South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building, Board Room
Pecan Campus
Monday April 13, 2015
@ 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."

Approval of March 19, 2015 Facilities Committee Meeting Minutes

The Minutes for the Facilities Committee meeting of March 19, 2015 are presented for Committee approval.

South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building, Board Room
Pecan Campus
Thursday, March 19, 2015
@ 4:30 PM
McAllen, Texas

MINUTES

The Facilities Committee Meeting was held on Thursday, March 19, 2015 in the Ann Richards Administration Building Board Room at the Pecan Campus in McAllen, Texas. The meeting commenced at 4:33 p.m. with Mr. Gary Gurwitz presiding.

Members present: Mr. Gary Gurwitz, Mr. Roy de León, Dr. Alejo Salinas, Jr., Mr. Paul R. Rodriguez, Ms. Rose Benavidez, and Mr. Jesse Villarreal

Members absent: Mrs. Graciela Farias

Also present: Dr. Shirley A. Reed, Mr. Chuy Ramirez, Mrs. Mary Elizondo, Mr. Gerry Rodriguez, Mr. George McCaleb, Mr. Cody Gregg, Mr. Ricardo de la Garza, Ms. Noemi Garza, Mr. Jesus Campus, Mr. Gilbert Gallegos, Mr. Rolando Garcia, Ms. Diana Bravos, Mr. Eddie Vela, Mr. Robert Saenz, Mr. Ben Macias, Mr. Trey Murray, and Mr. Andrew Fish

Approval of February 5, 2015 Facilities Committee Meeting Minutes

Upon a motion by Ms. Rose Benavidez and a second by Dr. Alejo Salinas, Jr., the Minutes for the Facilities Committee Meeting of February 5, 2015 were approved as written. The motion carried.

Update on Status of 2013 Bond Construction Program

Mr. Gilbert Gallegos from Broaddus & Associates provided an update on the status of the 2013 Bond Construction Program.

This item was for the Committee's information only, and no action was requested.

Update and Discussion on Additional Services with Project Architects for Specialty Design Consultants for the 2013 Bond Construction Program

Mr. Gilbert Gallegos presented to the Facilities Committee on the specialized sub-consultants that would be necessary to assist with design of specialty spaces for buildings which contained unique or highly-technical spaces. These specialized design services were identified as additional services in the approved contracts for each architect. Therefore, each architect would be instructed to provide an additional services proposal when specialized services were required. These proposals would be reviewed by Broaddus & Associates and presented to the Board with a recommendation for approval.

Below is a list of specialized design services which were anticipated as part of the 2013 Bond Construction Program.

- Technology, audio visual and telecommunications infrastructure and systems – previously approved as additional services with Broaddus & Associates
- Libraries – Additional services with architects
- Kitchens and dining spaces - Additional services with architects
- Nursing simulation training Labs - Additional services with architects

This item was for the Committee's information only, and no action was requested.

Review and Recommend Action on Mechanical and Civil Engineering Fees for the 2013 Bond Construction Program

Approval of the negotiated mechanical and civil engineering fees for the 2013 Bond Construction Program was scheduled for the March 31, 2015 Board meeting.

Broaddus & Associates staff completed fee negotiations with all engineering firms which were previously approved for the 2013 Bond Construction Program projects. A list of projects and associated fees negotiated with each firm was provided in the Committee packet. Mr. Gilbert Gallegos from Broaddus & Associates was present at the March 19, 2015 Board Facilities Committee meeting to review the proposed fees for each project.

Mr. Gurwitz expressed concern that the fees for mechanical engineering services for the Starr County Campus were higher than fees for services to all other campus, and asked for justification. Mr. Gallegos informed the Committee that Broaddus & Associates felt that the fees as presented were reasonable and that travel and time associated with design work at the Starr County Campus was significant enough to lead to the higher fees.

Ms. Benavidez stated that she was glad to see that there was some variance between the negotiated rates. This variance shows that actual negotiations are taking place, rather than the Construction Program Manager simply issuing fees to firms and demanding acceptance with no room to negotiate.

Upon a motion by Mr. Gary Gurwitz and a second by Dr. Alejo Salinas, Jr., the Facilities Committee recommended Board approval of the proposed mechanical engineering fees for the 2013 Bond Construction Program as presented**.** The motion carried.

The Committee reviewed the proposed civil engineering fees separately, and noted the same concerns as with the mechanical engineering fees.

Upon a motion by Mr. Gary Gurwitz and a second by Dr. Alejo Salinas, Jr., the Facilities Committee recommended Board approval of the proposed civil engineering fees for the 2013 Bond Construction Program as presented**.**

Mr. Gilbert Gallegos indicated that the approval of civil engineering fees needed to include additional surveying fees, and asked for clarification of the motion.

Because the Committee had not voted on the motion, Mr. Gurwitz amended the motion to include approval of the proposed civil engineering fees and surveying fees as presented, and Dr. Salinas seconded the amendment. The motion carried as modified.

Discussion and Action as Necessary on Consideration of Construction of New Library Building for the Pecan Campus

The need for a new library building on the Pecan Campus was expressed as a priority facility need. While a new library was eliminated from the 2013 Bond Program, the need remains for a new library building on the Pecan Campus.

While Boultinghouse Simpson Gates Architects was ready to begin design of the South Academic building located at the main entrance to the Pecan Campus, this location is the preferred site for a new library. Administration asked the Facilities Committee to consider the following:

1. Switch the locations of the South Academic Building and the location of the future library;
2. Support construction of a new 100,000 square foot library to be funded from Plant Fund Revenue; and
3. Let the new library be the signature building for the Pecan Campus.

Need for Library Space on Pecan Campus

Administration recently evaluated future facility needs for the Pecan campus and determined that the highest priority and concern is the need for a new larger library. Boultinghouse Simpson Gates Architects previously determined that the present library would be difficult and costly to expand, if not impossible. Even if the present library could be expanded, the library would have to be vacated for approximately 1 to 1 ½ years in order to complete the renovation. Therefore, it is recommended that a new library building be built in order to maintain library operations in the existing building until a new building

is ready, with no disruption. The existing library could then be retrofitted for new classrooms and computer labs or could serve as a location for student services functions.

The 2013 Bond Construction Program did not include the library even though it was a high priority. The library was eliminated from the projects included in the 2013 Bond in an effort to reduce the total amount of the bond. The proposed new library was included in the Master Plan; however, it was scaled back and then placed on the list of second level priorities.

A new library is being built in Starr County, the Mid Valley Campus library will double in size, and the Nursing Campus will have a new library.

Adequate library space on the Pecan Campus is equally important. The attached *New Pecan Campus Library Talking Points* outline the need and justification for the new facility.

Master Plan Information

The District-Wide Campus Expansion Master Plan developed by Freese and Nichols in 2010 identified the following space/construction needs:

Library, Center for Learning Excellence and Information Commons

a. New Library stacks, CLE and Information Commons space – 100,500 GSF

Retrofitting of Existing Library into Classroom and Offices

a. Renovate existing library building for classroom use and faculty offices.

The current Master Plan completed in 2010 identified the need for a 100,000 square foot library for the Pecan Campus to serve the number of students attending that campus. The current Library has a total of 67,000 square feet and no room for future growth. As part of their master plan development for the Pecan Campus, Freese and Nichols, Inc. recommended the construction of a new 100,000 square foot library building.

Options for Location of a New Library on Pecan Campus

The Master Plan recommendation included possible locations on the Pecan Campus for the construction of a new library Building. The library could be located at any of the four new facility locations on the Pecan Campus South Side.

Staff has reviewed the possible locations and recommends switching the locations of the South Academic Building with the location of the future Library, as approved by the Board on May 27, 2014, for the following reasons:

- Centrally located for most beneficial access
- Creates a focal point at the Campus entrance which enhances the "*heart of the campus"* image

- A north facing entrance would capitalize on the environmental conditions and permit greater use of glass in the design
- Location would be appropriate for a four story structure

Staff also discussed parking options, estimated costs, funding options, and other considerations. The Facilities Committee contained its action to a recommendation to approve the location, leaving the other items for subsequent meetings.

Staff recommended that the Committee hear these other issue soon, as the parking option, at least, could impact ongoing 2013 Bond Construction Program design work.

Upon further discussion of the parking issue, it was determined that establishing the site of the library and the new location of the South Academic Building would not necessarily change the parking. The Committee and Board could look at parking options in the upcoming months and make those decisions in time to coordinate with the civil engineering firm on any necessary changes.

Upon a motion by Mr. Gary Gurwitz and a second by Mr. Paul R. Rodriguez, the Facilities Committee recommended Board approval of the new location of the South Academic Building and designation of the location of any future library in the former location of the South Academic Building as presented. The motion carried.

Review and Recommend Action on Proposed Facility Lease Agreement with McAllen Chamber of Commerce Creative Incubator

Approval of proposed facility lease agreement with McAllen Chamber of Commerce Creative Incubator was scheduled for the March 31, 2015 Board meeting.

STC's Continuing Education Department continued offering art classes in the McAllen Chamber of Commerce Creative Incubator (former McAllen Library). The previous lease agreement expired and therefore staff recommended that the agreement be approved for an additional year in order to continue using this facility.

Below is the proposed lease and a description for the proposed use:

Site	Spaces	Proposed Use	Estimated Cost	Term
McAllen Creative Incubator	Two classrooms	Art classes for Continuing Education	$3,000.00 ($10/student)	9/1/2014 to 8/31/2015

Staff recommended approval of this facility lease agreement for use during the period beginning September 1, 2014 through August 31, 2015. Funds for this lease would be

generated by students' fees. It was estimated about 300 students will enroll in these art classes during the fiscal year.

Upon a motion by Mr. Gary Gurwitz and a second by Mr. Roy de León, the Facilities Committee recommended Board approval of the proposed facility lease agreement with McAllen Chamber of Commerce for use of Creative Incubator facility as presented. The motion carried.

Review and Recommend Action on Contracting Architectural Design Services for the Technology Campus Building B Main Door and Frame Replacement and Building C Conference Room

Approval to contract architectural design services for the design of the Technology Campus Building B Main Door and Frame Replacement and Building C Conference Room project was scheduled for the March 31, 2015 Board meeting.

Funds for this project were included in the FY 2014-2015 construction budget. The packet included floor plan depicting the locations of the proposed improvements. The improvements to the main door would replace the existing door and frame to prevent water leaks. An exterior cover will be added to the main entrance to provide shade and to prevent blowing rain from entering. The conference room would serve the NAAMREI Department and would be built in a space that was underutilized.

Five architectural firms listed below were previously approved by the Board for one year to provide professional services as needed for projects under $500,000.

1. Boultinghouse Simpson Gates Architects
2. EGV Architects, Inc.
3. ERO Architects, Inc.
4. PBK Architects
5. Rike Ogden Figueroa Allex Architects

Based on the following criteria, Rike Ogden Figueroa Allex Architects (ROFA) was identified as the most qualified firm from the current list of approved architects and therefore recommended to provide architectural design services for this project.

Criteria:

- Previous experience with facilities on the Technology Campus
- Project architect when this building was previously readapted for its current use
- Experience with other STC campus projects

Funds in the amount of $110,000 were budgeted in the FY 2014-2015 construction budget for these improvements and $16,500 were budgeted for design services with final amount to be negotiated.

Project Budget		
Budget Components	**Amount Budgeted**	**Actual Cost**
Design	$16,500	Actual design fees are estimated at $10,450 and will be finalized during contract negotiations.
Construction	$110,000	Actual cost will be determined after the solicitation of construction proposals.

Staff would negotiate design fees with architect to determine an acceptable amount.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract architectural design services with Rike Ogden Figueroa Allex Architects (ROFA) for the design of the Technology Campus Building B Main Door and Frame Replacement and Building C Conference Room project as presented. The motion carried.

Review and Recommend Action on Contracting MEP Design Services for the Starr County Campus Building E Data Center Generator

Approval to contract mechanical, electrical, and plumbing (MEP) engineering design services for the Starr County Campus Building E Data Center Generator project was scheduled for the March 31, 2015 Board meeting.

As a result of the recent college-wide Business Impact Analysis (BIA), it was recommended that a backup Data Center be prepared at the Starr County Campus. This Data Center would serve as a backup for the main Data Center located on the Pecan Campus. The existing Data Center housed the necessary computer servers which supported the college's business operations and telecommunications. Preparing the backup Data Center at the Starr County Campus to include an electrical generator would allow the College to continue operating in the event of a disaster, fire, or extended power outage affecting the Pecan Campus Data Center.

The three MEP engineering firms listed below were previously approved by the Board for one year to provide professional services as needed for projects under $300,000.00.

1. DBR Engineering Consultants, Inc.
2. Halff Associates, Inc.
3. Sigma HN Engineers, PLLC

Based on the following criteria, Halff Associates was identified as the most qualified firm from the current list of approved engineers and therefore recommended to provide architectural design services for this project.

Criteria:

- Previous experience with facilities on the Starr County Campus
- Project engineer for the building where the generator will be installed
- Experience with other STC generators

Funds were available in the FY 2014-2015 construction budget for design and construction of these improvements, with final engineering fees to be negotiated.

Project Budget		
Budget Components	**Available Funds**	**Estimated Cost**
Design	$25,000	Actual design fees are estimated between $22,000and $24,000 and will be finalized during contract negotiations.
Construction	$225,000	Actual cost will be determined after the solicitation of construction proposals.

Upon a motion by Ms. Rose Benavidez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to contract Mechanical, Electrical, and Plumbing (MEP) engineering design services with Halff Associates for the Starr County Campus Building E Data Center Generator project as presented. The motion carried.

Review and Recommend Action on Pool of Firms for Civil Engineering Services

Approval of a pool of firms to provide civil engineering design services as needed for non-bond projects with construction costs of less than $500,000 was scheduled for the March 31, 2015 Board meeting.

The previous approved pool to provide civil engineering design services expired on November 28, 2014. It was recommended that a minimum of four (4) firms be approved for a period beginning March 31, 2015 through March 30, 2016 with the option to renew for two one-year periods.

On January 2, 2015, a Request for Qualifications (RFQ) for solicitation of these services was made available and responses were received on January 27, 2015. A total of fifteen (15) firms submitted responses to the RFQ. The evaluation team prepared the attached summary of scoring and ranking for review by the Facilities Committee.

