms in the order selected. Rankings listed below:

| <u>Company</u> | <u>Base Proposal</u> | <u>Days</u> | <u>Total Points</u> |
|-----------------------|----------------------|-------------|---------------------|
| Johnson Controls | \$116,196.44 | 90 | 89.0 |
| Central Air & Heating | \$156,775.00 | 120 | 77.4 |
| Quantum Mechanical | \$172,068.00 | 60 | 63.4 |
| Refco | \$170,000.00 | 150 | 40.8 |

At the Regular Board Meeting February 10, 2021, the Board approved to negotiate with the top rank vendor, Johnson Controls.

ADMINISTRATIVE CONSIDERATION

Initial project negotiations were held on February 25, 2021, with Mr. Adalberto Cavazos, Johnson Controls, Mr. Carlos Lerma and myself. During the negotiations Johnson Controls Offers as their Best and Final Offer \$116,196.44 with no decrease in their initial proposal. However, they do request and additional 20 days for installation.

Administration is to present Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the CNP Office Chiller Project and believes that the additional days is a reasonable request.

The Board of Trustees has the option to accept this BAFO, the initial base proposal, to decline the offer and direct Administration to enter into negotiations with the next contractor or to reject all offers and re-advertise for the project using the same specifications and design or direct the engineer to re-design the project to meet the approved budget.

| <u>Company</u> | <u>Base Proposal</u> | <u>Days</u> |
|------------------|----------------------|-------------|
| Johnson Controls | \$116,196.44 | 120 |

Original Price: \$116,196.44

BAFO: \$116,196.44

FUNDING SOURCE / AMOUNT

CNP Funds

RECOMMENDATION

This agenda item was presented and discussed at the Board of Trustees Workshop on Wednesday, March 03, 2021.

Administration recommends Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the CNP Chiller Project

EXHIBIT

Best and Final Offer (BAFO)

CONTACT PERSONS

Ricardo Rivera, Assistant Superintendent for Operations
Carlos Lerma, Director for Maintenance



Mission Independent School District
 520 Holland Ave.
 Mission, Tx. 78572-4399
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 Total for Both: \$229,751.54

Please be aware that Johnson Controls Factories will be going through a major price increase due to fuel cost going up & materials prices will be increasing on equipment beginning April 1st Your order will need to be processed prior to April 1st in order to honor your current pricing.

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Again, thank you for your interest in Johnson Controls & YORK products & services. Please contact me if you have any questions or comments. I look forward to working with you.

Assuring you our best attention at all times


 Adalberto Cavazos
 Senior Account Executive
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SUBJECT: Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the Special Education Titans 18+ Program Sidewalks and Canopy Project

PRESENTER: Ricardo Rivera
Assistant Superintendent for Operations

BACKGROUND INFORMATION

Mission CISD Administration has been working with Mission High school Special Education +18 Program on upgrading their educational facilities. Currently this program is mainly housed at the portable buildings east of the main campus. Currently there are limited canopies and sidewalks where students need to walk to and from class, thus the need for these additions.

If MCISD is to proceed with this project, The Board of Trustees must take the following action in accordance with Education Code 44.035.

Select or designate an engineer or architect to prepare construction documents for the project. The engineer or architect selected or designated will have full responsibility for complying with the Texas Engineering Practice Act (Article 3271a, Vernon's Texas Civil Statutes) or Chapter 478, Acts of the 45th Legislature, Regular Session, 1937 (Article 249a, Vernon's Texas Civil Statutes), as applicable.

The selected architect/engineer along with preparing construction documents will be required to provide MCISD with an estimated project budget.

If the engineer or architect is not a full-time employee of the District, the Board must select the engineer or architect on the basis of demonstrated competence and qualifications as provided by Section 2254.004, Government Code.

At the Regular Board of Trustees meeting held on December 18, 2019 the Board approve the for Request for Qualification (RFQ's) for an engineer or architect for this project.

At the Special Board of Trustees meeting held on January 29, 2020, the Board approved the ranking and selection for professional services for the district-wide construction projects the selected firm awarded to negotiate was PBK Architects.

At the Regular Board of Trustees meeting held on February 12, 2020 the Board approved to grant authority to Superintendent Dr. Perez, to authorize the negotiations the contract for professional services for the district-wide construction projects. The selected firm awarded the project was PBK Architects.

Advertisements in the local newspapers were posted on December 19, 2020 and December 26, 2020. Proposals were publicly opened January 28, 2021. Pre-ranking of the proposals were conducted by Ms. Lorena Garcia, Mr. Ricardo Rivera, Ms. Dora Garcia, Mr. Carlos Lerma, Ms. Rumalda Ruiz and Ms. Daisy Cuevas.

