

**CITY OF EL PASO, TEXAS  
AGENDA ITEM  
DEPARTMENT HEAD'S SUMMARY FORM**

DEPARTMENT: **Engineering and Construction Management**

AGENDA DATE: **October 9, 2012**

CONTACT PERSON NAME AND PHONE NUMBER: **Irene Ramirez, P.E., Assistant City Engineer X 4428**

DISTRICT(S) AFFECTED: **# 2 & 3**

**RECOMMENDATION:**

Discussion and action to award Solicitation No. 2012-289, for HVAC Upgrades - San Juan, Leona Ford Washington and Grandview to T-Dyne Contractors, LLC, for a total estimated amount of \$554,000.00.

Department:	Engineering & Construction Management	
Award to:	T-Dyne Contractors, LLC	
	El Paso, Texas	
Base Bid 1:	\$270,000.00	San Juan
Base Bid 2:	\$222,000.00	Leona Ford Washington
Base Bid 3:	Not awarded	Grandview
Option No. 1:	\$58,000.00	
Option No 2:	\$4,000.00	
Total Award	\$554,000.00	
Account No.:	San Juan	190-28340-4560-580270-PCP12MFE030
	Leona Ford Washington	190-28340-4560-580270-PCP12MFE040
Time for Completion:	91 consecutive calendar days	
Funding Source:	FY2012-13 Certificates of Obligation	
District:	# 2 & 3	

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award

As a part of this award, upon the review of the City Attorney, the City Engineer may without further authorization from City Council approve contract changes which are necessary for proper execution of the work and carrying out the intent of the project, which are in accordance with applicable law, do not make changes to the prices and are within the appropriate budget.

This is a lump-sum contract. The Engineering and Construction Management Department and General Services recommend award to the bidder offering the best value bid.

**BACKGROUND / DISCUSSION:**

Scope of Work consists of upgrading the existing HVAC system from an evaporative cooler system to refrigeration system at Leona Ford Washington and San Juan Recreational Center. The work also includes the replacement of ductwork, diffuser, and grills. Contractor shall install a new temperature and programming control system that will integrate the new HVAC equipment to the existing City controls energy management system.

**PRIOR COUNCIL ACTION:**

N/A

**AMOUNT AND SOURCE OF FUNDING:**

**Base bid 1 & 2 plus Option 1 & 2      \$554,000.00**

San Juan                                      190-28340-4560-580270-PCP12MFE030

Leona Ford Washington                      190-28340-4560-580270-PCP12MFE040

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**BOARD / COMMISSION ACTION:**

N/A

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**\*\*\*\*\*REQUIRED AUTHORIZATION\*\*\*\*\***

**DEPARTMENT HEAD: \_\_\_\_\_**  
**(If Department Head Summary Form is initiated by Purchasing, client department should sign also)**

*Information copy to appropriate Deputy City Manager*

# Contractor Experience Reference Form

Contractor

**T-Dyne Contractors**

Project 1

**Myrtle Cooper Elementary School (EPISD)**

Project 1 Scope

Renovation of EPISD Elementary School. HVAC & Lighting. The project amount was \$867,500.00 and will be completed by October 2012.

Project 1 Comments

The project will be completed in accordance with the project contract and specifications. The contractor is responsive in completing the work.

Project 2

**Bassett Middle School (EPISD)**

Project 2 Scope

Renovation of EPISD Middle School. Heating system replacement upgrade. The project cost was \$1,157,000.00 and was completed in September 2009.

Project 2 Comments

The project was completed in accordance with the project contract and specifications. The contractor was responsive in completing the work.

Project 3

**Youth Services Center (El Paso County)**

Project 3 Scope

Mechanical & HVAC renovation at the Youth Center for the El Paso County. The projects cost was \$912,311.00 and was completed in July 2012.

Project 3 Comments

The project was completed in accordance with the project contract and specifications. The contractor was responsive in completing the work.