Once a pool of firms was selected and approved by the Board of Trustees, the firms would be available to provide the College with civil engineering design services as needed for non-bond projects. Staff would recommend use of firms from the proposed pool, for non-bond projects as needed. Some of the anticipated engineering services which may be provided were as follows:

- Preparation of subdivision plats
- Preparation of property surveys
- Preparation of topographic surveys
- Preparation of meets and bounds surveys
- Design of parking lots
- Design of sidewalks and ADA accessible routes
- Design of site drainage systems
- Design of underground infrastructure
- Design of landscape improvements
- Design of irrigation systems
- Design of roadways and drives
- Resurfacing of existing parking lots and drives

Fees for these services could range from $1,000 to $48,000 depending on the scope and complexity of each construction project. As part of the fee negotiations process, each firm would be asked to submit a proposal after they have been assigned to a project. Each fee proposal would be reviewed by staff and negotiated to reach a fair and reasonable amount.

The Facilities expressed concern about the stated cap of $500,000 for procurement of services through this on-call listing. Staff stated that process can save up to two months in time required to publish and review the solicitation of qualifications and proceed through a recommendation of the most highly qualified firm for Board consideration. They stated that in some examples of small projects the procurement process can take more than two months while the project itself can be completed in under one month.

Upon a motion by Mr. Gary Gurwitz and a second by Dr. Alejo Salinas, Jr., the Facilities Committee recommended Board approval of a pool consisting of the top four (4) ranked firms, listed alphabetically as: Halff Associates, Inc.; Melden & Hunt, Inc.; Perez Consulting Engineers, LLC; and R. Gutierrez Engineering Corporation, to provide civil engineering design services as needed for district-wide non-bond projects for the period beginning March 31, 2015 through March 30, 2016 with the option to renew for two one-year periods.

Review and Recommend Action on Contracting Construction Services for the Pecan Campus Student Support Services Building Second Floor Re-Carpeting

Approval to select a contractor for the Pecan Campus Student Support Services Building Second Floor Re-Carpeting project was scheduled for the March 31, 2015 Board meeting.

Carpeting in some areas of these buildings was greater than ten years old and in need of replacement. Staff proposed replacing the carpet with carpet tile which was the current STC standard due to its higher quality and reduced maintenance.

STC staff issued the necessary plans and specifications for the solicitation of competitive sealed proposals. Solicitation of competitive sealed proposals for this project began on February 9, 2015. A total of seven (7) sets of construction documents were issued to general contractors, sub-contractors, and suppliers and a total of four (4) proposals were received on February 24, 2015.

Timeline for Solicitation of Competitive Sealed Proposals	
February 9, 2015	Solicitation of competitive sealed proposals. Seven (7) sets of construction documents were issued.
February 24, 2015	Four (4) proposals were received.

Staff evaluated these proposals and the packet included a proposal summary. It was recommended that the top ranked contractor be recommended for Board approval.

Funds were available in the FY2014-2015 Renewals and Replacements budget for this project.

Source of Funding	Budget Available	Highest Ranked Proposal
Renewals & Replacements	$35,000	$31,336

Upon a motion by Mr. Paul R. Rodriguez and a second by Mr. Roy de León, the Facilities Committee recommended Board approval to contract construction services with Diaz Floors & Interiors in the amount of $31,336 for the Pecan Campus Student Support Services Building Second Floor Re-Carpeting project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for Technology Campus West Academic Building Re-roofing

Approval to select a contractor for the Technology Campus West Academic Building Re-roofing project was scheduled for the March 31, 2015 Board meeting.

As part of the current fiscal year Facilities Deferred Maintenance Plan, facilities staff included the replacement of the roof over the campus' original building. The existing roof was in place seventeen years and met its expected life cycle. Maintenance on the existing roof surpassed normal levels and reoccurring leaks were a concern. This proposed repair was not related to the 2012 hail storm. The Technology Campus building roofs were inspected for hail damage after the hail storm in March of 2012 and it was confirmed that the roof for Building B was not damaged by hail.

Included in the FY 2014-2015 renewals and replacements budget were funds for the re-roofing of the West Academic Building at the Technology Campus.

Amtech Building Sciences, Inc. assisted STC staff in preparing and issuing the necessary plans and specifications for the solicitation of competitive sealed proposals. Solicitation of competitive sealed proposals for this project began on January 8, 2015. A total of seven (7) sets of construction documents were issued to general contractors, sub-contractors, and suppliers and a total of three (3) proposals were received on January 28, 2015.

Timeline for Solicitation of Competitive Sealed Proposals	
January 8, 2015	Solicitation of competitive sealed proposals began.
January 28, 2015	Three (3) proposals were received.

Staff evaluated these proposals and included a proposal summary in the packet. It was recommended that the top ranked contractor be recommended for Board approval.

Funds were budgeted in the FY 2014-2015 Renewals and Replacements budget for this project.

Source of Funding	**Amount Budgeted**	**Highest Ranked Proposal**
Renewals & Replacements	$1,698,900	$1,296,000

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 Rio Roofing, Inc. in the amount of $1,296,000 for the Technology Campus West Academic Building Re-roofing project as presented. The motion carried.

Review and Recommend Action on Substantial Completion of the Pecan Campus Ann Richards Administration Building Grants/Accountability Office Improvements

Approval of substantial completion of the Pecan Campus Ann Richards Administration Building Grants/Accountability Office Improvements project was scheduled for the March 31, 2015 Board meeting.

Architects with EGV Architects and STC staff visited the site and developed a construction punch list. As a result of this site visit and observation of the completed work, a Certificate of Substantial Completion for the project was certified on February 6, 2015. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project. A copy of the Substantial Completion Certificate was provided in the packet.

5 Star Construction would continue working on the punch list items identified and would have thirty (30) days to complete before final completion can be recommended for approval. It was anticipated that final acceptance of this project would be recommended for approval at the April 2015 Board meeting.

Upon a motuion by Mr. Gary Gurwitz and a second by Mr. Roy de León, the Facilities Committee recommended Board approval of the substantial completion of the Pecan Campus Ann Richards Administration Building Grants/Accountability Office Improvements project as presented. The motion carried.

Discussion and Action as Necessary Regarding STC vs Chubb Insurance for Hail Damage Claim Settlement

The Facilities Committee was asked to discuss with legal counsel and recommend action as necessary regarding legal settlement with Chubb Insurance for Hail Storm Damage insurance claim.

Legal Counsel had no update for the Committee, thus no executive session was necessary and no action was taken.

Update on Status of Non-Bond Construction Projects

The Facilities Planning & Construction staff included a design and construction update. This update summarized the status of each capital improvement project currently in progress. Gerry Rodriguez was present to respond to questions and address concerns of the committee. No questions were asked.

Adjournment

There being no further business to discuss, the Facilities Committee Meeting of the South Texas College Board of Trustees adjourned at 5:42 p.m.

I certify that the foregoing are the true and correct minutes of the March 19th, 2015 Facilities Committee Meeting of the South Texas College Board of Trustees.

_____
Mr. Gary Gurwitz, Chair

Update on Status of 2013 Bond Construction Program

Attached is a copy of the presentation prepared by Broaddus & Associates as an update on the status of the 2013 Bond Construction Program. A representative from Broaddus & Associates will be present at the April 13, 2015 Board Facilities Committee meeting to provide the update.

SOUTH TEXAS COLLEGE

2013 BOND CONSTRUCTION PROGRAM
UPCOMING TIMELINE

Board of Trustee Meeting

April 13, 2015

BOARD APPROVAL ITEMS

South Texas College
2013 Bond Construction Program
Upcoming Timeline – 03/13/15

		January '15	February '15	March '15	April '15	May '15
Board Approval	1	Master Schedule	Update (No Action)	Update (No Action)	Update (No Action)	Update (No Action)
	2	Standard Architect Contract	Construction Manager at Risk - Contract	Negotiated Thermal Engineering Fees	Construction Manager at Risk Recommendation	Construction Manager at Risk Approval
	3	Engineer Fee Schedule	Construction Manager at Risk - RFP	Negotiated Civil Engineering Fees	Geotechnical Recommendation	BIM Facilities Management
	4		Construction Program Management Responsibility Matrix	Centralized & Consolidation of Specialty Consultants	Library Design Consultant	
	5		Standard Engineering Contract			
	6		Negotiated Balance of Architect Fees			
	7					
	8					
	9					
	10					

OPERATIONAL ITEMS

South Texas College
2013 Bond Construction Program
Upcoming Timeline

		January '15	February '15	March '15	April '15	May '15
Operational	1	AV/IT Additional Service Requisition (ASR) Executed	Notice To Proceed - Priority Projects Only	Technical Evaluation of Construction Manager at Risk Proposals	CM@R Negotiations	Update Master Program Schedule
	2	Preliminary Budget Forecast	Kick - Off Session for Priority Projects	Geotechnical Test & Air Balance RFQ Evaluations	Execute Engineering Agreements	
	3		Furniture Program Review & Discussion	Owner In-site Training	Ongoing Kick-Off Sessions	
	4		Facilities Design Standards & Guidelines Review Completion			
	5					
	6					
	7					
	8					
	9					
	10					

INFORMATION & PRESENTATION ITEMS

South Texas College
2013 Bond Construction Program
Upcoming Timeline

		January '15	February '15	March '15	April '15	May '15
Informational/Presentations	1				Construction Management @ Risk Process	Construction Builder's Risk
	2					Owner Controlled Insurance Program
	3					Tax Credit Opportunity
	4					Mass Purchasing/Volume Procurement Strategies
	5					
	6					
	7					
	8					
	9					
	10					

2013 BOND CONSTRUCTION PROGRAM PROGRESS REPORT - April 8, 2015

Project Number	PROJECT DESCRIPTION	Project Development					Design Phase				Price Proposals		Construction Phase						Architect/Engineer	Contractor
		Project Development	Board approval of A/E	Contract Negotiations	Concept Development	Schematic Approval	30%	60%	95%	100%	B&A Review	Board Approval	30%	50%	75%	95% Substantial Comp	100%	Final Completion		
	Pecan Campus																			
	North Academic Building	■	■	■															PBK Architects	
	South Academic Building	■	■	■															BSA Architects	
	STEM Building	■	■	■	■														BSA Architects	
	Student Activities Building and Cafeteria	■	■	■															Warren Group Architects	
	Thermal Plant Expansion	■	■	■															Halff Associates	
	Parking and Site Improvements	■	■																PCE	
	Mid Valley Campus																			
	Health Professions and Science Building	■	■	■	■														ROFA Architects	
	Workforce Training Center Expansion	■	■	■	■														EGV Architects	
	Library Expansion	■	■	■															Mata + Garcia Architects	
	Student Services Building Expansion	■	■	■	■														ROFA Architects	
	Thermal Plant	■	■																DBR Engineering	
	Parking and Site Improvements	■	■																Halff Associates	
	Technology Campus																			
	Southwest Building Renovation	■	■	■	■														EGV Architects	
	Parking and Site Improvements	■	■																Hinojosa Engineering	
	Nursing and Allied Health Campus																			
	Campus Expansion	■	■	■	■														ERO Architects	
	Parking and Site Improvements	■	■																R. Gutierrez Engineers	
	Starr County Campus																			
	Health Professions and Science Building	■	■	■	■														Mata + Garcia Architects	
	Workforce Training Center Expansion	■	■	■	■														EGV Architects	
	Library	■	■	■															Mata + Garcia Architects	
	Student Services Building Expansion	■	■	■	■														Mata + Garcia Architects	
	Student Activities Building Expansion	■	■	■	■														Mata + Garcia Architects	
	Thermal Plant	■	■																Sigma HN Engineers	
	Parking and Site Improvements	■	■																Melden & Hunt Engineering	
	Regional Center for Public Safety Excellence - Pharr																			
	Training Facility	■																	TBD	
	Parking and Site Improvements	■																	TBD	
	STC La Joya Teaching Site (Jimmy Carter ECHS)																			
	Training Labs Improvements	■	■	■	■														EGV Architects	

Review and Recommend Action on Approval of Additional Services for Library Design Consultant for the 2013 Bond Construction Program for Nursing & Allied Health Campus Library

Approval of additional services with ERO Architects for library consultant services provided by 720 Design, Inc., will be requested at the April 28, 2015 Board meeting.

Specialized design services are typically approved under the project architect's contract as an additional service and is an option available to STC. For the Bond Construction Program, specialized design services with ERO Architects for library design is recommended for the Nursing & Allied Health Campus Expansion library. Additional services for design of Mid Valley Campus and Starr County Campus libraries will be submitted for Board review and approval at a later date.

Below are some of the advantages of having a single source for specialized library design services:

- Consistency in space development and design by function
- Consistency in plans and specifications
- Reduced consultant fees due to multiple project contracts
- Efficiency in design process while working with STC staff and each architect
- Quality control in use and implementation of innovative library functions
- Quality control in updating library technology systems and standards
- Efficient STC staff time and effort during design, construction phase, and future operations

STC's Library staff along with Broaddus & Associates staff have reviewed the proposed scope of related additional services design work to be included in the Bond Program. After several rounds of negotiation and scope of services, it is recommend that the proposed additional services be approved to support the project architect. Having a specialized design consultant will allow for development of design standards which can be used from project to project.

- Analyze current library spaces and functions
- Provide recommendations on master planning for long term needs
- Provide recommendations on most beneficial spaces
- Provide direction on best use of available and proposed space
- Provide recommendations on furniture to best support library functions
- Coordinate with Program Manager, project architects, and STC staff during design and construction phases
- Coordinate with each architect to develop plans and specifications for each library project

The collaboration of South Texas College library staff with a single source of library design solutions, 720 Design, Inc. increases the likelihood that proposed solutions are congruent

with the strategic directions and goals set by the College for service excellence and scalability. Additionally, the College will benefit during the design and construction phases by having a centralized, accountable point of contact and standardization across multiple construction projects, effectively reducing total cost of operations in the long-term.

Attached is an additional services proposal submitted by ERO Architects in the amount of $26,400. Broaddus & Associates representatives and STC staff will be present at the April 13, 2015 Board Facilities Committee meeting to address questions by the committee related to this recommendation.

It is requested that the Facilities Committee recommend for Board approval at April 28, 2015 Board meeting, additional services proposals submitted by ERO Architects in the amount of $26,400, for specialized library design services provided by 720 Design, Inc. For the 2013 Bond Construction Program Nursing & Allied Health Campus Expansion library as presented.

PROPOSAL PRESENTED TO: ERO Architects

Re: **South Texas College Nursing Allied and Health Sciences Building**

720 Design Inc. appreciates the opportunity to present this proposal for your consideration.

PROJECT GOALS AND OBJECTIVES:

This proposal is for 720 Design Inc. to provide library building consulting services for a 12,000 SF library space within the Nursing and Allied Health Sciences Building for the South Texas College.