Pre-ranking of proposals by Administration is a district process to pre-check if all requested documents and information in the Request for Proposals (RFP) was submitted. In prior years the Evaluation and Selection Committee conducted the formal evaluation. The pre-ranking of proposals was then unofficial. The Request for Proposal (RFP) package includes document CSP – 00350 Evaluation and Selection Criteria for Competitive Sealed Proposals which defines this portion of the procurement process. The District Evaluation and Selection Committee is comprised of three (3) Board of Trustees Facilities Committee Members and one (1) appointed Administration Staff. The Evaluation and Selection Committee will evaluate, rank and publish all proposals. The Evaluation and Selection criteria has been approved by the Mission C. I. S. D.’s Board. Once the M. C. I. S. D. Board of Trustees approves the ranking, the District Evaluation and Selection Committee then authorized Administration to negotiate a contract with the highest-ranking Proposer.

However, since the district no longer has a Facilities/Environment Committee and we now use the Board of Trustees Work Shop format Administration presents the option of presenting Consideration and Approval to Accept Administrations Rankings and Enter into Negotiations in the Order of Ranking for the Special Education Titans 18+ Program Sidewalks and Canopy Project.

Two proposals were submitted for this project and were ranked by the Administration Committee. The Board must now consider the rankings and approve to enter into negotiations with the top ranked firms in the order selected. Rankings listed below:

| <u>Company</u> | <u>Base Proposal</u> | <u>Days</u> | <u>Total Points</u> |
|---------------------------|-----------------------------------------|-------------|---------------------|
| G & G Contractors | \$149,100.00 | 120 | 97.0 |
| Peacock Contractors | \$206,500.00 | 120 | 86.5 |
| <u>Alternate Proposal</u> | | | |
| G &G Contractors | \$136,700.00 | 180 | 97.0 |
| Peacock Contractors | \$157,000.00 | 150 | 93.2 |
| G & G Contractors | <u>Grand Total: \$285,800.00</u> | | |
| Peacock Contractors | <u>Grand Total: \$363,500.00</u> | | |

Project Scope Base Proposal:

Canopy and sidewalk from MHS Building “R” to Cummings Street and sidewalks on east and west side of Titans Center to meet with Special Education Portable buildings behind and front entrance sidewalk to parking lot.

Alternate:

Construction of additional canopies to cover base sidewalks.

At the Regular Board Meeting February 10, 2021, the Board approved to negotiate with the top rank vendor, G&G Contractors.

ADMINISTRATIVE CONSIDERATIONS

Initial project negotiations were held on February 24, 2021, with Mr. Rene Garza Jr., G & G Construction, Mr. Carlos Lerma and myself. Mr. Garza is to review his cost proposal for both the base bid and the alternate and has a deadline of Monday, March 01, 2021 at 12:00 p.m. to submit his best and final offer (BAFO).

Administration plans to submit G & G Construction (BAFO) if we believe it's in the districts best interest. Administration may present Consideration and Approval to Accept the Best and Final Offer (BAFO) and to Enter Into Contract for the Special Education Titans 18+ Program Sidewalks and Canopy Project.

The Board of Trustees has the option to accept this BAFO, the initial base proposal and alternate, to decline the offer and direct Administration to enter into negotiations with the next contractor or to reject all offers and re-advertise for the project using the same specifications and design or direct the engineer to re-design the project to meet the approved budget.

| Company | Base Proposal | Days | Alternate Proposal |
|-------------------|---------------|------|--------------------|
| G & G Contractors | \$149,100.00 | 120 | \$136,700.00 |

Original Price: \$149,100.00 with Alt. \$136,700.00 Grand Total: \$285,800.00

BAFO: PENDING

FUNDING SOURCE

General Fund

RECOMMENDATION

This agenda item was presented and discussed at the Board of Trustees Workshop on Wednesday, March 03, 2021.

Administration recommends Consideration and Approval to Accept Administrations Rankings and Enter into Negotiations in the Order of Ranking for the Special Education Titans 18+ Program Sidewalks and Canopy Project.

Administration also recommends accepting the alternate.

EXHIBIT

- Best and Final Offer (BAFO) - Pending
- General Contractor Proposal Tabulation Sheet
- Photos of Proposed Base Sidewalks/Canopy and Alternate Canopies

CONTACT PERSONS

- Ricardo Rivera, Assistant Superintendent for Operations
- Carlos Lerma, Director for Maintenance

