

South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building, Board Room
Pecan Campus
Tuesday, October 11, 2022
@ 4:00 PM
McAllen, Texas

"At anytime during the course of this meeting, the Board of Trustees may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Board of Trustees under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at anytime during the course of this meeting, the Board of Trustees may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code."

- I. Approval of September 13, 2022 Facilities Committee Meeting Minutes..... 1 - 16
- II. Review and Recommend Action on Contracting Construction Services for the Regional Center for Public Safety Excellence Skills Pad and EVOC Lighting . 17 - 26
- III. Update on Status of Unexpended Plant Fund Construction Projects and Renewals & Replacements Projects27 - 32

Approval of Facilities Committee Meeting Minutes

The following Minutes for the Facilities Committee meetings are presented for Committee approval.

1. September 13, 2022 Facilities Committee Meeting

Meeting Minutes

Facilities Committee Meeting

September 13, 2022

**South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building Board Room
Pecan Campus, McAllen, Texas
Tuesday, September 13, 2022 @ 4:00 PM**

MINUTES

The Facilities Committee Meeting was held on Tuesday, September 13, 2022 in the Ann Richards Administration Building Board Room at the Pecan Campus in McAllen, Texas. The meeting commenced at 4:05 p.m. with Dr. Alejo Salinas, Jr. presiding.

Members present: Dr. Alejo Salinas, Jr., Ms. Rose Benavidez, and Mr. Paul R. Rodriguez

Other Trustees present: Mrs. Victoria Cantu, Mr. Rene Guajardo, and Mr. Danny Guzman

Members absent: None

Also present: Dr. Ricardo J. Solis, Mrs. Mary Elizondo, Dr. David Plummer, Dr. Anahid Petrosian, Dr. Rodney Rodriguez, Mr. Javier Villalobos, Mr. Ricardo De La Garza, Mr. George McCaleb, Mrs. Becky Cavazos, Mr. Robert Cuellar, Mr. Martin Villarreal, Mr. Sam Saldana, Mr. David Valdez, Ms. Lynda Lopez, Mr. Robert Vela, Dr. Sylvia Flores, Mrs. Gardenia Perez, Mr. Hugo Avila, Mr. Joe Hernandez, Mr. Juan Munica, Jr., and Mr. Andrew Fish.

Approval of Facilities Committee Meeting Minutes

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee approved the Minutes for the August 9, 2022 Facilities Committee meeting as presented. The motion carried.

**Review and Recommend Action on Authorization to Proceed with Solicitation of
Civil Engineering Services for the Pecan Campus Ann Richards Administration
Building A Additional Parking Lot**

Approval of authorization to proceed with solicitation of civil engineering services for the Pecan Campus Ann Richards Administration Building A Additional Parking Lot will be requested at the September 27, 2022 Board meeting.

Purpose

The Facilities Committee was asked to recommend approval of the solicitation of civil engineering services for the Pecan Campus Ann Richards Administration Building A Additional Parking Lot.

Justification

Solicitation of Request for Qualifications (RFQ) for civil engineering services is necessary to procure a design team to prepare all necessary design development drawings and specifications in preparation for construction. Once the statements of qualifications are received, an evaluation team would evaluate the responses using the currently approved procurement process and propose an engineer to the Facilities Committee at a later date.

Scheduling Priority

This project was requested by Administration, and was reviewed by the Facilities Operations & Maintenance and Facilities Planning & Construction Departments, and Administration. This project was scheduled as a non-educational improvement to provide additional parking needed for Pecan Campus Building A.

Background

The Office of the President and the Office of Vice President for Institutional Advancement and Economic Development (IA/ED) were being relocated to Pecan Campus Ann Richards Administration Building A, within a space that was previously used by Distance Learning and was currently being renovated. The proposed additional parking lot was necessary to accommodate visitors and staff that would be conducting business with Administration in Building A. The project consisted of demolishing or modifying the existing concrete curbs, irrigation, underground infrastructure, and constructing the additional parking lot on the west side of Building A.

The proposed scope of work is summarized as follows:

- Construction of the parking lot and drive
- 10 parking spaces

The total project estimated cost, including professional design services and construction services, was \$200,000 as itemized in the table below:

Pecan Campus Ann Richards Administration Building A Additional Parking Lot Total Estimated Project Budget	
Budget Item	Estimated Costs
Construction	\$130,000
Design	20,000
Miscellaneous	50,000
Total Estimated Project Budget	\$200,000

Funding Source

Funds for the Pecan Campus Ann Richards Administration Building A Additional Parking Lot Project 2023-015C were available in the Unexpended Construction Plant Fund for use in FY 2022 – 2023.

Estimated Project Timeline

The project design phase was projected to last until May 2023, with construction to commence in August 2023 and Substantial Completion in December 2023.

Enclosed Documents

The packet included a presentation of the project and a site plan of the area for the Committee's review and information.

During the Committee's discussion, members noted that there could be benefit by combining this project with the following item, which was also for a solicitation of Civil Engineering Services.

The Committee determined to make single recommendation for the Board to approve the combined solicitation, as indicated in these Minutes for the following agenda item.

Review and Recommend Action on Authorization to Proceed with Solicitation of Civil Engineering Services for the Technology Campus Truck Driving Range Expansion

Approval of authorization to proceed with solicitation of civil engineering services for the Technology Campus Truck Driving Range Expansion will be requested at the September 27, 2022 Board meeting.

Purpose

The Facilities Committee was asked to recommend approval of the solicitation of civil engineering services for the Technology Campus Truck Driving Range Expansion.

Justification

Solicitation of Request for Qualifications (RFQ) for civil engineering services is necessary to procure a design team to prepare all necessary design development drawings and specifications in preparation for construction. Once the statements of qualifications are received, an evaluation team would evaluate the responses using the currently approved procurement process and propose an engineer to the Facilities Committee at a later date.

Scheduling Priority

This project was requested by the Continuing, Professional, and Workforce Education Department, and was reviewed by the Facilities Operations & Maintenance, Purchasing, and Facilities Planning & Construction Departments, Coordinated Operations Council, and Administration. This project was scheduled as an educational improvement to expand the truck driving skills pad.