SCOPE OF SERVICES:

Building Space Programming, Library Consulting

720 Design Inc. will provide the following services:

- Review data gathered by the library over the last four years prior to the first meeting.
- Attend three (3) owner meetings during building space programming.
- Kick off Meeting to include tours of the library and interviews with library staff to determine goals, expectations. Discussions will review needs for students, faculty and staff spaces including overall technology goals (including RFID, AV, security gates, self check, library desk tops and spaces for students to bring their own devices) and facilitate a user centered building design with unique characteristics for an allied health/medical library.
- Meeting #2 to include two focus groups with students and faculty specific to this campus. The focus group will include a visual "library possibilities" presentation and discussion. Images will include (but not be limited to) library commons areas from libraries around the country, study and seating options for groups and individuals, staff and service desk options, group and training spaces, collaboration spaces and technology spaces.
- Meeting #3 will be a discussion of findings from data, interviews and focus groups in the form of a draft.
- Assist with creating multiple space planning scenarios to integrate the library into the overall design as well as detailed space planning within the library. This will include options for the adjacency within the library space.
- Meeting #4 will discuss the multiple space plan options.
- Provide up to two preliminary furniture layouts/test fits during schematic design.
- Meeting #5 will review the furniture layout for STC Library comment. Revisions will be made based on this meeting.
- Review ADA considerations as they related to library design (i.e. shelving range spacing and height).
- Make suggestions regarding learning commons layout and design based on information gathered in the programming phase.
- Discuss structural code requirements for shelving weight with the structural engineer.
- Review plan and make suggestions for acoustical separation where appropriate for library functionality (i.e. between study rooms, offices and restrooms). Review ceiling and lighting plan and make suggestions regarding fixtures and lighting function (ceiling Plans by ERO Architects).
- Review electrical and data plans and make suggestions where appropriate.

- Review technology plans and interface with the technology consultant (WJHW).
- Final review and coordination for electrical, data and technology will be provided by FFE consultant.

Deliverables:

- Summary of program review and understanding.
- Outline Building Program indicating any updates to the provided program.
- Furniture floor plan.

This proposal is for building space programming and library consulting only. ERO Architects will serve as architect of record coordinating engineering services.

KEY PERSONNEL:

Maureen Arndt shall serve as Project Manager, providing day-to-day client contact and project management.

COMPENSATION:

Our estimated fee for the scope of work as defined above (including reimbursable expenses) will be:
Building Space Programming and Library Consulting: $26,400.00

ADDITIONAL SERVICES:

Additional Meetings or Presentations: $150/hour plus travel expenses.

Reimbursable expenses will include printing, shipping and travel. Reimbursable expenses will be billed at the actual cost.

Change of Service: Services that are required of 720 Design Inc. that are not defined in the scope of work above shall be considered a change of service. Prior approval from the Owner will be received before any additional services are executed.

SCHEDULE:

The schedule will be developed in conjunction with ERO Architects and the owner for this project. All meetings and presentations as itemized above shall take place at South Texas College unless specified otherwise.

Submitted by:

Maureen Arndt, AIA, IIDA 03-18-15
President
720 Design Inc.

Approved by:

ERO Architects Date

Review and Recommend Action on Selection of Firms for Geotechnical Engineering and Materials Testing Services for the 2013 Bond Construction Program

Approval on selection of firms to provide geotechnical engineering and materials testing services for the 2013 Bond Construction program will be requested at the April 28, 2015 Board meeting.

These services will be necessary during the design and construction phases of these construction projects. It is recommended that a minimum of four firms be contracted and assigned projects as follows:

Recommended Project Assignments		
	Campuses	**Top Ranked Firms**
1	Pecan Campus	Terracon Consultants, Inc.
2	Nursing & Allied Health Campus and Technology Campus	Millennium Engineering Group
3	Mid Valley Campus and Regional Center for Public Safety Excellence	L&G Consulting Engineers, Inc.
4	Starr County Campus and La Joya Teaching Site	Raba Kistner Consultants, Inc.

On March 2, 2015 a Request for Qualifications (RFQ) for solicitation of these services was made available and responses were received on March 25, 2015. A total of seven (7) firms submitted responses to the RFQ. The evaluation team including staff and Broaddus & Associates prepared the attached summary of scoring and ranking for review by the Facilities Committee.

Once firms have been selected and approved by the Board of Trustees, the firms will be available to provide the College with geotechnical engineering and materials testing services as assigned for Bond construction projects. Staff in consultation with Broaddus & Associates will recommend use of firms from the proposed pool. Some of the anticipated engineering services which may be provided are as follows:

- Testing of soil conditions for proper foundation design
- Testing of select fill dirt for proper compaction
- Testing of concrete samples during concrete pours
- Testing of sub-grades, caliche base, and asphalt for parking areas
- Testing of structural steel reinforcing
- Testing of steel welding
- Testing of floors for levelness
- Testing of fireproof materials
- Testing of environmental conditions including air quality
- Testing for identifying asbestos containing materials

Fees for these services could range from $5,000 to $45,000 depending on the scope and complexity of each construction project and testing needed. As part of the fee negotiations process, each firm will be asked to provide unit costs for a standard list of possible services. These unit costs will be used as basis for each future project fee proposal.

It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, the selection of the top four (4) ranked firms to provide geotechnical engineering and materials testing needed for the 2013 Bond construction projects for the period beginning April 29, 2015 through April 28, 2016 with the option to renew for two one-year periods as presented.

SOUTH TEXAS COLLEGE

VENDOR	EarthCo, LLC.	L & G Consulting Engineers, Inc.	Millennium Engineers Group, Inc.	Professional Service Industries, Inc.	Raba-Kistner Consultants, Inc.	Terracon Consultants, Inc.	T.S.I. Laboratories, Inc.
ADDRESS	1110 W Jackson St	2100 W Expressway 83	P O Box 4569	2020 N Loop 499 Ste 302	800 E Hackberry	1506 Mid Cities Dr	901 E Expressway 83
CITY/STATE/ZIP	Harlingen, TX 78550	Mercedes, TX 78570	Edinburg, TX 78540	Harlingen, TX 78550	McAllen, TX 78501	Pharr, TX 78577	La Feria, TX 78559
PHONE	956-428-2443	956-565-9813	956-702-8500	956-423-6826	956-682-5332	956-283-8254	956-797-9031
FAX	956-202-0491	956-565-9018	956-702-4180	956-423-5735	956-682-5487	956-283-8279	956-797-2056
CONTACT	Jaime Cantu	Jacinto Garza	Raul Palma	Hector J. Lopez	Isidro Arjona	Jorge A. Flores	Murphy G. Scurry
2.1 Statement of Interest							
2.1.1 Statement of Interest for Project	Firm stated their commitment to each project. They emphasized the 40 plus years experience of the two principals.	Firm pointed out their extensive experience in providing the services requested. The firm summarized the detailed services they provide.	The firm emphasized their local history and experience and the experience of project manager in performing work in the Rio Grande Valley.	Pointed out the firm's nationwide presence and experience, but also their 25 years of experience in the Rio Grande Valley.	Emphasized the 46 years of continuous service by the same executive management and their work on more than 100 projects for STC.	Provided an extended statement that mentions the firm's strong local presence, their full service capabilities and their previous experience in providing services to STC.	Firm presented a summary of the firm's 20 years' experience and that of its main staff.
2.1.2 History and Statistics of Firm	- Located in Harlingen, TX - Established in 2008 - Staff of 8, including principals	- Firm has been in business for over 12 years - Two offices: Mercedes and Mission - 60 staff members	- Firm was established in 2001 - Staff of 15 - Offices in Pharr and Harlingen	- Has operated for over 100 years - 2,500 staff nationwide - 125 office nationwide - over 25 years experience in RGV	- Firm was founded in 1968 in San Antonio - Has 24 years experience in the Rio Grande Valley - Over 400 total staff with over 50 staff in the Rio Grande Valley offices	- Firm established in 1965 - 3,000 employees nationwide - Over 500 staff in Texas offices	- 20 years in business - Offices in Victoria, San Antonio, Houston and La Feria
2.1.3 Statement of Availability and Commitment	Stated that firm has the experience and resources to meet project needs.	Stated that any and all work product for STC will be completed in a timely manner. Pointed out to current work projects, but indicated this would not detract from providing service to STC.	Indicated their commitment to STC by providing staff and resources to be responsive to South Texas College projects. Added that key personnel would be available for the life of the project.	Indicated their availability and commitment to provide the necessary services and personnel as required for the project.	Made a statement of commitment to provide the necessary staff for STC. Added that current workload will allow them to meet STC schedules and deadlines.	Indicated the commitment of the key professionals to providing services to STC. Pointed to the previous work performed for the college.	Did not directly address this item. Commitment is implied in their submittal and willingness to perform work for college.
2.1.4 Preference on Project Groups	Listed the order of preference on projects as follows: Mid Valley Campus Pecan Campus Starr County Campus Technology Campus Nursing & Allied Health Campus	Listed the order of preference on projects as follows: Pecan Campus Nursing & Allied Health Campus Technology Campus Mid Valley Campus Starr County Campus	Listed order of preference on projects as follows: Pecan Campus Mid Valley Campus Starr County Campus Nursing & Allied Health Campus Technology Campus	Listed order of preference on projects as follows: Mid Valley Campus Nursing & Allied Health Campus Starr County Campus Technology Campus Pecan Campus	Listed order of preference on projects as follows: Pecan Campus Mid Valley Campus Starr County Campus Nursing & Allied Health Campus Technology Campus	Listed order of preference on projects as follows: Pecan Campus Mid Valley Campus Starr County Campus Nursing & Allied Health Campus Technology Campus	Order of preference on projects was not provided.
2.2 Prime Firm							
2.2.1 Resumes of Principals and Key Members	Provided resumes for the following: - Jaime M. Cantu, PE - Rudy Martinez	Provided resumes for the following: - David A. Saenz, PE, Project Manager - Mark McClelland, PE, Assistant Project Manager - Ricardo Gallaga, PE, Assistant Project Manager - Ricardo A. Gil, Geotechnical & CMT Laboratory Manager - Jacinto Garza, PE, Project Principal	Provided Resumes for the following: -Raul Palma, PE, Principal Engineer - Andres Palma, PE, Geotechnical Engineer - Rick Riggins, PE, Senior Project Engineer - Humberto Palma, CWI, CMT Laboratory Manager	Provided resumes for the following staff: - Hector Lopez, PE, Branch Manager - Lucas Castillo, EIT, Graduate Engineer - Juan Rodriguez, Construction Services Manager	Provided resumes for the following staff: - Isidoro Arjona, PE, Project Manager - Katrin M. Leonard, PE, Geotechnical Engineering Task Leader - Dennis C Charkow, Supervisor Construction Materials Testing - Chris L. Schultz, PE, PMP - Carlos Ceballos, Jr., PE - Jorge L. Perez, Graduate Engineer - Tomas Crus, Jr., Environmental Scientist - Juan M. Carrillo, Construction Materials Testing Laboratory	Provided resumes for the following staff: - Jorge Flores, P.G., Principal - Alfonso A. Soto, PE, Geotechnical and CMT Manager - Stephany Chacon, EIT, Geotechnical Specialist - Juan M. Borjon, EIT, CMT Project Manager - Guadalupe Leal, CMT Project Manager - Eloy Palacios, Environmental Project Manager - Christopher Albright, Environmental Specialist	Provided resumes for the following staff: - Michael Tater, President - Daniel Tesfai, PE, Chief Engineer - Murphy G. Scurry, P.E. Branch Manager - Herman Garza, Department Manager
2.2.2 Project Assignments and Lines of Authority	Lines of authority are indicated in the organization chart.	Specific project assignments were not stated, but are implied by the titles of the staff whose resumes were provided. The lines of authority are indicated in the organization chart provided.	Indicated that Mr. Palma, the Principal Engineer, will serve as task leader for services for STC. The lines of authority are shown in an organization chart.	Provided the names and positions of the staff who would comprise the project team. These included three staff in engineering and project management plus engineering technicians, administration, materials testing and other additional personnel.	Presented assignments of three named staff member as follow: Project Manager-40%; Geotechnical Engineering Task Leader-40%; Supervisor Construction Materials Testing-40%. Lines of authority are shown on organization chart.	Pointed out the duties of the top staff of the project team, but also included other staff who would be assigned to projects. Indicated that time dedication by staff would be between 20 and 40 percent of the project time.	Summarized the duties of each staff member and the percentage time each would devote to projects.