*Dedicated to Outstanding Customer Service for a Better Community*

**SERVICE SOLUTIONS SUCCESS**

**ENGINEERING AND CONSTRUCTION  
MANAGEMENT DEPARTMENT**



MEMORANDUM

**RECOMMENDATION**

**Date:** September 27, 2012

**To:** Miguel Rodriguez, Project Compliance Specialist  
Engineering and Construction Management Department

**Through:** Javier Reyes, P.E. – Engineering Division Manager

**From:** Daniel Garcia,  
Project Manager

**Cc:** Victor Rivera, General Services  
Richard Garcia, Parks and Recreation

**Subject:** HVAC Upgrades-Sand Juan and Leona Ford  
**Solicitation No. 2012-289**

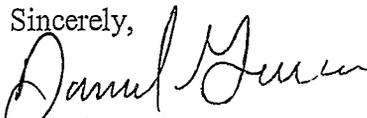
Per the Competitive Sealed Proposal policy, we have met with the highest Ranked proposal (lowest price) to negotiate the final terms of the contract. It was agreed to proceed with the contract terms as bid out.

It is recommended that the contract be awarded to T-Dyne Contractor LLC, Inc. as follows:

Base Bid 1: \$270,000.00  
Base Bid 2: \$222,000.00  
Option 1: \$58,000.00  
Option 2: \$4,000.00  
Sum Total Base Bid 1, Base Bid 2, Option 1, & Option 2: \$ 554,000.00

If you have any questions please call me at 541-4200.

Sincerely,

  
Daniel Garcia

Mayor  
John F. Cook

City Council

*District 1*  
Ann Morgan Lilly

*District 2*  
Susie Byrd

*District 3*  
Emma Acosta

*District 4*  
Carl L. Robinson

*District 5*  
Dr. Michiel R. Noe

*District 6*  
Eddie Holguin Jr.

*District 7*  
Steve Ortega

*District 8*  
Coriney Carlisle Niland

City Manager  
Joyce A. Wilson

# HVAC UPGRADES - SAN JUAN, LEONA FORD WASHINGTON AND GRANDVIEW

SOLICITATION No. 2012-289

## SCOPE OF WORK

### **BASE BID 1:**

#### **San Juan Recreation Center (701 N. Glenwood St.):**

Contractor shall demolish existing roof mounted evaporative coolers and make up air systems completely from the site. Replace existing ceiling diffusers and grilles only. Provide and install a new packaged roof top unit system as indicated on the mechanical plan. Provide a new gas branch line to new equipment and a new condensate drain system as indicated on the plumbing plans. Provide a new DDC system and integrate the new HVAC equipment to the existing Johnson controls energy management system. Contractor shall demo existing ceiling system(s) and install new ceiling system(s) to accommodate new HVAC system. All existing light fixtures, and any ceiling mounted items, are to remain or remove and re-install, as per construction documents. Contractor shall modify structure as per construction documents. Contractor shall patch or modify roof and wall openings as per construction documents. All patches shall be impermeable.

### **BASE BID 2:**

#### **Leona Ford Washington Recreation Center (3400 E. Missouri St.):**

Contractor shall demolish existing roof mounted evaporative coolers and make up air systems completely from the site. Existing indoor ductwork, grilles and diffusers shall be completely removed from the site. Remove existing roof mounted gas piping system and replace as indicated on the plumbing improvement plan. Provide and install a new packaged roof top unit system as indicated on the mechanical plan. Provide a new gas distribution and condensate drain system as indicated on the plumbing plans. Provide a new DDC system and integrate the new HVAC equipment to the existing Johnson controls energy management system. Contractor shall demo existing ceiling system(s) and install new ceiling system(s) to accommodate new HVAC system. All existing light fixtures, and any ceiling mounted items, are to remain or remove and re-install, as per construction documents. Contractor shall modify structure as per construction documents. Contractor shall patch or modify roof and wall openings as per construction documents. All patches shall be impermeable. Modify roof and wall openings as per construction documents. All patches shall be impermeable.

### **BASE BID 3:**

#### **Grandview Senior Citizens Center (3134 Jefferson St.):**

Contractor shall demolish existing roof mounted evaporative coolers, indoor furnaces and make up air systems completely from the site. Existing indoor ductwork, grilles and diffusers shall be completely removed from the site. Demolish existing gas system and replace as indicated on the plumbing improvement plan. Provide and install a new packaged roof top unit system as indicated on the mechanical plan. Provide a new gas distribution and condensate drain system as indicated on the plumbing plans. Provide a new DDC system and integrate the new HVAC equipment to the existing Johnson controls energy management system. Contractor shall demo existing ceiling system(s) and install new ceiling system(s) to accommodate new HVAC system. All existing light fixtures, and any ceiling mounted items, are to remain or remove and re-install, as per construction documents. Contractor shall modify structure as per construction documents. Contractor shall

patch or modify roof and wall openings as per construction documents. All patches shall be impermeable.