Background

The Commercial Driver's License (CDL) Program would submit an application to the Texas Department of Public Safety to designate the truck driving range at the Technology Campus as a third-party skills testing facility. The existing truck driving skills pad was 221.02 feet x 88.5 feet. The Texas Department of Public Safety's minimum size requirements for a skills testing facility is 240 feet x 35 feet. The existing facility needed to be increased by at least an additional 19 feet in length to meet the minimum size requirements.

The proposed scope of work is summarized as follows:

- Concrete construction of the truck driving range expansion
- Approximate additional square feet: 1,682 sf. (19' x 88.5')

The total project estimated cost, including professional design services and construction services, was \$41,350 as itemized in the table below:

Technology Campus Truck Driving Range Expansion Total Estimated Project Budget	
Budget Item	Estimated Costs
Construction	\$28,350
Design	10,000
Miscellaneous	3,000
Total Estimated Project Budget	\$41,350

Funding Source

Funds for the Technology Campus Truck Driving Range Expansion Project 2023-001C were available in the Unexpended Construction Plant Fund for use in FY 2022 – 2023.

Estimated Project Timeline

The project design phase was projected to last until January 2023, with construction to commence in April 2023 and Substantial Completion in September 2023.

Enclosed Documents

The packet included a site plan of the area and a Fact Sheet for the Committee's review and information.

Recommended Action

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval combined solicitation of civil engineering services for the Pecan Campus Ann Richards Administration Building A Additional Parking Lot project and the Technology Campus Truck Driving Range Expansion project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Pecan Campus South Academic Building J Generator Replacement

Approval to contract construction services for the Pecan Campus South Academic Building J Generator Replacement project will be requested at the September 27, 2022 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the project.

Scheduling Priority

This project was developed through the annual Deferred Maintenance process. It was reviewed by the Facilities Planning & Construction and Facilities Operations & Maintenance departments, Administration, the President's Cabinet, the Coordinated Operations Council, and the Board of Trustees. This project was scheduled as a non-educational and routine improvement to upgrade the power supply redundancy.

Background

On March 29, 2022, the Board approved contracting engineering services with DBR Engineering Consultants, Inc. for this project. The scope of the project included replacing one (1) existing diesel generator that is nearing its life expectancy with one (1) new natural gas generator that utilizes a continuous fuel source.

Solicitation of competitive sealed proposals for this project began on August 17, 2022. A total of five (5) sets of construction documents were issued to vendors. A total of four (4) proposals were received on September 1, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
August 17, 2022	Solicitation of competitive sealed proposals began.
September 1, 2022	Four (4) proposals were received.

Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposal and recommended **Metro Electric, Inc.** as the highest ranked in the amount of \$339,251.

Funding Source

Source of Funding	Original Construction Budget	Highest Ranked Proposal Metro Electric, Inc.	Original Budget Variance
Renewals and Replacement Fund	\$250,000	\$339,251	(\$89,251)
Total Amount	\$250,000	\$339,251	(\$89,251)

Funds for the Pecan Campus South Academic Building J Generator Replacement Project 2022-019R were budgeted in the Renewals and Replacements Fund for available use in FY 2022-2023 in the amount of \$250,000 for construction. Additional funds were available in the FY 2022-2023 Renewals and Replacements Fund to cover the shortfall.

Reviewers

The proposals were reviewed by College staff from the Facilities Planning & Construction, Facilities Operations & Maintenance, and Purchasing departments.

Estimated Project Timeline

Construction for this project was to commence in October 2022 and Substantial Completion in September 2023.

Enclosed Documents

A presentation of the project was enclosed. The evaluation team members completed evaluations for the firms and prepared the enclosed scoring and ranking summary.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract construction services with Metro Electric, Inc. in the amount of \$339,251 for the Pecan Campus South Academic Building J Generator Replacement project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Nursing and Allied Health Campus NAH East Building A Generators Replacement

Approval to contract construction services for the Nursing and Allied Health Campus NAH East Building A Generators Replacement project will be requested at the September 27, 2022 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the project.

Scheduling Priority

This project was developed through the annual Deferred Maintenance process. It was reviewed by the Facilities Planning & Construction and Facilities Operations & Maintenance departments, Administration, the President's Cabinet, the Coordinated Operations Council, and the Board of Trustees. This project was scheduled as a non-educational and routine improvement to upgrade the power supply redundancy.

Background

On March 29, 2022, the Board approved contracting engineering services with DBR Engineering Consultants, Inc. for this project. The scope of the project included replacing two (2) existing diesel generators that are nearing their life expectancy with two (2) new natural gas generators that utilize a continuous fuel source.

Solicitation of competitive sealed proposals for this project began on August 17, 2022. A total of five (5) sets of construction documents were issued to vendors. A total of four (4) proposals were received on September 1, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
August 17, 2022	Solicitation of competitive sealed proposals began.

September 1, 2022	Four (4) proposals were received.
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Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposal and recommended **Metro Electric, Inc.** as the highest ranked in the amount of \$201,403.

Funding Source

Source of Funding	Original Construction Budget	Highest Ranked Proposal Metro Electric, Inc.	Original Budget Variance
Renewals and Replacements Fund	\$375,000	\$201,403	\$173,597
Total Amount	\$375,000	\$201,403	\$173,597

Funds for the Nursing and Allied Health Campus NAH East Building A Generators Replacement Project 2022-023R were budgeted in the Renewals and Replacements Fund for available use in FY 2022-2023 in the amount of \$375,000 for construction.

Reviewers

The proposals were reviewed by College staff from the Facilities Planning & Construction, Facilities Operations & Maintenance, and Purchasing departments.

Estimated Project Timeline

Construction for this project was to commence in October 2022 and Substantial Completion in September 2023.

Enclosed Documents

A presentation of the project was enclosed. The evaluation team members completed evaluations for the firms and prepared the enclosed scoring and ranking summary.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract construction services with Metro Electric, Inc. in the amount of \$201,403 for the Nursing and Allied Health Campus NAH East Building A Generators Replacement project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Nursing and Allied Health Campus NAH East Building A Occupational Therapy Kitchen Lab Expansion

Approval to contract construction services for the Nursing and Allied Health Campus NAH East Building A Occupational Therapy Kitchen Lab Expansion project will be requested at the September 27, 2022 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the project.

Scheduling Priority

This project was requested by the Division of Nursing & Allied Health. It was reviewed by the Facilities Planning & Construction department, Administration, the Facilities Committee, and the Board of Trustees. This project was scheduled as an educational space improvement to provide lab space for instruction and demonstration.