SOUTH TEXAS COLLEGE

VENDOR	EarthCo, LLC.	L & G Consulting Engineers, Inc.	Millennium Engineers Group, Inc.	Professional Service Industries, Inc.	Raba-Kistner Consultants, Inc.	Terracon Consultants, Inc.	T.S.I. Laboratories, Inc.
2.3 Project Team							
2.3.1 Organization chart with Role of Prime Firm and Consultants	Included organization chart that shows all staff by position and their occupational titles. No consultants are shown.	Included organization chart with the main staff who would be involved in projects. They show one consultant firm, which is also a division of the prime firm.	Included organization chart which shows role of each staff member. It includes one consultant.	Included organization chart with duties of staff and lines of authority. No consultants were included.	Organization chart was included with main staff and other project team members. One drilling consultant is included.	Provided a detailed organization chart with clear lines of authority. It includes one consultant (Southwest Drilling) for geotechnical drilling.	Provided organization chart that includes main staff with lines of authority. No consultants were included.
2.4 Representative Projects							
2.4.1 Representative Projects Information	- City of Harlingen - Bass ProShop Infrastructure Improvements - Valley Baptist Hospital - Parking and Pavement Improvements - Weslaco ISD - Dr. Armando Cuellar Middle School - City of Donna - Western Colonias Collection System - Weslaco ISD - Sam Houston Elementary - Concordia Management Services Santana Textile	- Texas Department of Transportation: Pharr District Geotechnical and CMT - La Joya ISD: School district projects - Cameron County: Carrizales-Rucker Detention Center - Hidalgo County: Linn-San Manuel Emergency Services Center - Cameron County Regional Mobility Authority: State Highway 550	- South Texas College - Nursing Allied Health Campus Addition - South Texas College - Institutional Support Services Building - South Texas College - Information and Technology Building - PSJA ISD - Jaime Escalante Middle School - Valley View ISD - 9th Grade Campus	- UT-Pan American - Fine Arts Auditorium - Harlingen CISD - Building and Canopy Additions - Edinburg CISD - Fine Arts Auditorium - Brownsville ISD - Hanna High School Lab Science Building - Brownsville ISD - Gladys Porter High School Lab Science Building	- South Texas College-West Academic Building - South Texas College - CAAT Building - Technology Campus - South Texas College - Parking Lot - Mid Valley Campus - South Texas College - District-Wide Site Improvements 2008 - South Texas College - A, B, & K Renovations	- South Texas College - Welding Lab Expansion-Technology Campus - UT-System South Texas Medical Academic Building - Texas State Technical College - Campus Building 20SS - IDEA Public Schools - IDEA Public Schools Headquarters - Pike Blvd - South Texas ISD - Academy for Medical Professions	- Brooks County ISD - Lasater Elementary School - South Texas ISD - Med High Lab Addition - Sharyland ISD - Sharyland ISD Natatorium - Broaddus & Associates (Owner representative)- Santa Lucia Apartments
2.5 References							
2.5.1 List of References	- City of San Benito - City of Harlingen - Brownsville PUB - City of San Juan - Weslaco ISD - San Benito CISD - Los Fresnos CISD - DOS Logistics - City of Port Isabel - City of Pharr - Cruz-Hogan Consultants - City of Laguna Vista - Pesado Construction	- Texas Department of Transportation - La Joya ISD - Carrizales-Rucker Detention Center - Cameron County - Cameron Count Regional Mobility Authority - Linn-San Manuel Emergency Services Center-Hidalgo County	- South Texas College - PSJA ISD - Valley View ISD - City of Pharr - City of Edinburg - City of Harlingen - City of Hidalgo - City of Alamo - Sullivan City - City of Roma - City of Weslaco - Hidalgo County - Texas Department of Transportation - Port of Brownsville	- UT-Pan American - Harlingen CISD - Edinburg CISD - Brownsville ISD	- South Texas College (included three STC staff as references)	- South Texas College - UT-System - OFPC - Texas State Technical College - IDEA Public Schools - South Texas ISD	- Brooks County ISD - South Texas ISD - Sharyland ISD - Broaddus & Associates
2.6 Execution of Services							
2.6.1 Willingness and ability to expedite services. Ability to supplement production.	Indicated that they are operating at 50% capacity and would be able to accommodate client needs immediately. Indicated that they would increase personnel to keep up with demands of clients.	Indicated that firm has adequate staffing to get a project done under any circumstances. Added that in case of unforeseen circumstances, all professional team members are interchangeable if required to support any position.	Indicated that the project team assigned will devote the necessary time to meet schedules. Stated that inspectors will devote 100% of time to project and additional inspector resources will be available as needed.	Did not directly address this item, but indicated their ability to draw from specialized employees around Texas and throughout the nation to provide support as needed.	Stated that on-time services can be provided for any project for STC, but if need to supplement work is necessary, they have over 350 staff in the state who can assist the local office.	Pointed out firm's ability to expand capacity by following two practices: Sharing of work between all of firm's offices and having staff work overtime hours during heavy workload periods.	Indicated their ability to expedite services if requested by STC. They stated that additional support can be provided from other offices.
2.6.2 Firm's quality assurance program.	Did not specifically address quality assurance, but indicated their laboratory's compliance with testing standards and procedures.	Provided flowchart detailing the firm's quality control process. Have a quality control director and quality control coordinator for construction materials testing.	Indicated that quality control is monitored in every aspect of work. The QC program as been approved by the American Association of State Highway and Transportation Officials (ASSHTO).	Indicated firm's internal QA program which includes calibration programs on equipment, technical training of staff, certification of technicians, and a corporate quality assurance audit program.	Described firm's internal QC program, which shows how investigations will be performed, the training program for staff, and a peer review program.	Firm maintains a Quality Control/Quality Assurance policy and procedures manual. Indicated that specific levels of review have been established depending on size and complexity of project.	Stated that firm maintains an in-house quality assurance program. Testing equipment is calibrated in accordance with general procedures and manufacturer recommendations.
TOTAL EVALUATION POINTS	529.27	539.28	560.99	529.69	567.13	571.4	523.55
RANKING	6	4	3	5	2	1	7

SOUTH TEXAS COLLEGE
ENGINEERING SERVICES GEOTECHNICAL MATERIALS TESTING
PROJECT NO. 14-15-1058
EVALUATION FORM

	VENDOR	EarthCo, LLC.		L & G Consulting Engineers,		Millennium Engineers Group, Inc.		Professional Service Industries, Inc.		Raba-Kistner Consultants, Inc.		Terracon Consultants, Inc.		T.S.I. Laboratories, Inc.	
	ADDRESS	1110 W Jackson St		2100 W Expressway 83		P O Box 4569		2020 N Loop 499 Ste 302		800 E Hackberry		1506 Mid Cities Dr		901 E Expressway 83	
	CITY/STATE/ZIP	Harlingen, TX 78550		Mercedes, TX 78570		Edinburg, TX 78540		Harlingen, TX 78550		McAllen, TX 78501		Pharr, TX 78577		La Feria, TX 78559	
	PHONE	956-428-2443		956-565-9813		956-702-8500		956-423-6826		956-682-5332		956-283-8254		956-797-9031	
	FAX	956-202-0491		956-565-9018		956-702-4180		956-423-5735		956-682-5487		956-283-8279		956-797-2056	
	CONTACT	Jaime Cantu		Jacinto Garza		Raul Palma		Hector J. Lopez		Isidro Arjona		Jorge A. Flores		Murphy G. Scurry	
1	**2.1 Statement of Interest** 2.1.1 Interest and unique qualifications 2.1.2 Firm History and Important Statistics 2.1.3 Availability and Commitment of key personnel 2.1.4 Order of Preference on Projects (up to 100 points)	89 90 92 90 83 87 92	89	88 95 95 92 81 90 93	90.57	90 90 89 92 98 90 95	92	88 95 96 95 90 91 88	91.85	92 95 95 95 95 92 90	93.42	93 95 96 95 99 94 96	95.42	88 85 85 90 86 89 90	87.57
2	**2.2 Prime Firm** 2.2.1 Experience and expertise of key members, Including similar projects 2.2.2 Project assignments and lines of authority and communication for key members (up to 100 points)	87 90 89 88 85 87 85	87.28	88 90 90 90 81 86 85	87.14	95 95 93 92 98 90 95	94	92 95 95 94 93 88 90	92.42	95 90 90 94 98 94 90	93	96 95 94 95 98 92 100	95.71	90 90 90 90 88 90 90	89.71
3	**2.3 Project Team** 2.3.1 Organizational chart showing, the roles of the prime firm and each consultant: Name Consultant and provide brief history, Consultants proposed role and related experience, Project Consultant and prime have worked together on in last 5 years, Statement of Consultant's availability for this project, Resumes showing experience and expertise of consultant's key individuals (up to 100 points)	89 90 90 88 90 85 85	88.14	90 90 90 92 85 86 90	89	93 95 95 92 96 91 90	93.14	91 90 94 94 95 90 90	92	92 95 96 95 98 93 90	94.14	94 95 98 94 98 92 100	95.85	90 95 90 92 98 85 85	90.71

SOUTH TEXAS COLLEGE
ENGINEERING SERVICES GEOTECHNICAL MATERIALS TESTING
PROJECT NO. 14-15-1058
EVALUATION FORM

	VENDOR	EarthCo, LLC.		L & G Consulting Engineers,		Millennium Engineers Group, Inc.		Professional Service Industries, Inc.		Raba-Kistner Consultants, Inc.		Terracon Consultants, Inc.		T.S.I. Laboratories, Inc.	
4	**2.4 Representative Projects** 2.4.1 Specific data on 5 representative projects: Project name and location, Project Owner, Project Description, New construction, renovation or addition, Date of substantial completion, Professional services prime provided, Project Engineer (individual responsible to the client), Project Manager, Names of consultant firms and their expertise (up to 100 points)	90 90 93 92 93 86 90	90.57	88 90 90 92 80 86 90	88	92 90 91 94 99 91 95	93.14	90 95 95 93 99 90 92	93.42	93 90 95 93 99 93 95	94	93 95 98 94 99 93 100	96	90 90 89 90 98 85 82	89.14
5	**2.5 References** 2.5.1 Name Owner and Owner's Representative and give phone numbers (up to 100 points)	91 91 91 91 91 91 91	91	92 92 92 92 92 92 92	92	96 96 96 96 96 96 96	96	68 68 68 68 68 68 68	68	99 99 99 99 99 99 99	99	93 93 93 93 93 93 93	93	75 75 75 75 75 75 75	75
6	**2.6 Execution of Services** 2.6.1 Willingness and ability to expedite services and supplement production 2.6.2 Firm's quality assurance program (up to 100 points)	87 90 90 90 70 86 70	83.28	88 95 94 96 95 90 90	92.57	92 90 89 93 99 91 95	92.71	88 90 91 95 97 91 92	92	90 95 95 94 99 92 90	93.57	92 95 95 95 99 93 99	95.42	88 90 88 92 99 88 95	91.42
TOTAL EVALUATION POINTS		529.27		539.28		560.99		529.69		567.13		571.4		523.55	
RANKING		6		4		3		5		2		1		7	

Presentation on Construction Manager-at-Risk Construction Delivery Method for 2013 Bond Construction Program

Dr. James Broaddus representing Broaddus & Associates will review and discuss with the Board Facilities Committee, the benefits and recommended use of the Construction Manager-at-Risk Construction procurement method which will be recommended for most of the 2013 Bond Construction Program.

Review and Recommend Action on Contracting Construction Manager-At-Risk Firms for the 2013 Bond Construction Program

Approval on selection of Construction Manager-at-Risk firms for the 2013 Bond Construction Program will be requested at the April 28, 2015 Board meeting.

As previously approved by the Board of Trustees, STC staff in collaboration with Broaddus & Associates have completed the solicitation of proposals from contractors to provide Construction Manager-at-Risk services for the 2013 Bond Construction projects. Solicitation of proposals for this project began on March1, 2015. A total of seven (7) proposals were received on March 25, 2013.

Timeline for Solicitation of Competitive Sealed Proposals	
March 1, 2015	Solicitation proposals began.
March 25, 2015	Seven (7) proposals were received.

Five STC staff members and three Broaddus & Associates representatives evaluated these proposals and prepared the attached summaries. It is recommended that the top qualified contractors be considered for Board approval. The first summary attached outlines the top qualified contractors and the Project Groups they are most interested in.

The Board Facilities Committee may choose to recommend approval from the attached evaluation summaries or recommend that the Board of Trustees interview a short listed set of top qualified contractors prior to making the final selection. Funds are available in the FY 2014-2015 Bond Construction budget to begin these projects.

It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, to contract Construction Manager-at-Risk services with the top qualified Construction Manager-at-Risk firms for each project group or recommend interviews for the top qualified firms.

Summary of Top Three Contractors per Group					
Project Groups by Campus	**Group A - All Projects on Pecan Campus**	**Group B - All Projects on the NAH Campus**	**Group C - All Projects on the Technology Campus**	**Group D - All Projects on the Mid Valley Campus**	**Group E - All Projects on the Starr County Campus**
Total Construction Budget	$37,800,000	$17,700,000	$12,650,000	$25,300,000	$19,400,000
Top Qualified Construction Managers-at-Risk	D. Wilson	D. Wilson	D. Wilson	D. Wilson	D. Wilson
	Skanska	Skanska	Econ	Skanska	SpawGlass
	SpawGlass	SpawGlass	SpawGlass	SpawGlass	VCC

Summary of Contract and Group Preferences					
Contractor	Group A Pecan	Group B Nursing	Group C Technology	Group D Mid Valley	Group E Starr
D. Wilson	3	1	2	5	4
Econ	N/A	N/A	2	1	N/A
Skanska	3	2	4	1	5
SpawGlass	2	1	4	3	5
VCC	5	3	2	4	1

Bonding Capacity	
ECON	$15,000,000
D. Wilson	$150,000,000
Skanska	$3,000,000,000
SpawGlass	$500,000,000
VCC	$200,000,000

Exhibit "A"
Bond 2013 - List of Groups/Projects

Group	Construction Project Description	Square Feet	Bldg Cost
	Pecan Campus		
A	1 - Construct new north academic building with classrooms, computer labs, and support space to accommodate student enrollment growth	61,267	$10,500,000
	2 - STEM (Science, Technology, Engineering, and Math) building with related classrooms and labs	48,879	$8,500,000
	3 - Multi-purpose space for student support services and activities	33,042	$5,700,000
	4 - Construct new south academic building with classrooms, computer labs, and support space to accommodate student enrollment growth	40,000	$6,800,000
	Subtotal Group A	**183,188**	**$31,500,000**
	Nursing & Allied Health Campus		
B	5 - Major campus expansion for new and expanded nursing and allied health training programs, hospital simulation center, and library	87,222	$16,600,000
	Subtotal Group B	**87,222**	**$16,600,000**
	Technology Campus		
C	6 - Expansion for technical and workforce training programs in response to local employment opportunities	72,000	$12,000,000
	Subtotal Group C	**72,000**	**$12,000,000**
	Mid Valley Campus		
D	7 - Health professions, STEM (Science, Technology, Engineering, and Math) and other academic programs, labs, and related classrooms	76,069	$13,500,000
	8 - Expansion of facilities for: high-wage, high-demand workforce training	10,000	$1,750,000
	9 - Expansion of library	10,369	$1,750,000
	10 - Expansion of student advising and student services building	14,269	$2,500,000
	Subtotal Group D	**110,707**	**$19,500,000**
	Starr County Campus		
E	11 - Construct Health Professions and Science Center with classrooms and labs to offer nursing and allied health programs and STEM (Science, Technology, Engineering, and Math) programs	48,690	$8,500,000
	12 - Expand technical workforce training facilities for high-wage, high-demand jobs	9,302	$1,600,000
	13 - Construct new library and renovate existing space for Cultural Arts Center	16,516	$2,800,000
	14 - Expansion of student services, advising, admissions, and financial services building	5,000	$850,000
	15 - Expansion of student activities building	4,923	$850,000
	Subtotal	**84,431**	$14,600,000
	STC La Joya Teaching Site (Jimmy Carter ECHS)		
	17 - Develop STEM (Science, Technology, Engineering and Math) labs and entry level workforce training programs	11,000	$1,900,000
	Subtotal	**11,000**	$1,900,000
	TOTAL Group E		**$16,500,000**
	Regional Center for Public Safety Excellence - Pharr		
F	16 - Establish new Regional Center for Public Safety Excellence to provide regional law enforcement, and public safety training	16,000	$3,000,000
	Subtotal Group F	**16,000**	**$3,000,000**
	TOTAL	**564,548**	**$ 99,100,000**

Note: Exhibit "A" shall be submitted as part of RFP response.