**OPTION 1:**

Provide new complete roofing system, at San Juan Recreation Center, on 2<sup>nd</sup> floor roof (flat roof). Remove existing roof material and properly dispose of waste. Contractor shall be responsible for asbestos abatement, if required. Provide and install complete roof system as specified in spec section 07550, and as per manufacturers' requirements and details.

**OPTION 2:**

Contractor shall be responsible for moving all furniture and equipment at San Juan Recreation Center and Leona Ford Recreation Center. Furniture and equipment shall be stored on or off-site at contractor's expense. Furniture/equipment moving shall be documented and coordinated with City staff.

**GENERAL NOTES:**

Contractor will also be responsible for:

- providing all labor, materials, and equipment
- installing all equipment, electrical, plumbing, duct work, etc. in accordance with current codes and standards
- patching and/or painting of roof, walls, ceilings, etc.
- proper off site disposal of waste and debris
- protecting existing improvements (i.e. structures, paving, walls, fence, landscaping, etc.) during demolition and construction activities
- inspecting and reporting any existing damage prior to start of work
- providing temporary heating or cooling
- clean up, during demolition and construction, and upon completion
- locating and marking existing utilities prior to demolition and construction
- verifying all existing conditions prior to bidding and starting work
- adhering to construction documents including specifications and drawings
- testing and balancing of HVAC systems

The description of this scope of work, as shown above, is only a general overview of this project. The work of the contractor shall be fully coordinated with the City of El Paso Engineering Department personnel for further information. The contractor may begin work immediately after receiving a written Notice to Proceed from the City of El Paso.

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**THIS IS A LUMP SUM CONTRACT**

*Prior to commencement of any work, the Contractor shall submit and obtain approval from City of El Paso, Engineering & Construction Management Department, for the Sequence of Construction, Schedule of Work, and Haul/Waste Route to an approved disposal site. Traffic Control Plan must be submitted and approved, if applicable. Contractor shall provide written approved documentation from the owner or operator of the waste site.*

**END SCOPE OF WORK**

**CITY OF EL PASO BID TABULATION**

BID TITLE: HVAC UPGRADES - SAN JUAN, LEONA FORD, WASHINGTON AND GRANDVIEW		BID NO: 2012-289			
BID DATE: August 15, 2012		DEPARTMENT: ENGINEERING & CONSTRUCTION MANAGEMENT			
	Desert Contracting, LLC	T-Dyne Contractors, LLC	Pride General Contractors, LLC	Total Mechanical, Inc.	
DESCRIPTION	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
BASE BID 1	\$266,000.00	\$270,000.00	\$276,015.87	\$374,000.00	
BASE BID 2	\$228,000.00	\$222,000.00	\$223,054.65	\$250,000.00	
BASE BID 3	\$275,000.00	\$375,000.00	\$234,175.50	\$362,000.00	
OPTION 1	\$55,000.00	\$58,000.00	\$91,663.65	\$131,000.00	
OPTION 2	\$12,500.00	\$4,000.00	\$5,850.00	\$23,000.00	
BID BOND SUBMITTED	YES	YES	YES	YES	
AMENDMENTS No. 1, 2 & 3 ACKNOWLEDGED	YES	YES	YES	YES	

*Edward Harris* 8-16-2012

APPROVED BY:

2012-289 HVAC UPGRADES - SAN JUAN, LEONA FORD, WASHINGTON AND GRANDVIEW

**COMPETITIVE SEALED PROPOSAL (CSP) EVALUATION SHEET**  
**HVAC Upgrades - San Juan, Leona Ford Washington and Grandview**  
**Proposal No. 2012-289**