Background

On May 26, 2022, the Board approved the schematic design for this project as prepared by Negrete & Kolar Architects, LLP.

Solicitation of competitive sealed proposals for this project began on August 10, 2022. A total of three (3) sets of construction documents were issued to vendors. A total of two (2) proposals were received on August 25, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
August 10, 2022	Solicitation of competitive sealed proposals began.
August 25, 2022	Two (2) proposals were received.

Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposal and recommended **CRC Development & Construction Co., LLC.** as the highest ranked in the amount of \$184,320.

Funding Source

Source of Funding	Construction Budget	Highest Ranked Proposal CRC Development & Construction Co., LLC.	Budget Variance
Unexpended Construction Plant Fund	\$90,000	\$184,320	(\$94,320)
Total Amount	\$90,000	\$184,320	(\$94,320)

Funds for the Nursing and Allied Health Campus NAH East Building A Occupational Therapy Kitchen Lab Expansion Project 2022-004C were budgeted in the Unexpended Construction Plant Fund for available use in FY 2022-2023 in the amount of \$90,000 for construction. The architect's probable construction cost at the end of the Construction

Document Phase was \$114,221. Additional funds were available in the FY 2022-2023 Unexpended Construction Plant Fund to cover the shortfall.

Reviewers

The proposals were reviewed by College staff from the Facilities Planning & Construction, Facilities Operations & Maintenance, and Purchasing departments.

Estimated Project Timeline

Construction for this project was to commence in October 2022 and Substantial Completion in March 2023.

Enclosed Documents

A presentation of the project was enclosed. The evaluation team members completed evaluations for the firms and prepared the enclosed scoring and ranking summary.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract construction services with CRC Development & Construction Co., LLC. in the amount of \$184,320 for the Nursing and Allied Health Campus NAH East Building A Occupational Therapy Kitchen Lab Expansion project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Starr County Campus Automotive Lab Expansion and North Academic Building C HVAC-R Outdoor Covered Area Addition

Approval to contract construction services for the Starr County Campus Automotive Lab Expansion and North Academic Building C HVAC-R Outdoor Covered Area Addition project will be requested at the September 27, 2022 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the project.

Scheduling Priority

These projects were requested by College management and the Academic Division of Business, Public Safety, & Technology. They were reviewed by the Facilities Planning & Construction department, the President's Cabinet, the Coordinated Operations Council, the Facilities Committee, the Education & Workforce Development Committee, and the Board of Trustees. These projects were scheduled as educational space improvements.

Background

On February 22, 2022, the Board approved the schematic design for these projects as prepared by Able City, LLC.

Solicitation of competitive sealed proposals for this project began on August 17, 2022. A total of three (3) sets of construction documents were issued to vendors. A total of two (2) proposals were received on September 1, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
August 17, 2022	Solicitation of competitive sealed proposals began.
September 1, 2022	Two (2) proposals were received.

Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposals and recommended **5 Star GC Construction, LLC.** as the highest ranked in the amount of \$1,547,000 which includes Alternate #1 for the Starr County Campus Workforce Center Building D Automotive Lab Expansion, and **Summit Building & Design** as the highest ranked in the amount of \$432,336 which includes Alternate #2 for the Starr County Campus North Academic Building C HVAC-R Outdoor Covered Area Addition.

Funding Source

Unexpended Construction Plant Fund Projects	Construction Budget	Highest Ranked Proposal Amount	Alternate Amount	Subtotal	Budget Variance
Automotive Lab Expansion - 5 Star GC Construction, LLC.	\$902,948	\$1,455,000	\$92,000*	\$1,547,000	(\$644,052)
HVAC-R Outdoor Covered Area Addition - Summit Building & Design	277,576	367,477	64,859**	432,336	(\$154,760)
Total Amount	\$1,180,524	\$1,822,477	\$156,859	\$1,979,336	(\$798,812)

*Automotive Lab Expansion Alternate #1: Provide exterior metal canopy to the restrooms.

**HVAC-R Outdoor Covered Area Addition Alternate #2: Provide additional electrical for mechanical equipment in HVAC-R Labs.

Funds for the Starr County Campus Workforce Center Building D Automotive Lab Expansion Project 2022-005C and the Starr County Campus North Academic Building C HVAC-R Labs Expansion and Renovation Project 2022-007C were budgeted in the Unexpended Construction Plant Fund for available use in FY 2022-2023 in the combined total amount of \$1,180,514 for construction. Additional funds were available in the FY 2022-2023 Unexpended Construction Plant Fund to cover the shortfall.

Reviewers

The proposals were reviewed by College staff from the Facilities Planning & Construction, Facilities Operations & Maintenance, and Purchasing departments.

Estimated Project Timeline

Construction for the Automotive Lab Expansion project was to commence in November 2022 and obtain Substantial Completion in November 2023.

Construction for the HVAC-R Labs Expansion and Renovation project was to commence in November 2022 and obtain Substantial Completion in April 2023.

Enclosed Documents

Presentations of the projects were enclosed. The evaluation team members completed evaluations for the firms and prepared the enclosed scoring and ranking summary.

Upon a motion by Ms. Rose Benavidez and a second by Mr. Paul R. Rodriguez, the Facilities Committee recommended Board approval to contract construction services with 5 Star GC Construction, LLC. in the amount of \$1,547,000 including Alternate #1 for the Starr County Campus Workforce Center Building D Automotive Lab Expansion, and Summit Building & Design as the highest ranked in the amount of \$432,336 including Alternate #2 for the North Academic Building C HVAC-R Outdoor Covered Area Addition projects as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Regional Center for Public Safety Excellence Canopy for Safety Training Vehicles, Canopies for Students and Instructors, and Flammable Liquid and Gas (F.L.A.G.) Fire Training Area

Approval to contract construction services for the Regional Center for Public Safety Excellence (RCPSE) Canopy for Safety Training Vehicles, Canopies for Students and Instructors, and Flammable Liquid and Gas (F.L.A.G.) Fire Training Area projects will be requested at the September 27, 2022 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the project.

Scheduling Priority

These projects were requested by administrative staff at the RCPSE. The projects were reviewed by the Facilities Planning & Construction department, Administration, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. The canopies for students & instructors and the F.L.A.G. fire training area were scheduled as educational space improvements projects. The canopy to provide protection from the elements and security for safety training vehicles was scheduled as a non-educational space improvement project.