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES
PROJECT NO. 14-15-1045 GROUP A PECAN CAMPUS
EVALUATION FORM

	VENDOR	D Wilson Construction Company		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
	ADDRESS	1209 E Pecan Blvd		1109 Nolana Ave Ste 203		4909 E Grimes #116		1100 E Jasmine Ave Ste 107	
	CITY/STATE/ZIP	McAllen, TX 78501		McAllen, TX 78501		Harlingen, TX 78550		McAllen, TX 78501	
	PHONE	956-686-9573		956-535-3853		956-412-9880		956-587-3058	
	FAX	956-686-3270		866-457-3133		956-412-3581		956-587-3059	
	CONTACT	Bill Wilson		Scott Cannon		Eric Kennedy		John Davenport	
1	**A. Criterion:** Respondent's proposed fees set forth in Section 6 (Exhibit C) 1. Refer to Section 6 (Exhibit C), Pricing and Delivery Schedule (up to 100 points)	100 100 100 100 100 100 100 100	100	92.47 92.47 92.47 92.47 92.47 92.47 92.47 92.47	92.47	87.18 87.18 87.18 87.18 87.18 87.18 87.18 87.18	87.18	96.73 96.73 96.73 96.73 96.73 96.73 96.73 96.73	96.73
2	**B. Criterion:** Respondent's previous experience with Construction Manager at Risk Construction Projects 1. List a minimum of five and maximum of ten projects for which your firm has provided/is providing construction manager at risk services which are most related to these projects 2. For past five years, please provide the firm's aggregate bond capacity for every year 3. Have any sub-contractors or materials suppliers filed suit for non-payment. If yes, please summarize the nature of claim(s) (up to 100 points)	90 96 97 95 100 97 95 91	95.125	70 98 98 97 90 99 95 93	92.5	80 98 97 98 80 89 95 92	91.125	70 90 90 95 70 91 95 90	86.375
3	**C. Criterion:** Respondent's capability to perform the construction management services for the project: 1. Describe your management plan for performing the work required of these projects and include your program for managing subcontractors and material providers 2. Describe your method of subcontractor contract award process including review/approval by owner 3. List separately all key personnel to be employed on site and those to be employed in home office for these projects 4. Describe your approach for partnering and team building at all levels for your preferred project group 5. Describe how you propose to interface with the design team and influence the design process 6. Describe your firm's start-up and commissioning (closeout procedures) procedures for your preferred project group 7. Describe the pre-construction phase services to be provided by your firm for the preferred project groups (up to 100 points)	90 95 96 99 100 91 95 93	94.875	80 94 96 95 100 94 95 93	93.375	80 97 96 99 100 96 95 95	94.75	80 92 90 98 100 97 95 92	93
4	**D. Criterion:** Respondent's project execution plan, schedule, and technical competence as a construction manager: 1. Describe your construction execution plan and schedule for your preferred project groups 2. Describe the types of records, reports, monitoring systems, and information management systems which your firm will utilize 3. Describe your plan for assuring that the project design meets the Owner's contract requirements 4. Describe your procedures and objectives for reviewing the design and construction documents, constructability, value engineering process and providing feedback to the A/E team and Owner 5. Describe your method of assuring that materials, equipment, and construction methods meet the Owner's design requirements 6. Describe your firm's procedures for implementing the industry's "best practices" as defined by the Construction Industry Institute and similar organizations (up to 100 points)	90 93 95 96 100 86 94 92	93.25	80 95 95 90 90 96 94 92	91.5	80 96 96 95 80 96 94 95	91.5	80 94 91 96 70 93 95 92	88.875

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP A PECAN CAMPUS

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
5	**E. Criterion:** Respondent's utilization of project scheduling throughout the design and construction phases, as part of construction management: 1. Describe in detail the project scheduling system or methodology you propose to use on your preferred project group 2. Describe your execution plan for meeting or shortening the Owner's schedule; during design; and during construction 3. Describe any phased construction you anticipate or recommend for your preferred group of projects 4. Describe your ability to provide a scheduling system utilizing Primavera Project Planner (P3) (up to 100 points)	90 97 95 95 90 91 95 92	93.125	80 97 94 95 90 93 93 93	91.875	80 98 95 95 100 93 95 93	93.625	70 92 91 95 80 95 94 92	88.625
6	**F. Criterion:** Respondent's utilization of a project cost control plan, in construction management, which will assure that the Owner's project budget shall not be exceeded 1. Describe your cost control methods and what procedures you will utilize to maintain the GMP within the Owner's budget for your preferred group of projects 2. Describe you project financial plan and the projected monthly cash flow (draw-down) during the design and construction phases for your preferred group of projects 3. Describe your cost control method for confirmation of subcontractor pricing with Owner 4. Describe your firm's plans for cost reporting and tracking and change order management systems 5. Describe your payment plan to the subcontractors and materials suppliers 6. Describe your cost estimating system using CSI format (up to 100 points)	80 94 94 90 80 76 95 91	87.5	80 95 95 95 80 91 94 93	90.375	80 96 95 95 90 90 95 93	91.75	70 95 92 95 80 96 94 92	89.25
7	**G. Criterion:** Respondent's capability to perform a quality control process during the entire project duration 1. Describe your firm's quality control program for each phase for your preferred group of projects in detail 2. Describe your quality control objectives for your preferred group of projects 3. Identify the quality control team and their duties 4. Describe how you will affect the quality control during the design process and development of construction documents 5. Describe how you propose the control the quality of construction performed by your subcontractors for your preferred group of projects (up to 100 points)	80 94 95 90 90 75 95 91	88.75	80 94 95 90 90 90 95 92	90.75	80 96 95 90 90 95 95 94	91.875	70 95 93 90 80 95 95 90	88.5
8	**H. Criterion:** Respondent's job site safety program 1. Describe your job site safety program plan and specific safety policies in which employees must be in compliance 2. Identify the safety team and their duties (up to 100 points)	80 91 95 99 90 94 95 92	92	80 90 95 99 80 98 95 92	91.125	80 92 95 99 90 98 95 94	92.875	70 90 94 99 80 98 95 91	89.625
9	**I Criterion:** Service Support 1. Provide a minimum of three (3) reference letters, from previous project customers, which describe your firm's post construction quality regarding warranty service. Describe the extent to which your firm can utilize local sub-contractors and material supplies when addressing warranty requests. (up to 100 points)	90 97 90 98 90 99 95 92	93.875	80 96 90 98 80 90 95 93	90.25	80 95 90 98 100 99 95 94	93.875	70 80 90 98 80 99 95 94	88.25
TOTAL EVALUATION POINTS		838.5		824.22		828.555		809.23	
RANKING		1		3		2		4	
Contractor's Project Group Preference		3		3		2		5	

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP B NURSING AND ALLIED HEALTH

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
	ADDRESS	24850 Blanco Rd		1209 E Pecan Blvd		900 N Main St		1109 Nolana Ave Ste 203		4909 E Grimes #116		1100 E Jasmine Ave Ste 107	
	CITY/STATE/ZIP	San Antonio, TX 78260		McAllen, TX 78501		McAllen, TX 78501		McAllen, TX 78501		Harlingen, TX 78550		McAllen, TX 78501	
	PHONE	210-491-9925		956-686-9573		956-686-2901		956-535-3853		956-412-9880		956-587-3058	
	FAX	210-491-9932		956-686-3270		956-686-2925		866-457-3133		956-412-3581		956-587-3059	
	CONTACT	Kathleen K. Acock		Bill Wilson		Michael C. Montalvo		Scott Cannon		Eric Kennedy		John Davenport	
1	**A. Criterion:** Respondent's proposed fees set forth in Section 6 (Exhibit C) 1. Refer to Section 6 (Exhibit C), Pricing and Delivery Schedule (up to 100 points)	62.33 62.33 62.33 62.33 62.33 62.33 62.33 62.33	62.33	100 100 100 100 100 100 100 100	100	66.83 66.83 66.83 66.83 66.83 66.83 66.83 66.83	66.83	76.95 76.95 76.95 76.95 76.95 76.95 76.95 76.95	76.95	80.72 80.72 80.72 80.72 80.72 80.72 80.72 80.72	80.72	83.92 83.92 83.92 83.92 83.92 83.92 83.92 83.92	83.92
2	**B. Criterion:** Respondent's previous experience with Construction Manager at Risk Construction Projects 1. List a minimum of five and maximum of ten projects for which your firm has provided/is providing construction manager at risk services which are most related to these projects 2. For past five years, please provide the firm's aggregate bond capacity for every year 3. Have any sub-contractors or materials suppliers filed suit for non-payment. If yes, please summarize the nature of claim(s) (up to 100 points)	60 88 85 75 50 93 85 85	77.625	90 96 97 95 100 97 95 91	95.125	60 50 75 50 40 91 0 80	55.75	70 98 98 97 90 99 95 93	92.5	80 98 97 98 80 89 95 92	91.125	70 90 90 95 70 91 95 90	86.375
3	**C. Criterion:** Respondent's capability to perform the construction management services for the project: 1. Describe your management plan for performing the work required of these projects and include your program for managing subcontractors and material providers 2. Describe your method of subcontractor contract award process including review/approval by owner 3. List separately all key personnel to be employed on site and those to be employed in home office for these projects 4. Describe your approach for partnering and team building at all levels for your preferred project group 5. Describe how you propose to interface with the design team and influence the design process 6. Describe your firm's start-up and commissioning (closeout procedures) procedures for your preferred project group 7. Describe the pre-construction phase services to be provided by your firm for the preferred project groups (up to 100 points)	70 92 94 70 70 92 87 90	83.125	90 95 96 99 100 91 95 93	94.875	70 70 80 65 40 71 0 83	59.875	80 94 96 95 100 94 95 93	93.375	80 97 96 99 100 96 95 95	94.75	80 92 90 98 100 97 95 92	93

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP B NURSING AND ALLIED HEALTH

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
4	**D. Criterion:** Respondent's project execution plan, schedule, and technical competence as a construction manager: 1. Describe your construction execution plan and schedule for your preferred project groups 2. Describe the types of records, reports, monitoring systems, and information management systems which your firm will utilize 3. Describe your plan for assuring that the project design meets the Owner's contract requirements 4. Describe your procedures and objectives for reviewing the design and construction documents, constructability, value engineering process and providing feedback to the A/E team and Owner 5. Describe your method of assuring that materials, equipment, and construction methods meet the Owner's design requirements 6. Describe your firm's procedures for implementing the industry's "best practices" as defined by the Construction Industry Institute and similar organizations (up to 100 points)	70 91 95 90 50 91 90 90	83.375	90 93 95 96 100 86 94 92	93.25	70 75 85 75 40 66 70 84	70.625	80 95 95 90 90 96 94 92	91.5	80 96 96 95 80 96 94 95	91.5	80 94 91 96 70 93 95 92	88.875
5	**E. Criterion:** Respondent's utilization of project scheduling throughout the design and construction phases, as part of construction management: 1. Describe in detail the project scheduling system or methodology you propose to use on your preferred project group 2. Describe your execution plan for meeting or shortening the Owner's schedule; during design; and during construction 3. Describe any phased construction you anticipate or recommend for your preferred group of projects 4. Describe your ability to provide a scheduling system utilizing Primavera Project Planner (P3) (up to 100 points)	70 92 92 95 60 94 90 90	85.375	90 97 95 95 90 91 95 92	93.125	70 55 82 75 60 80 70 80	71.5	80 97 94 95 90 93 93 93	91.875	80 98 95 95 100 93 95 93	93.625	70 92 91 95 80 95 94 92	88.625
6	**F. Criterion:** Respondent's utilization of a project cost control plan, in construction management, which will assure that the Owner's project budget shall not be exceeded 1. Describe your cost control methods and what procedures you will utilize to maintain the GMP within the Owner's budget for your preferred group of projects 2. Describe you project financial plan and the projected monthly cash flow (draw-down) during the design and construction phases for your preferred group of projects 3. Describe your cost control method for confirmation of subcontractor pricing with Owner 4. Describe your firm's plans for cost reporting and tracking and change order management systems 5. Describe your payment plan to the subcontractors and materials suppliers 6. Describe your cost estimating system using CSI format (up to 100 points)	70 90 92 90 60 89 90 90	83.875	80 94 94 90 80 76 95 91	87.5	70 65 80 80 60 69 70 80	71.75	80 95 95 95 80 91 94 93	90.375	80 96 95 95 90 90 95 93	91.75	70 95 92 95 80 96 94 92	89.25

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP B NURSING AND ALLIED HEALTH

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
7	**G. Criterion:** Respondent's capability to perform a quality control process during the entire project duration 1. Describe your firm's quality control program for each phase for your preferred group of projects in detail 2. Describe your quality control objectives for your preferred group of projects 3. Identify the quality control team and their duties 4. Describe how you will affect the quality control during the design process and development of construction documents 5. Describe how you propose the control the quality of construction performed by your subcontractors for your preferred group of projects (up to 100 points)	70 93 95 85 60 93 90 90	84.5	80 94 95 90 90 75 95 91	88.75	70 80 82 90 60 69 70 82	75.375	80 94 95 90 90 90 95 92	90.75	80 96 95 90 90 95 95 94	91.875	70 95 93 90 80 95 95 90	88.5
8	**H. Criterion:** Respondent's job site safety program 1. Describe your job site safety program plan and specific safety policies in which employees must be in compliance 2. Identify the safety team and their duties (up to 100 points)	70 92 95 99 60 98 95 89	87.25	80 91 95 99 90 94 95 92	92	70 75 92 99 60 90 74 85	80.625	80 90 95 99 80 98 95 92	91.125	80 92 95 99 90 98 95 94	92.875	70 90 94 99 80 98 95 91	89.625
9	**I Criterion:** Service Support 1. Provide a minimum of three (3) reference letters, from previous project customers, which describe your firm's post construction quality regarding warranty service. Describe the extent to which your firm can utilize local sub-contractors and material supplies when addressing warranty requests. (up to 100 points)	80 85 90 98 60 90 94 89	85.75	90 97 90 98 90 99 95 92	93.875	70 95 88 89 70 95 85 84	84.5	80 96 90 98 80 90 95 93	90.25	80 95 90 98 100 99 95 94	93.875	70 80 90 98 80 99 95 94	88.25
TOTAL EVALUATION POINTS		733.205		838.5		636.83		808.7		822.095		796.42	
RANKING		5		1		6		3		2		4	
Contractor's Project Group Preference		1		1		1		2		1		3	

