

Purchase Request #1
Regular Board Meeting June 7, 2021

Consideration of Approval to Contract for Generation Park New Parking Lot

ADMINISTRATION RECOMMENDATION/REPORT

The administration recommends that the Board of Trustees approve a contract with the Whiting-Turner Contracting Company for construction of a new parking lot at Generation Park.

BACKGROUND

On February 1, 2021 the Board delegated to the Chancellor or her designee the authority to approve the method of procurement best suited for each construction or renovation project. On March 3, 2021 the Chancellor's designee approved the competitive sealed proposals (CSP) methodology for construction of new parking lot at Generation Park. Detailed project plans and specifications developed by Page Southerland Page, Inc. were used as part of the public solicitation package required by Texas Government Code §2269.151.

CSP #21-20 for this project was issued on April 1, 2021. Seventeen (17) responses were received and evaluated by a team comprised of representatives from capital projects and facilities services, architect Page Southerland Page, Inc., and AECOM, the program manager for this project. The evaluation and ranking of the submittals were based on criteria published in the solicitation. The Whiting-Turner Contracting Company received the highest overall score and was determined to be capable of executing this project.

IMPACT OF THIS ACTION

This project will allow the construction of a 390-space concrete parking lot at Generation Park to accommodate anticipated growth in enrollment. The new parking lot project will include storm drainage, lighting, emergency phone, landscaping, irrigation sleeving, concrete walks, and land clearance.

BUDGET INFORMATION (INCLUDING ANY STAFFING IMPLICATIONS)

The contract value for this project is \$2,379,000 which includes a ten percent contingency amount and will be funded from the 2015 Bond Program.

MONITORING AND REPORTING TIMELINE

Construction activities will begin upon execution of a contract for services and are expected to be completed during the 2021 calendar year. This project will be monitored by capital projects personnel and program management will be provided by AECOM.

ATTACHMENTS

Attachment 1 – Tabulation

RESOURCE PERSONNEL

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ATTACHMENT NO. 1

**CSP 21-20 Generation Park - New Parking Lot
Evaluation Summary**

Criteria Descriptions	Maximum Value	Angel Brothers	CMC Development & Construction Corp	Digg Commercial	Flintco, LLC	Four Seasons Development	Golden Sands General Contractors	Gutier LLC	Jerdon Enterprise LP	Johnson Fence & Masonry LLC	Main Lane Industries, Ltd.	McCarthy Building Companies	Millennium Projects Solutions, INC	Slate Construction, LLC	Stewart Builders, Inc.	Whiting-Turner Contracting Company	TLC Construction Contract Services	Vaughn Construction
Proposed Contract Amount	90	52.08	81.74	46.97	78.59	46.90	73.75	47.82	67.18	74.72	53.76	48.48	76.60	82.27	68.58	83.13	52.97	72.44
General Information, Management Plan, Schedule	90	50.00	52.00	39.00	61.00	43.00	44.00	50.00	35.00	41.00	48.00	59.00	48.00	55.00	56.00	58.00	56.00	62.00
History, Experience, and References	75	62.00	51.00	53.00	55.00	38.00	48.00	54.00	31.00	50.00	55.00	62.00	56.00	57.00	57.00	63.00	62.00	62.00
Safety Record and Program	30	25.00	25.00	23.00	29.00	10.50	6.00	21.00	16.00	25.00	23.50	27.00	18.50	22.00	24.00	27.00	24.00	25.50
Financial Records	15	18.75	10.25	8.00	16.50	8.00	9.00	11.25	14.75	8.25	15.00	15.50	11.00	10.75	18.00	15.00	17.75	11.00
Total	300	207.83	219.99	169.97	240.09	146.40	180.75	184.07	163.93	198.97	195.26	211.98	210.10	227.02	223.58	246.13	212.72	232.94

Final Ranking			
Vendor Name		Total Score	Price Proposal
1	Whiting-Turner Contracting Company	246.13	\$ 2,163,000.00
2	Flintco, LLC	240.09	\$ 2,288,000.00
3	Vaughn Construction	232.94	\$ 2,482,500.00
4	Slate Construction, LLC	227.02	\$ 2,185,753.00
5	Stewart Builders, Inc.	223.58	\$ 2,622,000.00
6	CMC Development & Construction Corp	219.99	\$ 2,200,000.00
7	TLC Construction Contract Services	212.72	\$ 3,394,462.59
8	McCarthy Building Companies	211.98	\$ 3,709,396.80
9	Millennium Projects Solutions, INC	210.10	\$ 2,347,500.00
10	Angel Brothers	207.83	\$ 3,453,000.00
11	Johnson Fence & Masonry LLC	198.97	\$ 2,406,677.80
12	Main Lane Industries, Ltd.	195.26	\$ 3,344,560.50
13	Gutier LLC	184.07	\$ 3,760,560.00
14	Golden Sands General Contractors	180.75	\$ 2,438,313.96
15	Digg Commercial	169.97	\$ 3,760,560.00
16	Jerdon Enterprise LP	163.93	\$ 2,676,510.00
17	Four Seasons Development	146.40	\$ 3,833,750.00