Background

On January 25, 2022, the Board approved the schematic design for these projects as prepared by Gignac & Associates, LLP.

Solicitation of competitive sealed proposals for this project began on August 3, 2022. A total of four (4) sets of construction documents were issued to vendors. A total of one (1) proposal was received on August 18, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
August 3, 2022	Solicitation of competitive sealed proposals began.
August 18, 2022	One (1) proposal was received.

Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposal and recommended **5 Star GC Construction, LLC.** as the highest ranked vendor for the following projects:

- \$760,560.20 for the RCPSE Canopy for Training Vehicles,
- \$553,048.02 for the RCPSE Canopies for Students and Instructors,
- \$345,641.78 for the RCPSE F.L.A.G. Fire Training Area.
- The amounts include additional infrastructure costs which are prorated in the following table.

Funding Source

Construction Project	Original Construction Budget	Highest Ranked Proposal 5 Star GC Construction, LLC.	Highest Ranked Proposal: Infrastructure Costs 5 Star GC Construction, LLC.	Subtotal	Original Budget Variance
Canopy for Safety Training Vehicles	\$405,000.00	\$275,000.00	\$485,560.20*	\$760,560.20*	(\$355,560.20)
Canopies for Students and Instructors	144,000.00	200,000.00	353,048.02*	553,048.02*	(409,048.02)
F.L.A.G. Fire Training Area	284,173.00	125,000.00	220,641.78*	345,641.78*	(61,468.78)
Total Amount	\$833,173.00	\$600,000.00	\$1,059,250.00	\$1,659,250.00	(\$826,077.00)

***Prorated amount**

Funds for the RCPSE Canopy for Safety Training Vehicles Project 2019-016C, the RCPSE Canopies for Students and Instructors Project 2019-017C, and the RCPSE Flammable Liquid and Gas (F.L.A.G.) Fire Training Area Project 2019-020C were budgeted in the Unexpended Construction Plant Fund for available use in FY 2022-2023 in the combined total amount of \$833,173 for construction. Additional funds were available in the FY 2022-2023 Unexpended Construction Plant Fund to cover the shortfall.

Reviewers

The proposals were reviewed by College staff from the Facilities Planning & Construction, Facilities Operations & Maintenance, and Purchasing departments.

Estimated Project Timeline

Construction for this project was to commence in November 2022 and Substantial Completion in May 2023.

Enclosed Documents

A presentation of the project was enclosed. The evaluation team members completed evaluations for the firms and prepared the enclosed scoring and ranking summary.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract construction services with 5 Star GC Construction, LLC. for the Regional Center for Public Safety Excellence Canopy for Safety (RCPSE) Training Vehicles in the amount of \$760,560.20, the RCPSE Canopies for Students and Instructors in the amount of \$553,048.02, and the RCPSE Flammable Liquid and Gas (F.L.A.G.) Fire Training Area in the amount of \$345,641.78 as presented. The motion carried.

Update on Status of Unexpended Plant Fund Construction Projects and Renewals & Replacements Projects

The Facilities Planning and Construction staff prepared the attached design and construction update. This update summarizes the status of each capital improvement and renewals & replacements project currently in progress, including a categorization based on priority. Mary Elizondo and Rick de la Garza will be present to respond to questions and address concerns of the committee.

Adjournment

There being no further business to discuss, the Facilities Committee Meeting of the South Texas College Board of Trustees adjourned at 4:30 p.m.

I certify that the foregoing are the true and correct minutes of the September 13, 2022 Facilities Committee Meeting of the South Texas College Board of Trustees.

Dr. Alejo Salinas, Jr., Presiding

Review and Recommend Action on Contracting Construction Services for the Regional Center for Public Safety Excellence Skills Pad and EVOC Lighting

Approval to contract construction services for the Regional Center for Public Safety Excellence Skills Pad and Emergency Vehicle Operator Course (EVOC) Lighting project will be requested at the Board meeting.

Scheduling Priority

This project has been requested by the Regional Center for Public Safety Excellence staff. It has been reviewed by the Facilities Planning & Construction department, Administration, the Coordinated Operations Council, the Facilities Committee, and the Board of Trustees. This project is scheduled as an educational space improvement to provide lighting for night time training courses at the Skills Pad and EVOC training areas.

Background

On January 25, 2022, the Board approved contracting engineering services with DBR Engineering Consultants, Inc. for this project. Solicitation for this project was originally done on August 10, 2022, but no competitive sealed proposals were received. The project required re-solicitation.

The re-solicitation of competitive sealed proposals for this project began on September 7, 2022. A total of three (3) sets of construction documents were issued to plan rooms. One (1) proposal was received on September 22, 2022.

Timeline for Solicitation of Competitive Sealed Proposals	
September 7, 2022	Solicitation of competitive sealed proposals began.
September 22, 2022	One (1) proposal was received.

Highest Ranked Vendor

College staff reviewed and evaluated the competitive sealed proposal and recommend **Metro Electric, Inc.** as the highest ranked in the amount of \$331,731.

Funding Source

Source of Funding	Original Construction Budget	Highest Ranked Proposal Metro Electric, Inc.	Original Budget Variance
Unexpended Construction Plant Fund	\$294,000	\$331,731	(\$37,731)
Total Amount	\$294,000	\$331,731	(\$37,731)

Funds for the Regional Center for Public Safety Excellence Skills Pad and EVOC Lighting Project 2022-010C are budgeted in the Unexpended Construction Plant Fund for available use in FY 2022-2023. Additional funds are available in the FY 2022-2023 Unexpended Construction Plant Fund to cover the shortfall.

Reviewers

The proposals have been reviewed by College staff from the Facilities Planning & Construction, Maintenance & Operations, and Purchasing departments.

Estimated Project Timeline

Construction for this project is to commence in November 2022 and obtain Substantial Completion in September 2023.

Enclosed Documents

A presentation of the project is enclosed. The evaluation team members completed evaluations for the company and prepared the enclosed scoring and ranking summary.

Recommended Action

Administration requests the Facilities Committee recommend Board approval of contracting construction services with Metro Electric, Inc. in the amount of \$331,731 for the Regional Center for Public Safety Excellence Skills Pad and EVOC Lighting project as presented.