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP C TECHNOLOGY CAMPUS

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Enriquez Construction Group, LLC.		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
	ADDRESS	24850 Blanco Rd		1209 E Pecan Blvd		3025 S Sugar Rd		900 N Main St		1109 Nolana Ave Ste 203		4909 E Grimes #116		1100 E Jasmine Ave Ste 107	
	CITY/STATE/ZIP	San Antonio, TX 78260		McAllen, TX 78501		Edinburg, TX 78539		McAllen, TX 78501		McAllen, TX 78501		Harlingen, TX 78550		McAllen, TX 78501	
	PHONE	210-491-9925		956-686-9573		956-259-8005		956-686-2901		956-535-3853		956-412-9880		956-587-3058	
	FAX	210-491-9932		956-686-3270		956-259-8009		956-686-2925		866-457-3133		956-412-3581		956-587-3059	
	CONTACT	Kathleen K. Acock		Bill Wilson		Gilbert Enriquez		Michael C. Montalvo		Scott Cannon		Eric Kennedy		John Davenport	
1	**A. Criterion:** Respondent's proposed fees set forth in Section 6 (Exhibit C) 1. Refer to Section 6 (Exhibit C), Pricing and Delivery Schedule (up to 100 points)	52.84 52.84 52.84 52.84 52.84 52.84 52.84 52.84 52.84	52.84	87.84 87.84 87.84 87.84 87.84 87.84 87.84 87.84 87.84	87.84	100 100 100 100 100 100 100 100 100	100	55.47 55.47 55.47 55.47 55.47 55.47 55.47 55.47 55.47	55.47	61.62 61.62 61.62 61.62 61.62 61.62 61.62 61.62 61.62	61.62	64.57 64.57 64.57 64.57 64.57 64.57 64.57 64.57 64.57	64.57	74.57 74.57 74.57 74.57 74.57 74.57 74.57 74.57 74.57	74.57
2	**B. Criterion:** Respondent's previous experience with Construction Manager at Risk Construction Projects 1. List a minimum of five and maximum of ten projects for which your firm has provided/is providing construction manager at risk services which are most related to these projects 2. For past five years, please provide the firm's aggregate bond capacity for every year 3. Have any sub-contractors or materials suppliers filed suit for non-payment. If yes, please summarize the nature of claim(s) (up to 100 points)	60 88 85 75 50 93 85 85	77.625	90 96 97 95 100 97 95 91	95.125	80 90 98 76 60 88 90 90	84	60 50 75 50 40 91 0 80	55.75	70 98 98 97 90 99 95 93	92.5	80 98 97 98 80 89 95 92	91.125	70 90 90 95 70 91 95 90	86.375
3	**C. Criterion:** Respondent's capability to perform the construction management services for the project: 1. Describe your management plan for performing the work required of these projects and include your program for managing subcontractors and material providers 2. Describe your method of subcontractor contract award process including review/approval by owner 3. List separately all key personnel to be employed on site and those to be employed in home office for these projects 4. Describe your approach for partnering and team building at all levels for your preferred project group 5. Describe how you propose to interface with the design team and influence the design process 6. Describe your firm's start-up and commissioning (closeout procedures) procedures for your preferred project group 7. Describe the pre-construction phase services to be provided by your firm for the preferred project groups (up to 100 points)	70 92 94 70 70 92 87 90	83.125	90 95 96 99 100 91 95 93	94.875	80 91 92 75 70 88 90 90	84.5	70 70 80 65 40 71 0 83	59.875	80 94 96 95 100 94 95 93	93.375	80 97 96 99 100 96 95 95	94.75	80 92 90 98 100 97 95 92	93

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP C TECHNOLOGY CAMPUS

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Enriquez Construction Group, LLC.		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
4	**D. Criterion:** Respondent's project execution plan, schedule, and technical competence as a construction manager: 1. Describe your construction execution plan and schedule for your preferred project groups 2. Describe the types of records, reports, monitoring systems, and information management systems which your firm will utilize 3. Describe your plan for assuring that the project design meets the Owner's contract requirements 4. Describe your procedures and objectives for reviewing the design and construction documents, constructability, value engineering process and providing feedback to the A/E team and Owner 5. Describe your method of assuring that materials, equipment, and construction methods meet the Owner's design requirements 6. Describe your firm's procedures for implementing the industry's "best practices" as defined by the Construction Industry Institute and similar organizations (up to 100 points)	70 91 95 90 50 91 90 90	83.375	90 93 95 96 100 86 94 92	93.25	80 90 93 85 60 84 90 90	84	70 75 85 75 40 66 70 84	70.625	80 95 95 90 90 96 94 92	91.5	80 96 96 95 80 96 94 95	91.5	80 94 91 96 70 93 95 92	88.875
5	**E. Criterion:** Respondent's utilization of project scheduling throughout the design and construction phases, as part of construction management: 1. Describe in detail the project scheduling system or methodology you propose to use on your preferred project group 2. Describe your execution plan for meeting or shortening the Owner's schedule; during design; and during construction 3. Describe any phased construction you anticipate or recommend for your preferred group of project	70 92 92 95 60 94 90 90	85.375	90 97 95 95 90 91 95 92	93.125	80 88 91 80 70 87 90 90	84.5	70 55 82 75 60 80 70 80	71.5	80 97 94 95 90 93 93 93	91.875	80 98 95 95 100 93 95 93	93.625	70 92 91 95 80 95 94 92	88.625
6	**F. Criterion:** Respondent's utilization of a project cost control plan, in construction management, which will assure that the Owner's project budget shall not be exceeded 1. Describe your cost control methods and what procedures you will utilize to maintain the GMP within the Owner's budget for your preferred group of projects 2. Describe you project financial plan and the projected monthly cash flow (draw-down) during the design and construction phases for your preferred group of projects 3. Describe your cost control method for confirmation of subcontractor pricing with Owner 4. Describe your firm's plans for cost reporting and tracking and change order management systems 5. Describe your payment plan to the subcontractors and materials suppliers 6. Describe your cost estimating system using CSI format (up to 100 points)	70 90 92 90 60 89 90 90	83.875	80 94 94 90 80 76 95 91	87.5	70 91 92 90 70 76 90 90	83.625	70 65 80 80 60 69 70 80	71.75	80 95 95 95 80 91 94 93	90.375	80 96 95 95 90 90 95 93	91.75	70 95 92 95 80 96 94 92	89.25
7	**G. Criterion:** Respondent's capability to perform a quality control process during the entire project duration 1. Describe your firm's quality control program for each phase for your preferred group of projects in detail 2. Describe your quality control objectives for your preferred group of projects 3. Identify the quality control team and their duties 4. Describe how you will affect the quality control during the design process and development of construction documents 5. Describe how you propose the control the quality of construction performed by your subcontractors for your preferred group of projects (up to 100 points)	70 93 95 85 60 93 90 90	84.5	80 94 95 90 90 75 95 91	88.75	70 92 93 90 70 79 90 90	84.25	70 80 82 90 60 69 70 82	75.375	80 94 95 90 90 90 95 92	90.75	80 96 95 90 90 95 95 94	91.875	70 95 93 90 80 95 95 90	88.5

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP C TECHNOLOGY CAMPUS

EVALUATION FORM

	VENDOR	Alpha Building Corporation		D Wilson Construction Company		Enriquez Construction Group, LLC.		Holchemont, Ltd.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
8	**H. Criterion:** Respondent's job site safety program 1. Describe your job site safety program plan and specific safety policies in which employees must be in compliance 2. Identify the safety team and their duties (up to 100 points)	70 92 95 99 60 98 95 89	87.25	80 91 95 99 90 94 95 92	92	70 87 88 99 70 80 95 88	84.625	70 75 92 99 60 90 74 85	80.625	80 90 95 99 80 98 95 92	91.125	80 92 95 99 90 98 95 94	92.875	70 90 94 99 80 98 95 91	89.625
9	**I Criterion:** Service Support 1. Provide a minimum of three (3) reference letters, from previous project customers, which describe your firm's post construction quality regarding warranty service. Describe the extent to which your firm can utilize local sub-contractors and material supplies when addressing warranty requests. (up to 100 points)	80 85 90 98 60 90 94 89	85.75	90 97 90 98 90 99 95 92	93.875	80 96 90 89 80 92 94 88	88.625	70 95 88 89 70 95 85 84	84.5	80 96 90 98 80 90 95 93	90.25	80 95 90 98 100 99 95 94	93.875	70 80 90 98 80 99 95 94	88.25
TOTAL EVALUATION POINTS		723.715		826.34		778.125		625.47		793.37		805.945		787.07	
RANKING		6		1		5		7		3		2		4	
Contractor's Project Group Preference		2		2		2		2		4		4		2	

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP D MID VALLEY CAMPUS

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Enriquez Construction Group, LLC.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
	ADDRESS	1209 E Pecan Blvd		3025 S Sugar Rd		1109 Nolana Ave Ste 203		4909 E Grimes #116		1100 E Jasmine Ave Ste 107	
	CITY/STATE/ZIP	McAllen, TX 78501		Edinburg, TX 78539		McAllen, TX 78501		Harlingen, TX 78550		McAllen, TX 78501	
	PHONE	956-686-9573		956-259-8005		956-535-3853		956-412-9880		956-587-3058	
	FAX	956-686-3270		956-259-8009		866-457-3133		956-412-3581		956-587-3059	
	CONTACT	Bill Wilson		Gilbert Enriquez		Scott Cannon		Eric Kennedy		John Davenport	
1	**A. Criterion:** Respondent's proposed fees set forth in Section 6 (Exhibit C) 1. Refer to Section 6 (Exhibit C), Pricing and Delivery Schedule (up to 100 points)	88.83 88.83 88.83 88.83 88.83 88.83 88.83 88.83	88.83	100 100 100 100 100 100 100 100	100	76.39 76.39 76.39 76.39 76.39 76.39 76.39 76.39	76.39	74.51 74.51 74.51 74.51 74.51 74.51 74.51 74.51	74.51	79.89 79.89 79.89 79.89 79.89 79.89 79.89 79.89	79.89
2	**B. Criterion:** Respondent's previous experience with Construction Manager at Risk Construction Projects 1. List a minimum of five and maximum of ten projects for which your firm has provided/is providing construction manager at risk services which are most related to these projects 2. For past five years, please provide the firm's aggregate bond capacity for every year 3. Have any sub-contractors or materials suppliers filed suit for non-payment. If yes, please summarize the nature of claim(s) (up to 100 points)	90 96 97 95 100 97 95 91	95.125	80 90 98 76 60 88 90 90	84	70 98 98 97 90 99 95 93	92.5	80 98 97 98 80 89 95 92	91.125	70 90 90 95 70 91 95 90	86.375
3	**C. Criterion:** Respondent's capability to perform the construction management services for the project: 1. Describe your management plan for performing the work required of these projects and include your program for managing subcontractors and material providers 2. Describe your method of subcontractor contract award process including review/approval by owner 3. List separately all key personnel to be employed on site and those to be employed in home office for these projects 4. Describe your approach for partnering and team building at all levels for your preferred project group 5. Describe how you propose to interface with the design team and influence the design process 6. Describe your firm's start-up and commissioning (closeout procedures) procedures for your preferred project group 7. Describe the pre-construction phase services to be provided by your firm for the preferred project groups (up to 100 points)	90 95 96 99 100 91 95 93	94.875	80 91 92 75 70 88 90 90	84.5	80 94 96 95 100 94 95 93	93.375	80 97 96 99 100 96 95 95	94.75	80 92 90 98 100 97 95 92	93

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP D MID VALLEY CAMPUS

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Enriquez Construction Group, LLC.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
4	**D. Criterion:** Respondent's project execution plan, schedule, and technical competence as a construction manager: 1. Describe your construction execution plan and schedule for your preferred project groups 2. Describe the types of records, reports, monitoring systems, and information management systems which your firm will utilize 3. Describe your plan for assuring that the project design meets the Owner's contract requirements 4. Describe your procedures and objectives for reviewing the design and construction documents, constructability, value engineering process and providing feedback to the A/E team and Owner 5. Describe your method of assuring that materials, equipment, and construction methods meet the Owner's design requirements 6. Describe your firm's procedures for implementing the industry's "best practices" as defined by the Construction Industry Institute and similar organizations (up to 100 points)	90 93 95 96 100 86 94 92	93.25	80 90 93 85 60 84 90 90	84	80 95 95 90 90 96 94 92	91.5	80 96 96 95 80 96 94 95	91.5	80 94 91 96 70 93 95 92	88.875
5	**E. Criterion:** Respondent's utilization of project scheduling throughout the design and construction phases, as part of construction management: 1. Describe in detail the project scheduling system or methodology you propose to use on your preferred project group 2. Describe your execution plan for meeting or shortening the Owner's schedule; during design; and during construction 3. Describe any phased construction you anticipate or recommend for your preferred group of projects 4. Describe your ability to provide a scheduling system utilizing Primavera Project Planner (P3) (up to 100 points)	90 97 95 95 90 91 95 92	93.125	80 88 91 80 70 87 90 90	84.5	80 97 94 95 90 93 93 93	91.875	80 98 95 95 100 93 95 93	93.625	70 92 91 95 80 95 94 92	88.625
6	**F. Criterion:** Respondent's utilization of a project cost control plan, in construction management, which will assure that the Owner's project budget shall not be exceeded 1. Describe your cost control methods and what procedures you will utilize to maintain the GMP within the Owner's budget for your preferred group of projects 2. Describe you project financial plan and the projected monthly cash flow (draw-down) during the design and construction phases for your preferred group of projects 3. Describe your cost control method for confirmation of subcontractor pricing with Owner 4. Describe your firm's plans for cost reporting and tracking and change order management systems 5. Describe your payment plan to the subcontractors and materials suppliers 6. Describe your cost estimating system using CSI format (up to 100 points)	80 94 94 90 80 76 95 91	87.5	70 91 92 90 70 76 90 90	83.625	80 95 95 95 80 91 94 93	90.375	80 96 95 95 90 90 95 93	91.75	70 95 92 95 80 96 94 92	89.25