CRITERIA	T-Dyne Contractors, LLC	Pride General Contractors	Desert Contracting, LLC	Total Mechanical, Inc.				
<b>Part A: Offeror's Price</b>								
<i>Base Bid 1 &amp; 2 + Option No. 1 + No. 2</i>	\$ 554,000.00	\$ 596,584.17	\$ 561,500.00	\$ 778,000.00				
<b>Maximum 75 Points</b>	<b>75.00</b>	<b>69.68</b>	<b>74.03</b>	<b>53.40</b>				
<i>Low Offer / Offer * 75</i>								
<b>Part B: Offeror's Past Performance with Owner</b>								
<b>Maximum 20 points</b>	<b>15.68</b>	<b>17.09</b>	<b>15.68</b>	<b>15.68</b>				
<b>Health Insurance</b>	<b>5.00</b>	<b>5.00</b>	<b>0.00</b>	<b>0.00</b>				
<b>Maximum 5 Points</b>								
<i>Provides Insurance and pays 100% = 5 points</i>								
<i>Provides Insurance and pays 60% or higher = 4 points</i>								
<i>Provides Insurance and pays &gt; 40% but &lt; 60% = 3 points</i>								
<i>Offers insurance but pays less than 40% = 2 points</i>								
<i>Offers insurance but does not pay any portion of it. = 1 point</i>								
<i>Does not offer insurance. = 0 points</i>								
<b>TOTAL POINTS EARNED</b>	<b>95.68</b>	<b>91.77</b>	<b>89.71</b>	<b>69.08</b>				
<b>RANKING</b>	<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>				

APPROVED: *Gene W. Pez* 9/17/12  
 for City Engineer Date

APPROVED: *Joseph A. Miller* 9/18/12  
 City Manager Date

CITY OF EL PASO  
 COMPETITIVE SEALED PROPOSAL  
 OFFEROR CERTIFICATION

HVAC UPGRADES - SAN JUAN, LEONA FORD WASHINGTON AND  
 GRANDVIEW

Solicitation No. 2012-289

The evaluation of offers for this Competitive Sealed Proposal has been completed.

The Offeror, T-Dyne Contractors, LLC, has received the  
(Contractor's Name)

highest score, 95.68, and is, therefore, certified as offering the City of El Paso the Best Value for this project. The amount of the award will be \$554,000.00.

This amount includes the following proposal components, alternates and/or options with their corresponding amounts:

PROPOSAL COMPONENT	\$ AMOUNT
BASE BID 1:	\$270,000.00
BASE BID 2:	222,000.00
OPTION No. 1	\$58,000.00
OPTION No. 2	\$4,000.00

I, Javier Reyes (Name) JAVIER REYES, of Engineering, (Department or Firm)

Concur with this Certification on this the 13<sup>th</sup> day of September 2012.

I, DANIEL GARCIA (Name) Juan Garcia, of Engineering & Construction Mgmt, (Department or Firm)

Concur with this Certification on this the 13<sup>th</sup> day of September 2012.

I, Miguel A. Rodriguez (Name), of Engineering & Construction Mgmt, (Department or Firm)

Concur with this Certification on this the 13<sup>th</sup> day of September 2012.

I, \_\_\_\_\_, of \_\_\_\_\_, (Department or Firm)

Concur with this Certification on this the \_\_\_\_\_ day of \_\_\_\_\_ 2012.

# COMPETITIVE SEALED PROPOSAL

TO THE HONORABLE MAYOR AND CITY COUNCIL  
CITY OF EL PASO  
EL PASO, TEXAS

The undersigned having familiarized themselves with the local conditions affecting the cost of work and with the Contract documents consisting of Invitation to Bid, Instructions to Bidders, General Conditions, the Contractor's Proposal, Special Bid Conditions, Applicable Wage Rates, the Contract Form, plans, specifications, drawings, and addenda on file in the Engineering & Construction Management Department of the City of El Paso, hereby propose to perform everything required to be performed and to provide, furnish and install all the labor, materials, necessary tools, expendable equipment, and all utility and transportation services, and to complete in a workmanlike manner all the work required for the

## HVAC UPGRADES - SAN JUAN, LEONA FORD WASHINGTON AND GRANDVIEW

### Solicitation No. 2012-289

within the specified limits and in accordance with the plans, including **Addenda numbers 1,2,3**, AT THE FOLLOWING LUMP SUM:

### ONLY ONE BIDDER MAY BE AWARDED THIS CONTRACT PURSUANT TO THIS BID.

**Note: The offeror who provides the best value for the owner based on the selection criteria and on its ranking evaluation will be awarded this contract. Each Base Bid and Option will be selected depending on the extent that funding is available: Base Bid 1, Base Bid 2, Base Bid 3, Option 1, and Option 2.**