Regional Center for Public Safety Excellence

Skills Pad and EVOC Lighting
CIP-2022-010

Skills Pad and EVOC Lighting Master Site Plan Locations



Project Locations



RCPSE Skills Pad and EVOC Lighting Site Photos - EVOC



Installation of Skills Pad and Emergency Vehicle
Operator Course (EVOC) Site Lighting

RCPSE Skills Pad and EVOC Lighting Site Photos – Skills Pad



Installation of Skills Pad and Emergency Vehicle
Operator Course (EVOC) Site Lighting

Skills Pad and EVOC Lighting Proposed Scope and Budget



Requested By

RCPSE

Scope of Work

Installation of Skills Pad and Emergency Vehicle Operator Course (EVOC) site lighting

Estimated Total Project Budget

Construction	\$ 294,000
Design	28,000
Miscellaneous	20,000
Total Project Budget	\$ 342,000

**SOUTH TEXAS COLLEGE
REGIONAL CENTER FOR PUBLIC SAFETY EXCELLENCE SKILLS PAD AND
EMERGENCY VEHICLE OPERATOR COURSE LIGHTING
PROJECT NO. 22-23-1022**

NAME		Metro Electric, Inc.
ADDRESS		1901 Industrial Dr
CITY/STATE/ZIP		McAllen, TX 78504
PHONE		956-686-2323
CONTACT		Michael A. Gerdes
#	Description	Proposed
1	Base Bid: Regional Center for Public Safety Excellence Skills Pad and Emergency Vehicle Operator Course Lighting	\$ 331,731.00
2	Bid Bond Provided	Yes
3	Begin Work Within	14 Working Days
4	Completion of Work Within	280 Calendar Days
TOTAL AMOUNT PROPOSED		\$ 331,731.00
TOTAL EVALUATION POINTS		94.8
RANKING		1


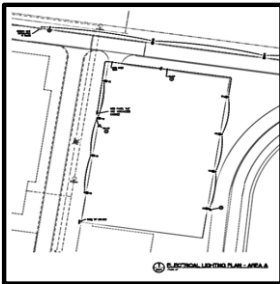
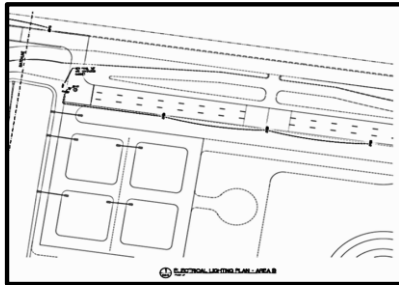
The Director of Purchasing has reviewed all the responses and evaluations completed.

**SOUTH TEXAS COLLEGE
REGIONAL CENTER FOR PUBLIC SAFETY EXCELLENCE SKILLS PAD AND
EMERGENCY VEHICLE OPERATOR COURSE LIGHTING
PROJECT NO. 22-23-1022
EVALUATION SUMMARY**

VENDOR		Metro Electric, Inc.	
ADDRESS		1901 Industrial Dr	
CITY/STATE/ZIP		McAllen, TX 78504	
PHONE		956-686-2323	
CONTACT		Michael A. Gerdes	
1	The Respondent's price proposal. (up to 45 points)	45	45
		45	
		45	
		45	
		45	
2	The Respondent's experience and reputation. (up to 10 points)	8	9.2
		9	
		10	
		10	
		9	
3	The quality of the Respondent's goods or services. (up to 10 points)	8	8.6
		9	
		9	
		9	
		8	
4	The Respondent's safety record. (up to 5 points)	4	4.5
		4.5	
		5	
		5	
		4	
5	The Respondent's proposed personnel. (up to 8 points)	7	7.1
		7.5	
		7	
		7	
		7	
6	The Respondent's financial capability in relation to the size and scope of the project. (up to 9 points)	8	8.1
		8.5	
		7	
		9	
		8	
7	The Respondent's organization and approach to the project. (up to 6 points)	5	5.3
		5.5	
		5	
		6	
		5	
8	The Respondent's time frame for completing the project. (up to 7 points)	7	7
		7	
		7	
		7	
		7	
TOTAL EVALUATION POINTS		94.8	
RANKING		1	

The Director of Purchasing has reviewed all the responses and evaluations completed.

Project Fact Sheet
10/3/2022

Project Name: Regional Center for Public Safety Excellence - Skills Pad and EVOC Lighting					Project No. 2022-010C				
Funding Source(s): Unexpended Plant Fund									
		FY 21-22			FY 22-23				
		<u>FY 21-22</u> <u>Project Budget</u> <u>Actual</u> <u>Expenditures</u>			<u>Variance of</u> <u>Project Budget</u> <u>vs. Actual</u> <u>Expenditures</u>				
		<u>Total Project</u> <u>Budget</u>			<u>FY 22-23</u> <u>Project Budget</u> <u>Actual</u> <u>Expenditures</u>			<u>Variance of</u> <u>Project Budget</u> <u>vs. Actual</u> <u>Expenditures</u>	
		<u>Project Budget</u> <u>Expenditures</u>			<u>Project Budget</u> <u>Expenditures</u>			<u>Expenditures To Date</u>	
Construction:	\$ 294,000.00	\$ 280,000.00	\$ 280,000.00	\$ 280,000.00	\$ 294,000.00	\$ -	\$ 294,000.00	\$ -	
Design:	\$ 28,000.00	28,000.00	14,700.00	\$ 13,300.00	\$ 3,920.00	\$ -	\$ 3,920.00	14,700.00	
Miscellaneous:	\$ 20,000.00	20,000.00	998.74	\$ 19,001.26	\$ 16,000.00	\$ -	\$ 16,000.00	998.74	
FFE:	\$ -	-	-	\$ -	\$ -	\$ -	\$ -	-	
Technology:	\$ -	-	-	\$ -	\$ -	\$ -	\$ -	-	
Total:	\$ 342,000.00	\$ 328,000.00	\$ 15,698.74	\$ 312,301.26	\$ 313,920.00	\$ -	\$ 313,920.00	\$ 15,698.74	
Project Team					Board Status				
Approval to Solicit Architect/Engineer: 9/28/2021 Architect/Engineer: DBR Engineering Contractor: TBD					Board Approval of Schematic Design N/A Substantial Completion TBD Final Completion TBD				
STC FPC Project Manager: Samuel Saldana					Board Acceptance TBD Board Acceptance TBD				
Project Description					Project Scope				
Add lighting at the Skills Pad and EVOC training area.					Provide lighting for night training at the Skills Pad and EVOC training area.				
Projected Timeline									
Board Approval to Solicit Architect/Engineer	Board Approval of Architect/Engineer	Board Approval of Schematic Design	Board Approval of Contractor	Construction Start Date	Board Approval of Substantial Completion Date	Board Approval of Final Completion Date	FFE Completion of Move In		
9/28/2021	1/25/2022	N/A	10/18/2022	11/15/2022	5/15/2023	6/27/2023	N/A		
Project Calendar of Expenditures by Fiscal Year									
Fiscal Year	Construction	Design	Miscellaneous	FFE	Technology	Project Total			
2021-22	\$ -	\$ 14,700.00	\$ 998.74	\$ -	\$ -	\$ 15,698.74			
2022-23	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			
Project Total	\$ -	\$ 14,700.00	\$ 998.74	\$ -	\$ -	\$ 15,698.74			
Current Agenda Item									
10/11/22 Facilities Committee Meeting - Review and Recommend Action on Contracting Construction Services for the Regional Center for Public Safety Excellence Skills Pad and EVOC Lighting.									
<div style="display: flex; justify-content: space-around;">    </div> <div style="display: flex; justify-content: space-around; margin-top: 10px;"> <div style="text-align: center;">Skills Pad Location</div> <div style="text-align: center;">EVOC Location</div> </div>									