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 GROUP D MID VALLEY CAMPUS

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Enriquez Construction Group, LLC.		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
7	**G. Criterion:** Respondent's capability to perform a quality control process during the entire project duration 1. Describe your firm's quality control program for each phase for your preferred group of projects in detail 2. Describe your quality control objectives for your preferred group of projects 3. Identify the quality control team and their duties 4. Describe how you will affect the quality control during the design process and development of construction documents 5. Describe how you propose the control the quality of construction performed by your subcontractors for your preferred group of projects (up to 100 points)	80 94 95 90 90 75 95 91	88.75	70 92 93 90 70 79 90 90	84.25	80 94 95 90 90 90 95 92	90.75	80 96 95 90 90 95 95 94	91.875	70 95 93 90 80 95 95 90	88.5
8	**H. Criterion:** Respondent's job site safety program 1. Describe your job site safety program plan and specific safety policies in which employees must be in compliance 2. Identify the safety team and their duties (up to 100 points)	80 91 95 99 90 94 95 92	92	70 87 88 99 70 80 95 88	84.625	80 90 95 99 80 98 95 92	91.125	80 92 95 99 90 98 95 94	92.875	70 90 94 99 80 98 95 91	89.625
9	**I Criterion:** Service Support 1. Provide a minimum of three (3) reference letters, from previous project customers, which describe your firm's post construction quality regarding warranty service. Describe the extent to which your firm can utilize local sub-contractors and material supplies when addressing warranty requests. (up to 100 points)	90 97 90 98 90 99 95 92	93.875	80 96 90 89 80 92 94 88	88.625	80 96 90 98 80 90 95 93	90.25	80 95 90 98 100 99 95 94	93.875	70 80 90 98 80 99 95 94	88.25
TOTAL EVALUATION POINTS		827.33		778.125		808.14		815.885		792.39	
RANKING		1		5		3		2		4	
Contractor's Project Group Preference		5		1		1		3		4	

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 Group E Starr County Campus

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
	ADDRESS	1209 E Pecan Blvd		1109 Nolana Ave Ste 203		4909 E Grimes #116		1100 E Jasmine Ave Ste 107	
	CITY/STATE/ZIP	McAllen, TX 78501		McAllen, TX 78501		Harlingen, TX 78550		McAllen, TX 78501	
	PHONE	956-686-9573		956-535-3853		956-412-9880		956-587-3058	
	FAX	956-686-3270		866-457-3133		956-412-3581		956-587-3059	
	CONTACT	Bill Wilson		Scott Cannon		Eric Kennedy		John Davenport	
1	**A. Criterion:** Respondent's proposed fees set forth in Section 6 (Exhibit C) 1. Refer to Section 6 (Exhibit C), Pricing and Delivery Schedule (up to 100 points)	100 100 100 100 100 100 100 100 100	100	78.21 78.21 78.21 78.21 78.21 78.21 78.21 78.21 78.21	78.21	73.61 73.61 73.61 73.61 73.61 73.61 73.61 73.61 73.61	73.61	88.19 88.19 88.19 88.19 88.19 88.19 88.19 88.19 88.19	88.19
2	**B. Criterion:** Respondent's previous experience with Construction Manager at Risk Construction Projects 1. List a minimum of five and maximum of ten projects for which your firm has provided/is providing construction manager at risk services which are most related to these projects 2. For past five years, please provide the firm's aggregate bond capacity for every year 3. Have any sub-contractors or materials suppliers filed suit for non-payment. If yes, please summarize the nature of claim(s) (up to 100 points)	90 96 97 95 100 97 95 91	95.125	70 98 98 97 90 99 95 93	92.5	80 98 97 98 80 89 95 92	91.125	70 90 90 95 70 91 95 90	86.375
3	**C. Criterion:** Respondent's capability to perform the construction management services for the project: 1. Describe your management plan for performing the work required of these projects and include your program for managing subcontractors and material providers 2. Describe your method of subcontractor contract award process including review/approval by owner 3. List separately all key personnel to be employed on site and those to be employed in home office for these projects 4. Describe your approach for partnering and team building at all levels for your preferred project group 5. Describe how you propose to interface with the design team and influence the design process 6. Describe your firm's start-up and commissioning (closeout procedures) procedures for your preferred project group 7. Describe the pre-construction phase services to be provided by your firm for the preferred project groups (up to 100 points)	90 95 96 99 100 91 95 93	94.875	80 94 96 95 100 94 95 93	93.375	80 97 96 99 100 96 95 95	94.75	80 92 90 98 100 97 95 92	93
4	**D. Criterion:** Respondent's project execution plan, schedule, and technical competence as a construction manager: 1. Describe your construction execution plan and schedule for your preferred project groups 2. Describe the types of records, reports, monitoring systems, and information management systems which your firm will utilize 3. Describe your plan for assuring that the project design meets the Owner's contract requirements 4. Describe your procedures and objectives for reviewing the design and construction documents, constructability, value engineering process and providing feedback to the A/E team and Owner 5. Describe your method of assuring that materials, equipment, and construction methods meet the Owner's design requirements 6. Describe your firm's procedures for implementing the industry's "best practices" as defined by the Construction Industry Institute and similar organizations (up to 100 points)	90 93 95 96 100 86 94 92	93.25	80 95 95 90 90 96 94 92	91.5	80 96 96 95 80 96 94 95	91.5	80 94 91 96 70 93 95 92	88.875

SOUTH TEXAS COLLEGE
CONSTRUCTION MANAGER AT RISK SERVICES

PROJECT NO. 14-15-1045 Group E Starr County Campus

EVALUATION FORM

	VENDOR	D Wilson Construction Company		Skanska USA Building, Inc.		SpawGlass Contractors, Inc.		VCC, LLC.	
5	**E. Criterion:** Respondent's utilization of project scheduling throughout the design and construction phases, as part of construction management: 1. Describe in detail the project scheduling system or methodology you propose to use on your preferred project group 2. Describe your execution plan for meeting or shortening the Owner's schedule; during design; and during construction 3. Describe any phased construction you anticipate or recommend for your preferred group of projects 4. Describe your ability to provide a scheduling system utilizing Primavera Project Planner (P3) (up to 100 points)	90 97 95 95 90 91 95 92	93.125	80 97 94 95 90 93 93 93	91.875	80 98 95 95 100 93 95 93	93.625	70 92 91 95 80 95 94 92	88.625
6	**F. Criterion:** Respondent's utilization of a project cost control plan, in construction management, which will assure that the Owner's project budget shall not be exceeded 1. Describe your cost control methods and what procedures you will utilize to maintain the GMP within the Owner's budget for your preferred group of projects 2. Describe you project financial plan and the projected monthly cash flow (draw-down) during the design and construction phases for your preferred group of projects 3. Describe your cost control method for confirmation of subcontractor pricing with Owner 4. Describe your firm's plans for cost reporting and tracking and change order management systems 5. Describe your payment plan to the subcontractors and materials suppliers 6. Describe your cost estimating system using CSI format (up to 100 points)	80 94 94 90 80 76 95 91	87.5	80 95 95 95 80 91 94 93	90.375	80 96 95 95 90 90 95 93	91.75	70 95 92 95 80 96 94 92	89.25
7	**G. Criterion:** Respondent's capability to perform a quality control process during the entire project duration 1. Describe your firm's quality control program for each phase for your preferred group of projects in detail 2. Describe your quality control objectives for your preferred group of projects 3. Identify the quality control team and their duties 4. Describe how you will affect the quality control during the design process and development of construction documents 5. Describe how you propose the control the quality of construction performed by your subcontractors for your preferred group of projects (up to 100 points)	80 94 95 90 90 75 95 91	88.75	80 94 95 90 90 90 95 92	90.75	80 96 95 90 90 95 95 94	91.875	70 95 93 90 80 95 95 90	88.5
8	**H. Criterion:** Respondent's job site safety program 1. Describe your job site safety program plan and specific safety policies in which employess must be in compliance 2. Identify the safety team and their duties (up to 100 points)	80 91 95 99 90 94 95 92	92	80 90 95 99 80 98 95 92	91.125	80 92 95 99 90 98 95 94	92.875	70 90 94 99 80 98 95 91	89.625
9	**I Criterion:** Service Support 1. Provide a minimum of three (3) reference letters, from previous project customers, which describe your firm's post construction quality regarding warranty service. Describe the extent to which your firm can utilize local sub-contractors and material supplies when addressing warranty requests. (up to 100 points)	90 97 90 98 90 99 95 92	93.875	80 96 90 98 80 90 95 93	90.25	80 95 90 98 100 99 95 94	93.875	70 80 90 98 80 99 95 94	88.25
TOTAL EVALUATION POINTS		838.5		809.96		814.985		800.69	
RANKING		1		3		2		4	
Contractor's Project Group Preference		4		5		5		1	

Review and Discussion on Updated Facilities Space Programs for 2013 Bond Construction Program

During the master planning process completed in 2010, facilities space programs were created for each proposed Bond construction project. These space programs include a detailed list of all spaces within each building along, with the square footage and number of occupants for each.

The total of all spaces per building makes up the assignable, or net square footage, which is then converted to gross square footage. The gross square footage has been used to calculate the Construction Cost Limitation or CCL for each building project. Both the total gross square footage and the CCL's have been forwarded to each architect to be used as controls during the design phase. The CCL's will also be forwarded to the contractors once they have been contracted.

Now that the architects are working with STC's Facilities Advisory Council members and with Broaddus & Associates to develop the schematic designs of each Bond project, each facilities space program is being updated as needed. Updates are based on current student enrollment demands and efficiency in use of space. Attached is a set of current space programs for each Bond Construction Program project.

This information is provided to the Committee as an update, no action is required.

South Texas College - 2013 Bond Construction Program
Pecan Campus - Facilities Space Program

North Academic Building

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Educational Spaces				
Classroom Spaces				
Computer Science Lab	32	3	@ 925 asf	2,775
Computer Lab Storage		1	@ 150 asf	150
Tele Communications Room		1	@ 100 asf	100
General Classroom	32	1	@ 925 asf	925
Math Classrooms	32	2	@ 925 asf	1,850
Business classrooms	32	2	@ 925 asf	1,850
Math Computer Classroom (Lab)	32	1	@ 925 asf	925
Paralegal computer lab	24	1	@ 925 asf	925
Paralegal/administrative off. Careers storage		1	@ 200 asf	200
Business Computer lab	32	1	@ 925 asf	925
Speech Classrooms	24	4	@ 725 asf	2,900
Speech (Specialized Computer Lab)	24	1	@ 1,100 asf	1,100
Psychology/Sociology/Criminal Justice Classroom	32	3	@ 925 asf	2,775
Political Science Classroom (govt)	32	2	@ 925 asf	1,850
Child development classroom	32	2	@ 925 asf	1,850
LAS General Classrooms Medium	32	2	@ 925 asf	1,850
LAS Computer Lab	32	2	@ 925 asf	1,850
Information Commons	32	1	@ 1,125 asf	1,125
Instructional Tech Storage		1	@ 370 asf	370
Classroom Storage		3	@ 200 asf	600
Classroom subtotal		18		
Computer lab subtotal		9		0
Subtotal Educational Space				***26,895***
Faculty / Support Spaces				
Departmental Office Suite (LASS)				
Administrative Office	1	1	@ 200 asf	200
Small confernce room	8	1	@ 200 asf	
Faculty Offices	1	48	@ 120 asf	5,760
Administrative Assistant / Staff	1	2	@ 110 asf	220
Departmental Waiting Area		4	@ 180 asf	720
Storage		4	@ 100 asf	400
Workroom		2	@ 100 asf	200
Internal Circulation (20%)		1	@ 375 asf	375
Adjunct Faculty Spaces	10	1	@ 400 asf	400
Secretarial Staff	1	2	@ 110 asf	220
Conference Rooms small	25	1	@ 500 asf	500
Breakroom with Kitchenette		1	@ 450 asf	450
Subtotal Clinical Laboratory Science				***9,445***

Shared Building Spaces				
Tutoring/Proctoring Center				
Reception Area		1	@ 250 asf	250
Workstations (Full-Time) In Shared		2	@ 64 asf	128
Workstations (Part-Time for 3 proctors)		2	@ 64 asf	128
Student gathering area		2	@ 250 asf	500
Testing Area	30	1	@ 900 asf	900
ADA Testing Room		1	@ 140 asf	140
Subtotal Testing Center				***2,046***
Building Support				
Lobby		1	@ 500 asf	500
Master Custodial Closet		1	@ 120 asf	120
Loading Area		1	included in net to gross	
Subtotal Building Support				***620***
Building Subtotal				39,006
Net to Gross for Classrooms and Faculty Spaces (65%)				*21,003*
Building Total (65% plus 35%)				**60,009**

South Texas College - 2013 Bond Construction Program
Pecan Campus - Facility Space Program

STEM Building

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Educational Spaces				
Classroom Spaces				
A&P/Micro Bio/Genetics General Classroom	32	3	@ 830 asf	2,490
Chemistry General Classroom	32	3	@ 830 asf	2,490
Open Access Computer Lab	32	2	@ 925 asf	1,850
Information Commons		1	@ 925 asf	925
Unassigned General Large Classroom / Small Auditorium	100	1	@ 2,000 asf	2,000
AV Closet		1	@ 100 asf	100
Storage		1	@ 100 asf	100
Instructional Tech Storage		1	@ 100 asf	100
Classroom Storage		1	@ 200 asf	200
Subtotal Classroom Spaces				**10,255**
Laboratory Spaces (on 2nd floor for exhaust)				
Micro Bio/Genetics Laboratory (2 hood per room)	32	3	@ 1,550 asf	4,650
Prep Lab for micro/genetics (1 fume hood)	4	1	@ 1,350 asf	1,350
Storage for Microbio/Genetics		1	@ 400 asf	400
Chemistry Laboratory (Wet) (Organic) (3 - 8' hoods)	32	5	@ 1,550 asf	7,750
Prep Laboratory for Chemistry (chemical storage and hazardous materials, 1-5' hood)	4	1	@ 1,350 asf	1,350
Chemical Storage and Hazardous Materials		1	@ 450 asf	450
Autoclave Room		1	@ 170 asf	170
Subtotal Laboratory Spaces				**16,120**
Faculty / Support Spaces				
Departmental Office Suite (Science)				
Dean's office	1	1	@ 200 asf	200
Small conference room	6	1	@ 250 asf	250
Faculty Offices	1	22	@ 120 asf	2,640
Adjunct Faculty Spaces	5	1	@ 200 asf	200
Administrative Assistant / Staff	1	1	@ 110 asf	110
Departmental Waiting Area		1	@ 180 asf	180
Storage		2	@ 100 asf	200
Conference Rooms	14	1	@ 380 asf	380
Workroom		1	@ 150 asf	150
Breakroom with Kitchenette		1	@ 400 asf	400
Subtotal Faculty/Support Spaces				***4,710***

Building Support			
Lobby	1	@ 300 asf	300
Master Custodial Closet	1	@ 120 asf	120
Loading Area	1	included in net to gross	
Subtotal Building Support			***420***
Building Subtotal			**31,505**
Net to Gross (65% plus 35%)			*16,964*
Building Total			**48,469**