Mission Consolidated Independent School District
Special Education - Canopies and Walkways # 573-21-0
Base Bid Ranking Sheet - January 28, 2021

| Contractors | | G & G Contractors (Base) | G & G Contractors (Alternate) | Peacock Contractors (Base) | Peacock Contractors (Alternate) | |
|------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------|-------------------------------|----------------------------|---------------------------------|---------------|
| Proposal Submission | | | | | | |
| 1 | Complete Proposal | x | x | x | x | |
| 3 | Bid Bond - 00410 | x | x | x | x | |
| CRITERIA | | Max Points | | | | |
| Monetary Value - 45 points | | | | | | |
| 1 | Base Proposal and/or Alternate(s) selected by Owner. Based on proposals submitted, including any alternates and/or pricing differential. | 45 | 45.0 | 45.0 | 32.5 | 39.2 |
| | Total Base Bid | | \$149,100.00 | \$ 136,700.00 | \$ 206,500.00 | \$ 157,000.00 |
| | Days of Completion | | 120 | 180 | 120 | 150 |
| Qualifications and Reputation - 2 points | | | | | | |
| 3 | Contractor's past relationship with other clients on similar projects. Provide letter from past clients indicating willingness to work with Contractor again. | 2 | 2 | 2 | 2 | 2 |
| Past Performance - 6 points - Quality of Work and Warranty Period | | | | | | |
| 4 | Contractor's ability to adhere to construction schedule, including punch list items. Address history and proposed procedures to adhere to construction schedule from date of Notice to Proceed to proposed completion of punch list items. | 2 | 2 | 2 | 2 | 2 |
| 5 | History of providing warranty and closeout documents within 30 days of project completion. | 2 | 2 | 2 | 2 | 2 |
| 6 | The Proposer's history of timeliness in completing warranty work. Include procedures for warranty work. | 2 | 2 | 2 | 2 | 2 |
| Past Performance - 4 points - Change Orders and Contractor's Payments | | | | | | |
| 7 | Contractor's ability to work positively with Owner on change orders. | 1 | 1 | 1 | 1 | 1 |
| 8 | Contractor's procedure for change order pricing and providing back-up documentation. Provide a detailed summary of the Contractor's written procedures in addressing change orders to the project. | 1 | 1 | 1 | 1 | 1 |
| 9 | Address history and procedure for assuring timely payment to sub-contractors and suppliers. Provide letters from at least three major suppliers and three service providers/sub-contractors that express a willingness to provide supplies/service based on Contractor's history of timely payments. | 2 | 2 | 2 | 2 | 2 |
| Construction Experience - 23 points | | | | | | |
| 10 | Prior Experience with Selected Design Team | 6 | 3 | 3 | 5 | 5 |
| 11 | Contractor's experience with projects of similar size, type and complexity. List all school districts and respective projects for which company has provided services in the past five years. Denote chronologically beginning with most recent. Provide name and telephone number of the main contact person. | 5 | 5 | 5 | 5 | 5 |
| 12 | Contractor's protocols to work with Owner in resolving construction issues. Describe contractor's protocols and outcomes on construction issues. | 2 | 2 | 2 | 2 | 2 |
| 13 | Contractor's experience with Mission CISD. | 10 | 10 | 10 | 10 | 10 |
| Contractor's Personnel and Workforce - 8 points | | | | | | |
| 14 | Qualifications and availability of contractor's personnel. Provide resume of proposed project manager, project superintendent and other key supervisory personnel to be assigned to this project, demonstrating their experience on projects of similar size and complexity. | 4 | 4 | 4 | 4 | 4 |
| 15 | History of assigned personnel staying on same project. Address history and process for maintaining assigned personnel for the duration of the project. | 2 | 2 | 2 | 2 | 2 |
| 16 | Contractor's proposed sub-contractors. Provide a list of all proposed sub-contractors for this project. After negotiations and contract is completed, Contractor will not be allowed to make any changes to the list of sub-contractors without written request and subsequent approval of the Owner. | 2 | 2 | 2 | 2 | 2 |
| Financial Strength - 2 points | | | | | | |
| 17 | Provide a bank letter of reference with regards to the company's financial strength. | 1 | 1 | 1 | 1 | 1 |
| 18 | Provide a statement attesting if the company or company's principals under other company names ever filed for bankruptcy. | 1 | 1 | 1 | 1 | 1 |
| HUB Certification 0.5 points | | | | | | |
| 19 | Provide documentation to assist compliance with laws and rules relating to Historically Underutilized Businesses. | 0.5 | 0.5 | 0.5 | 0.5 | 0.5 |
| Contract Documents - 4.5 points | | | | | | |
| 20 | Provide the Contractor's Checklist, including the documents required and the copies in the order requested. Contractor must submit everything required in project specifications including Contractor's Information Statement. | 9.5 | 9.5 | 9.5 | 9.5 | 9.5 |
| Total Points | | 100 | 97.0 | 97.0 | 86.5 | 93.2 |
| Rank (1 is Highest) | | | 1 | 1 | 2 | 2 |

Committee Members:

Lorena Garcia, Deputy Superintendent for Support Services
Ricardo Rivera, Assistant Superintendent for Operations
Carlos Lerma, Director for Maintenance
Dora Garcia, Purchasing Coordinator (Non-voting)
Daisy Cuevas, Purchasing Specialist (Non-voting)