FPC Project Manager

SPS

FPC Asst. Director

Rita Geller

FPC Director

RDA

Update on Status of Unexpended Plant Fund Construction Projects and Renewals & Replacements Projects

The Facilities Planning and Construction staff prepared the attached design and construction update. This update summarizes the status of each capital improvement and renewals & replacements project currently in progress, including a categorization based on priority. Mary Elizondo and Rick de la Garza will be present to respond to questions and address concerns of the committee.

South Texas College
Unexpended Plant Fund - Capital Improvement Projects (CIP)
Project Status
FY 2022 - 2023

#	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2023 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
Pecan Campus																				
1	Library Building F Renovation and Expansion	DV									●	\$ 17,015,000	\$ -	\$ 17,015,000	\$ 2,557,313	High	TBD	TBD	ERO Architects	TBD
2	New Continuing Education Building	TBD		●								\$ 9,898,468	\$ -	\$ 9,898,468	\$ 603,828	Low	November 2022	Approval to Contract Architectural and Engineering Services	TBD	TBD
3	Ann Richards Administration Building A Renovation of Administration Offices	DV					●					\$ 660,000	\$ 36,626	\$ 623,374	\$ 638,800	Low	March 2023	Approval of Substantial Completion	The Warren Group Architects	CRC Development and Construction, LLC
4	North Academic Humanities Building P Renovations for Administrative and Support Services Office	DV			●							\$ 1,034,110	\$ 456	\$ 1,033,654	\$ 865,600	Low	November 2022	Approval of Schematic Design	Able City, LLC	TBD
5	Pecan Campus Kinesiology Building Phase I	SS			●							\$ 3,240,000	\$ 446	\$ 3,239,554	\$ 483,660	Low	November 2022	Approval of Schematic Design	Boultinghouse Simpson Gates Architects	TBD
6	Cooper Center for Performing Arts Building L Expansion and Renovations for the Music and Dance Programs	MV		●								\$ 4,536,000	\$ 456	\$ 4,535,544	\$ 618,400	Low	November 2022	Approval of Schematic Design	BRW Architects	TBD
7	Business and Science Building G Engineering Lab Renovation	TBD	●									\$ 500,000	\$ -	\$ 500,000	\$ 35,000	Low	TBD	TBD	TBD	TBD
8	Ann Richards Administration Building A Additional Parking Lot	DV		●								\$ 200,000	\$ -	\$ 200,000	\$ 200,000	Low	November 2022	Approval to Contract Engineering Services	TBD	TBD
Pecan Campus Subtotal												\$ 37,083,578	\$ 37,985	\$ 37,045,593	\$ 6,002,601					
Pecan Plaza																				
9	Human Resources Building A Renovation	RG									●	\$ 5,000	\$ 40,240	\$ (35,240)	\$ 600	Completed	N/A		N/A	O&M
Pecan Plaza Subtotal												\$ 5,000	\$ 40,240	\$ (35,240)	\$ 600					
Mid-Valley Campus																				
10	Workforce Center Building D Welding Expansion	MV			●							\$ 537,500	\$ 7,497	\$ 530,003	\$ 721,273	High	December 2022	Approval of Construction Services	PBK Architects	TBD
11	Workforce Center Building D Automotive Lab Expansion	MV			●							\$ 920,500	\$ 10,306	\$ 910,194	\$ 915,668	High	December 2022	Approval of Construction Services	PBK Architects	TBD
12	Workforce Center Building D HVAC-R Classroom and Outdoor Covered Area	MV			●							\$ 528,000	\$ 6,690	\$ 521,310	\$ 425,868	High	December 2022	Approval of Construction Services	PBK Architects	TBD
13	Center for Learning Excellence Building A Renovation of Existing Cafeteria to Culinary Arts Instructional Kitchen	MV					●					\$ 531,365	\$ 172,211	\$ 359,154	\$ 488,099	High	December 2022	Approval of Substantial Completion	Boultinghouse Simpson Gates Architects	Holchemont
Mid Valley Campus Subtotal												\$ 2,517,365	\$ 196,705	\$ 2,320,660	\$ 2,550,908					

South Texas College
Unexpended Plant Fund - Capital Improvement Projects (CIP)
Project Status
FY 2022 - 2023