The undersigned agrees to perform all of the work required for the total amount of

#### BASE BID 1:

**SAN JUAN RECREATION CENTER** \$ 270,000.00

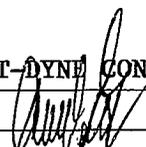
#### BASE BID 2:

**LEONA FORD WASHINGTON RECREATION CENTER** \$ 222,000.00

#### BASE BID 3:

**GRANDVIEW SENIOR CITIZENS CENTER** \$ 375,000.00

COMPANY NAME: T-DYNE CONTRACTORS, LLC

BIDDER'S SIGNATURE:  PRINT NAME: Albert Gamboa, Jr.

**OPTION 1:**

ROOFING AT SAN JUAN RECREATION CENTER \$ 58,000.00

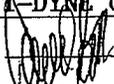
**OPTION 2:**

MOVING & STORAGE OF FURNITURE/EQUIPMENT \$ 4,000.00

**CONTRACT TIME AND LIQUIDATED DAMAGES**

Bidder agrees to commence work on a date to be specified in a written "Notice to Proceed" issued by the Owner. The Contract Time shall begin on the date to commence work specified in the "Notice to Proceed" and shall run for **ninety-one (91)** additional CONSECUTIVE CALENDAR DAYS thereafter. Bidder shall Substantially Complete the project within **eighty-four (84)** CONSECUTIVE CALENDAR DAYS after the date to commence work in the "Notice to Proceed." -Bidder agrees to pay, as liquidated damages, the sum of **four hundred fifty dollars and zero cents (\$450.00)** for each consecutive calendar day after the date of Substantial Completion, as hereinafter provided in the General Conditions. Bidder further agrees to pay as liquidated damages the sum of **three hundred sixty dollars and zero cents (\$360.00)** for each consecutive calendar day after the expiration of the Contract Time for Remaining Work, as provided in Paragraph 6.8.3.1 of the General Conditions.

COMPANY NAME: T-DYNE CONTRACTORS, LLC

BIDDER'S SIGNATURE:  PRINT NAME: Albert Gamboa, Jr.

**PROPOSAL**

Enclosed with this proposal is a bid bond for five percent (5%) of the TOTAL bid price including base bid(s) and alternate(s) which is agreed shall be collected and retained by the owner(s) as liquidated damages in the event this proposal is accepted by the Owner within sixty (60) consecutive calendar days after the date advised for the reception of bids and the undersigned fails to execute the contract and the required performance and payment bonds with the Owner within fourteen (14) consecutive calendar days after the date said proposal is accepted; otherwise, the said bid security shall be returned to the undersigned upon demand.

THE UNDERSIGNED BIDDER REPRESENTS TO THE CITY AND TO THE OTHER BIDDERS THAT HIS/HER BID, AND THE ESTIMATES ON WHICH IT IS BASED, HAS BEEN CAREFULLY CHECKED AND CONTAINS NO ERRORS, AND NOTHING HAS BEEN OMITTED OR OVERLOOKED IN DETERMINING THE AMOUNTS BID.

BIDDER'S NAME: T-DYNE CONTRACTORS, LLC  
(AS IT APPEARS ON ORGANIZATION CERTIFICATE ISSUED BY STATE IN WHICH COMPANY WAS ORGANIZED)

BY:  August 15, 2012  
Signature Date

Albert Gamboa, Jr. 915/598-1105 915/591-4985  
Print Signer's name & title Telephone Fax

1525 Goodyear El Paso, Texas  
Address City, State, Zip Code

Physical Address of Business – if different from above City, State, Zip Code

IF THE BIDDER BE A CORPORATION, THE FOLLOWING CERTIFICATE SHOULD BE EXECUTED:

I, Esperanza Gamboa, certify that I am the Secretary Secretary of the corporation named as Bidder hereinabove; that Albert Gamboa, Jr., who signed the foregoing contract on behalf of the Bidder, was then President of said corporation; that said proposal was duly signed for and in behalf of said corporation by authority of its governing body, and is within the scope of its corporate powers.

  
CORPORATE SECRETARY SIGNATURE AND CORPORATE SEAL