#	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2023 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
Technology Campus																				
14	Exterior Solar Panels Structure	SS			●							\$ 199,100	\$ 6,238	\$ 192,862	\$ 198,224	High	December 2022	Approval of Construction Services	SAMES, Inc	TBD
15	Welding Lab Expansion Building	SS			●							\$ 1,559,180	\$ 11,744	\$ 1,547,436	\$ 122,400	High	December 2022	Approval of Schematic Design	EGV Architects	TBD
16	Truck Driving Range Expansion	DV		●								\$ 49,620	\$ -	\$ 49,620	\$ 41,350	Low	November 2022	Approval to Contract Engineering Services	TBD	TBD
17	Institute for Advanced Manufacturing Building E Collaboration Lab Renovation	TBD	●									\$ 285,000	\$ -	\$ 285,000	\$ 285,000	Low	TBD	TBD	TBD	TBD
Technology Campus Subtotal												\$ 2,092,900	\$ 17,981	\$ 2,074,919	\$ 646,974					
Nursing and Allied Health Campus Subtotal																				
18	East Building A Occupational Therapy Kitchen Lab Expansion	SS				●						\$ 99,500	\$ 8,621	\$ 90,879	\$ 96,760	High	February 2023	Approval of Substantial Completion	Negrete & Kolar Architects, LLP	CRC Development and Construction, LLC
19	East Building A Renovation of Radiology Lab to Multipurpose Skills Lab	TBD	●									\$ 163,296	\$ -	\$ 163,296	\$ 10,106	Low	TBD	TBD	TBD	TBD
20	East Building A Breakroom and Offices Expansion Renovation	TBD	●									\$ 147,950	\$ -	\$ 147,950	\$ 9,250	Low	TBD	TBD	TBD	TBD
Nursing and Allied Health Campus Subtotal												\$ 410,746	\$ 8,621	\$ 402,125	\$ 116,116					
Starr County Campus																				
21	Workforce Center Building D Welding Expansion	MV				●						\$ 598,000	\$ 30,632	\$ 567,368	\$ 395,594	High	June 2023	Approval of Substantial Completion	Gignac & Associates, LLP	Kimber 1985
22	Workforce Building D Automotive Expansion	MV				●						\$ 1,078,300	\$ 66,145	\$ 1,012,155	\$ 922,098	High	October 2022	Approval of Construction Services	Able City, LLC	TBD
23	North Academic Building C HVAC-R Classroom and Outdoor Covered Area	MV				●						\$ 153,000	\$ 17,009	\$ 135,991	\$ 296,878	High	October 2022	Approval of Construction Services	Able City, LLC	TBD
Starr County Campus Subtotal												\$ 1,829,300	\$ 113,786	\$ 1,715,514	\$ 1,614,570					

South Texas College Unexpended Plant Fund - Capital Improvement Projects (CIP) Project Status FY 2022 - 2023																				
#	Projects	FPC Project Managers	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2023 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor	
Regional Center for Public Safety Excellence																				
24	Canopy for Safety Training Vehicles	DV			●							\$ 285,000	\$ 33,438	\$ 79,764	\$ 421,051	High	April 2023	Approval of Substantial Completion	Gignac & Associates, LLP	TBD
25	Canopy for Students/Instructors	DV			●							\$ 247,000	\$ 22,372	\$ 67,264	\$ 155,078	High	April 2023	Approval of Substantial Completion	Gignac & Associates, LLP	TBD
26	Chiller Installation	MV					●					\$ 170,000	\$ 199,938	\$ 157,262	\$ 22,000	High	November 2022	Approval of Substantial Completion	Half Associates, Inc	Johnson Controls
27	Fire Training Area	DV			●							\$ 443,000	\$ 46,590	\$ 97,364	\$ 295,686	High	April 2023	Approval of Substantial Completion	Gignac & Associates, LLP	TBD
28	Perimeter Fencing	DV	●									\$ 193,000	\$ -	\$ 193,000	\$ 193,000	Low	TBD	TBD	TBD	TBD
29	Skills Pad and EVOC Lighting	SS			●							\$ 342,000	\$ 15,689	\$ 341,532	\$ 313,920	High	October 2023	Approval of Substantial Completion	DBR	TBD
30	Two-Story Residential Fire Training Structure	SS			●							\$ 1,581,200	\$ 4,996	\$ 381,055	\$ 1,274,750	Medium	September 2022	Approval of Construction Services	Martinez Architects	TBD
Regional Center for Public Safety Excellence Subtotal												\$ 3,261,200	\$ 323,024	\$ 1,317,241	\$ 2,675,485					
District Wide																				
31	Fence Enclosures	MV	●									\$ 35,000	\$ -	\$ 35,000	\$ 35,000	Completed	N/A		N/A	TBD
32	Outdoor Furniture	AR		●								\$ 25,000	\$ -	\$ 25,000	\$ 25,000	Low	N/A		N/A	TBD
33	Land	N/A	N/A									\$ 5,500,000	\$ -	\$ 5,500,000	\$ 5,500,000	N/A	N/A		N/A	N/A
34	Renovation and Contingencies	N/A	N/A									\$ 948,750	\$ -	\$ 948,750	\$ 948,750	N/A	N/A		N/A	TBD
35	Facility Signage	DV	●									\$ 50,000	\$ -	\$ 50,000	\$ 50,000	Low	N/A		N/A	TBD
36	Removal of Existing Trees	TBD	●									\$ 25,900	\$ -	\$ 25,900	\$ 25,900	Low	N/A		N/A	TBD
37	Project Cost Control Reserve	N/A	●									\$ 3,059,291	\$ -	\$ 3,059,291	\$ 3,119,291	High	N/A		N/A	N/A
District Wide Subtotal												\$ 9,643,941	\$ -	\$ 9,643,941	\$ 9,703,941					
Totals			12	3	6	0	8	1	0	0	2	\$ 56,844,030	\$ 738,343	\$ 54,484,752	\$ 23,311,195					

South Texas College
Renewal and Replacement Projects
Project Status
FY 2022 - 2023

#	Projects	FPC Project Manager	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2022 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor
Pecan Campus																			
1	Student Activities Building H Data Cabling Infrastructure Replacement	RC	●									\$ 150,000	\$ -	\$ 150,000	\$ 150,000	High	TBD	TBD	TBD
2	Reseeding and Regrading of Athletic Fields	DV			●							\$ 50,000	\$ -	\$ 50,000	\$ 50,000	High	TBD	TBD	TBD
3	Stucco Repainting	SS					●					\$ 137,000	\$ 109	\$ 136,891	\$ 137,000	High	November 2022	Approval of Substantial Completion	Noble Texas Builders
4	Resurfacing of East Drive	SS			●							\$ 280,000	\$ 27,219	\$ 252,781	\$ 264,000	High	July 2022	Approval of Construction Services	Perez Consulting Engineers
5	South Academic Building J Generator Replacement	SS					●					\$ 280,000	\$ 12,691	\$ 267,309	\$ 270,063	High	August 2023	Approval of Substantial Completion	DBR
6	Library Building F Exterior Building Envelope Repairs	TBD	●									\$ 125,000	\$ -	\$ 125,000	\$ 125,000	High	TBD	TBD	TBD
Pecan Campus Subtotal												\$ 1,022,000	\$ 40,020	\$ 981,980	\$ 996,063				
Pecan Plaza																			
7	Stucco Repainting	SS					●					\$ 12,000	\$ 109	\$ 11,891	\$ 12,000	High	November 2022	Approval of Substantial Completion	Noble Texas Builders
Pecan Plaza Subtotal												\$ 12,000	\$ 109	\$ 11,891	\$ 12,000				
Mid Valley Campus																			
8	Stucco Repainting and Exterior Upgrades	SS					●					\$ 323,000	\$ 109	\$ 322,891	\$ 323,000	Low	TBD	Approval of Substantial Completion	Terra Fuerte, LLC
9	South Academic Building H Repair & Renovations of Damaged Roof and Interior Areas	DV			●							\$ 985,700	\$ 456	\$ 985,244	\$ 695,163	Low	TBD	TBD	Milnet Architectural Services
10	North Academic Building G Analog to Digital Conversion	RC					●					\$ 720,000	\$ 194,677	\$ 525,323	\$ 720,000	Low	TBD	TBD	TBD
11	North Academic Building G Data Cabling Infrastructure Replacement	TBD	●									\$ 425,000	\$ -	\$ 425,000	\$ 425,000	Low	TBD	TBD	TBD
Mid Valley Campus Subtotal												\$ 2,453,700	\$ 195,243	\$ 2,258,457	\$ 2,163,163				
Technology Campus																			
12	Emerging Technologies Building A Analog to Digital Replacement	TBD	●									\$ 515,000	\$ 194,677	\$ 320,323	\$ 515,000	Low	TBD	TBD	TBD
13	North Academic Building G Data Cabling Infrastructure Replacement	TBD	●									\$ 60,000	\$ -	\$ 60,000	\$ 60,000	Low	TBD	TBD	TBD
Technology Campus Subtotal												\$ 575,000	\$ 194,677	\$ 380,323	\$ 575,000				

South Texas College
Renewal and Replacement Projects
Project Status
FY 2022 - 2023

#	Projects	FPC Project Manager	Not Started	Project Development	Design Phase	Bidding and Negotiations	Construction Phase	Substantial Completion	Final Completion	Move In	Completed	Total Project Budget	Amount Paid	Total Project Balance	FY2022 Budget	Priority Status	Upcoming Board Meeting Item	Architect/ Engineering Firm	Contractor
Dr. Ramiro R. Casso Nursing & Allied Health Campus																			
14	NAH East Building A Westside Window Waterproofing Repairs	RC	●									\$ 90,000	\$ -	\$ 90,000	\$ 90,000	Low	TBD	TBD	TBD
15	NAH East Building A Westside Elevators Repairs	RC/O&M				●						\$ 250,000	\$ -	\$ 250,000	\$ 250,000	Medium	TBD	TBD	N/A
16	NAH East Building A Exterior Stair Repairs and Replacement	SS					●					\$ 293,000	\$ 273,190	\$ 19,810	\$ 15,850	High	October 2022	Approval of Substantial Completion	Chanin Engineering, LLC
17	NAH East Building A Generator Replacements	SS				●						\$ 422,000	\$ 18,785	\$ 403,215	\$ 405,219	Low	August 2023	Approval of Substantial Completion	TBD
Nursing and Allied Health Campus Subtotal												\$ 1,055,000	\$ 291,975	\$ 763,025	\$ 761,069				
Starr County Campus																			
20	Stucco Repainting	SS					●					\$ 253,000	\$ 109	\$ 252,891	\$ 253,000	High	TBD	Approval of Substantial Completion	Terra Fuerte, LLC
21	Administration/Bookstore Building A Data Cabling Infrastructure Replacement	RC	●									\$ 60,000	\$ -	\$ 60,000	\$ 60,000	High	TBD	TBD	TBD
22	Center for Learning Excellence Building B Data Cabling Infrastructure Replacement	RC	●									\$ 60,000	\$ -	\$ 60,000	\$ 60,000	High	TBD	TBD	TBD
23	North Academic Building C Data Cabling Infrastructure Replacement	RC	●									\$ 60,000	\$ -	\$ 60,000	\$ 60,000	High	TBD	TBD	TBD
Starr County Campus Subtotal												\$ 433,000	\$ 109	\$ 432,891	\$ 433,000				
District Wide																			
26	Renewals & Replacements	N/A	N/A									\$ 484,135	\$ -	\$ 484,135	\$ 151,000	N/A	N/A		N/A
27	Fire Alarm Panel Replacement/Upgrade	RC/O&M		●								\$ 201,963	\$ -	\$ 201,963	\$ 102,500	Low	N/A		N/A
28	Interior LED Lighting Replacements	RC/O&M		●								\$ 577,945	\$ -	\$ 577,945	\$ 110,000	Low	N/A		N/A
29	Ext. Walkway LED Lighting Replacements	RC/O&M		●								\$ 98,443	\$ -	\$ 98,443	\$ 50,000	Low	N/A		N/A
30	Building Automation Systems Replacements	RC/O&M		●								\$ 174,048	\$ -	\$ 174,048	\$ 76,500	Low	N/A		N/A
31	Flooring Replacements	TBD	●									\$ 756,380	\$ -	\$ 756,380	\$ 504,000	Medium	N/A		N/A
32	HVAC Replacements	RC/O&M		●								\$ 829,910	\$ -	\$ 829,910	\$ 325,000	Low	TBD		N/A
33	Exterior Lighting Replacements	RC/O&M		●								\$ 324,912	\$ -	\$ 324,912	\$ 279,000	Low	N/A		N/A
34	Water Tower Logo Replacements	DV	●									\$ 80,000	\$ -	\$ 80,000	\$ 80,000	N/A	TBD		N/A
35	Outdoor Furniture Replacements	TBD	●									\$ 25,000	\$ -	\$ 25,000	\$ 25,000	N/A	TBD		N/A
36	Project Cost Control Reserve	N/A	●									\$ 676,489	\$ -	\$ 676,489	\$ 676,489	N/A	TBD		N/A
District Wide Subtotal												\$ 4,229,225	\$ -	\$ 4,229,225	\$ 2,379,489				
Totals		0	8	6	0	2	2	0	0	0	0	\$ 9,779,925	\$ 722,133	\$ 9,057,792	\$ 7,319,784				