South Texas College - 2013 Bond Construction Program
Pecan Campus - Facility Space Program

Student Activities and Cafeteria Building

Name / Type of Space	Max Students	Qty	ASF	Total ASF
Student Services Spaces				
Career Placement				
Director		1	@ 180 asf	180
Coordinator		1	@ 180 asf	180
Counselor		1	@ 180 asf	180
Staff Office		1	@ 120 asf	120
Secretary/Lobby		1	@ 250 asf	250
Career Center		1	@ 500 asf	500
Storage		1	@ 150 asf	150
Subtotal				**1,560**
Conference Area				
Shared Conference Room	30	1	@ 600 asf	600
Coffee/Internet Café	200	1	@ 2,000 asf	2,000
Ground Floor Lobby	10	1	@ 400 asf	400
Multipurpose Event Space	300	1	@ 4,500 asf	4,500
Kitchen/prep		1	@ 600 asf	600
service corridor		1	@ 500 asf	500
Instructional Tech Storage		1	@ 400 asf	400
Instructional AV control room		1	@ 200 asf	200
Table/chair storage		1	@ 600 asf	600
Subtotal				**9,800**
New Cafeteria				
Dinning area	350	1	@ 5,250 asf	5,250
Kitchen	10	1	@ 1,500 asf	1,500
Washing	5	1	@ 750 asf	750
Cold Storage	3	1	@ 500 asf	500
Supply Storage	3	1	@ 800 asf	800
Serving area	30	1	@ 1,500 asf	1,500
Table and chair storage	2	1	@ 500 asf	500
Staff office	1	2	@ 120 asf	240
Subtotal				**11,040**
Building Subtotal				**22,400**
Net to Gross (65% plus 35%)				*12,062*
Building Total				**34,462**

South Texas College - 2013 Bond Construction Program
Pecan Campus - Facilities Space Program

South Academic Building

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Educational Spaces				
Classroom Spaces				
World language/Sign Language lab	24	1	@ 925 asf	925
Learning studio	32	2	@ 1,233 asf	2,466
Computer Labs	32	3	@ 925 asf	2,775
General Classrooms	32	14	@ 925 asf	12,950
Instructional Tech Storage		2	@ 200 asf	400
Classroom technology Storage		2	@ 200 asf	400
Subtotal Educational Spaces				**19,916**
Faculty / Support Spaces				
Departmental Office Suite				
Faculty Office	1	32	@ 120 asf	3,840
Dean Office	1	1	@ 200 asf	200
Small conference room	4	1	@ 200 asf	200
Administrative Assistant / Staff	1	2	@ 110 asf	220
Faculty Secretary	1	2	@ 110 asf	220
Departmental Waiting Area		2	@ 180 asf	360
Storage		2	@ 100 asf	200
Workroom		2	@ 100 asf	200
Internal Circulation (20%)		1	@ 272 asf	272
Faculty Secretary Area	1	1	@ 200 asf	200
Adjunct Faculty Spaces	10	1	@ 400 asf	400
Conference Rooms	12 to 14	2	@ 400 asf	800
Faculty Workroom with copier		2	@ 200 asf	400
Breakroom with Kitchenette		2	@ 400 asf	800
Subtotal				***8,312***

Student gathering area				
Group Study	4	3	@ 120 asf	360
Student gathering area		4	@ 125 asf	500
Information Commons		1	@ 925 asf	925
Subtotal				***1,785***

Building Support				
Lobby		1	@ 500 asf	500
Master Custodial Closet		1	@ 120 asf	120
Loading Area		1	included in net to gross	
Subtotal Building Support				***620***

Building Subtotal	30,633
Net to Gross (65% plus 35%)	*16,495*
Building Total	**47,128**

South Texas College - 2013 Bond Construction Program

Pecan Campus - Facilities Space Program

Thermal Plant

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Staff Support Sapce				
Staff space				
Facility Manager Office	1	1	@ 120 asf	120
Office pool	3	1	@ 300 asf	300
Custodial / Inventory		1	@ 250 asf	250
Loading Area		1	included in net to gross	
Subtotal Support Spaces				**670**
Chiller Equipment Sapce				
Chiller/Mechanical area	1	1	@ 3,000 asf	3,000
Subtotal Chiller Spaces				**3,000**
Building Subtotal				**3,670**
Net to Gross (65% plus 35%)				361
Building Total				**4,031**

Nursing and Allied Health Campus Expansion

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Library				
Shelving Area and Support Spaces				
Information Commons		1	@ 2,000 asf	2,000
Reference and Circulation Space		1	@ 700 asf	700
Shelving Area (Stack Space)		1	@ 1,500 asf	1,500
Open Seating w/quiet Study (40 students - tables and carrels)	40	1	@ 1,200 asf	1,200
Open Computer Area (for 40 stations)	40	2	@ 1,100 asf	2,200
Staff and Storage for computer area		1	@ 200 asf	200
Resource Lab (bibliographic instruction)	40	1	@ 1,200 asf	1,200
Small Group Study Space (table & chairs)	4 to 6	8	@ 120 asf	960
Large Group Study Space (table & chairs)	8 to 10	2	@ 200 asf	400
Reserve Materials		1	@ 250 asf	250
Storage Room		1	@ 100 asf	100
Instructional Tech Central Storage		1	@ 300 asf	300
Instructional Tech Storage		3	@ 100 asf	300
Instructional Tech Offices		1	@ 120 asf	120
Library Admin Spaces				
Library Office Space		3	@ 120 asf	360
Storage / Work Area		1	@ 300 asf	300
Subtotal Library Spaces				***12,090***
Student Activity Area				
Wellness				
Exercise Room	1	1	@ 800 asf	800
Aerobics Room	1	1	@ 600 asf	600
Lounge				
Student Lounge		1	@ 1,200 asf	1,200
Subtotal Student Activity				***2,600***
Faculty Offices, Classrooms and Training Labs				
Departmental Office Suite				
Chair / Director / Dean Office	1	1	@ 160 asf	160
Faculty Offices	1	18	@ 120 asf	2,160
Adjunct Work Space	5	1	@ 200 asf	200
Administrative Assistant / Staff	1	2	@ 110 asf	220
Storage		1	@ 100 asf	100
Faculty Lounge (See Shared Spaces)		1	@ 400 asf	400
Internal Circulation (20%)		1	@ 648 asf	648
Classroom / Training Labs				
Classrooms (small)	24	1	@ 720 asf	720
Classrooms (medium)	40	3	@ 1,200 asf	3,600
Pharmancy Technology Lab	10	1	@ 1,200 asf	1,200
Respiratory Advanced Training Lab	10	1	@ 1,200 asf	1,200
Activities of Daily Living Training Lab	10	1	@ 1,200 asf	1,200
Nursing Advanced Training Lab	20	1	@ 1,200 asf	1,200
Radiology Training Lab	10	1	@ 500 asf	500
CT Training Lab	10	1	@ 500 asf	500
MRI Training Lab	10	1	@ 500 asf	500
Ultrasound Training Lab	10	1	@ 500 asf	500
Physical Theropy Training Lab	2	1	@ 300 asf	300

Lab Support Room		1	@ 180 asf	180
Storage		2	@ 250 asf	500
Subtotal				***15,988***

Clinical Simulation Center				
Training Spaces				
Emergency Room Simulation		1	@ 400 asf	400
ER Control Room		1	@ 100 asf	100
ER Debriefing Room	10	1	@ 400 asf	400
Nurses Station Simulation	4	1	@ 300 asf	300
Medication Room Simulation		1	@ 100 asf	100
Medical Surgical Simulation Lab	4	2	@ 200 asf	400
Control Room		2	@ 150 asf	300
O.B. Simulation Lab	4	2	@ 200 asf	400
Control Room		2	@ 150 asf	300
Pediatrics Simulation Lab	4	1	@ 200 asf	200
Control Room		1	@ 150 asf	150
Debriefing Room	10	2	@ 400 asf	800
Mannequin Maintenance Room		1	@ 200 asf	200
Dirty Accumulation Room		1	@ 100 asf	100
Clean Storage Room		1	@ 100 asf	100
Server Closet		1	@ 150 asf	150
Office Spaces				
Faculty Office		8	@ 120 asf	960
Simulation Labs Coordinator		1	@ 120 asf	120
Bio Med Technician		1	@ 300 asf	300
Subtotal Clinical Simulation Center				***5,780***

General Classrooms and Faculty Spaces				
Classroom / Teaching Spaces				
Unassigned General Classrooms Small	24	2	@ 720 asf	1,440
Unassigned General Classrooms Medium	40	4	@ 1,200 asf	4,800
Computer Lab	32	1	@ 925 asf	925
Faculty Spaces				
Adjunct Work Space		2	@ 400 asf	800
Copy/Fax work area		4	@ 200 asf	800
Conference Rooms	25	1	@ 600 asf	600
Faculty Offices		5	@ 120 asf	600
Faculty Workrooms		2	@ 400 asf	800
Dean's Suite				
Dean's Office	1	1	@ 180 asf	180
Site Coordinator	1	1	@ 120 asf	120
Administrative Assistant / Staff	1	1	@ 110 asf	110
Reception Area		1	@ 180 asf	180
Storage		1	@ 100 asf	100
Mailroom	2	1	@ 200 asf	200
Copy/Fax work area		1	@ 200 asf	200
Conference Room	25	1	@ 600 asf	600
Subtotal Classroom and Faculty				***12,455***

Testing				
Testing Center				
Reception Area		1	@ 250 asf	250
Testing Area	40	2	@ 1,200 asf	2,400
Subtotal Testing				***2,650***

Cafeteria				
Kitchen				
Kitchen / Prep / Catering Area		1	@ 1,000 asf	1,000
Servery		1	@ 500 asf	500
Dining				
Seating	70	1	@ 2,000 asf	2,000
Vending Alcove / Area		1	@ 200 asf	200
Storage		1	@ 200 asf	200
Subtotal Cafeteria				***3,900***
Shared Building Spaces				
Lobby		1	@ 500 asf	500
Master Custodial Closet		1	@ 150 asf	150
Compressor Room		1	@ 150 asf	150
Oxygen Storage Room		1	@ 100 asf	100
Loading Area		1	included in net to gross	
Subtotal Building Support				***900***
Building Subtotal				**56,363**
Net to Gross for Nursing Programs and Shared Spaces (65%)				30,349
Building Total				**86,712**

South Texas College - 2013 Bond Constrution Program
Technology Campus - Facility Space Program

Technology Campus Expansion and Institute for Advanced Manufacturing

Name / Type of Space	Department	Max Occupants	No. of Spaces	ASF	Total ASF
Office/Adminstration Space					
Lobby	Shared	5	1	@ 500 asf	500
Faculty Offices	Credit	1	18	@ 120 asf	2,160
Faculty Secretary	Credit	1	1	@ 110 asf	110
Copy/fax	IAM	1	1	@ 100 asf	100
Admistrative office	IAM	1	1	@ 180 asf	180
Small conference room	IAM	6	1	@ 200 asf	200
Offices	IAM	8	6	@ 120 asf	720
Workroom/ Adjunct Staff	IAM	6	1	@ 400 asf	400
Breakroom	IAM	6	1	@ 400 asf	400
Conference room	IAM	18	1	@ 500 asf	500
Receptionist	IAM	1	1	@ 120 asf	120
Storage Room	IAM		1	@ 150 asf	150
Workroom	NAAMREI	2	1	@ 150 asf	150
Receptionist	NAAMREI	1	1	@ 250 asf	250
Small conference room	NAAMREI	6	1	@ 140 asf	140
Storage room	NAAMREI		1	@ 100 asf	100
Admistrative office	NAAMREI	1	1	@ 200 asf	200
Conference room	Cont. Ed.	50	1	@ 1,000 asf	1,000
Secretary	Cont. Ed.	1	1	@ 100 asf	100
Copy/fax/workroom	Cont. Ed.	4	1	@ 200 asf	200
Admistrative office	Cont. Ed.	1	1	@ 200 asf	200
Adjunct instructors	Cont. Ed.	6	1	@ 480 asf	480
Office	Cont. Ed.	1	8	@ 120 asf	960
Subtotal for Office/Administration Space					***9,320***
Classrooms/Computer Labs					
General Classrooms Small	Credit	24	2	@ 725 asf	1,450
Classroom Storage	Credit		2	@ 200 asf	400
Instructional Tech Storage	Credit		2	@ 100 asf	200
Classrooms/Computer Labs	Cont. Ed.	24	8	@ 725 asf	5,800
Small conference room/classroom	Cont. Ed.	12	1	@ 520 asf	520
Storage	Cont. Ed.		4	@ 100 asf	400
Training equipment storage room	Cont. Ed.		1	@ 200 asf	200
Subtotal for Classrooms/Computer Labs					***8,970***

Open Labs					
(PMT) Machine Lab	Credit	12	2	@ 1,000 asf	2,000
(PMT) Machine Classroom	Credit	24	1	@ 725 asf	725
(PMT) Computer Lab	Credit	24	1	@ 725 asf	725
(PMT) Machine Tool Crib	Credit		1	@ 400 asf	400
Electrical Wiring Lab	Credit		1	@ 1,800 asf	1,800
Electrical Storage	Credit		1	@ 300 asf	300
Machining Lab	IAM	24	1	@ 2,500 asf	2,500
Maintenance/Automation Lab	IAM	24	1	@ 2,500 asf	2,500
TIG Welding / Virtual Lab	IAM	24	1	@ 2,000 asf	2,000
Training Lab Storage	IAN		1	@ 800 asf	800
Training Equipment Storage	IAN		1	@ 300 asf	300
Welding lab	IAM/Cont. Ed.	20	1	@ 3,410 asf	3,410
Open Work Bays	IAM/Cont. Ed.	20	2	@ 1,200 asf	2,400
Subtotal for Open Labs					***19,860***
Shared Space					
Master Custodial Closet	Shared		1	@ 120 asf	120
Loading Area	Shared		1	included in net to gross	
Subtotal for Shared Space					***120***
Shipping and Receiving					
Auction Storage area	S&R	5	1	@ 4,000 asf	4,000
Subtotal for Shared Space					***4,000***
Audio Visual					
Office			1	@ 120 asf	120
Workstation			2	@ 64 asf	128
Electronic Storage (Pre Construction Storage)			1	@ 600 asf	600
Open Work Area			1	@ 600 asf	600
Electronic Storage (Post Construction Storage)			1	@ 400 asf	400
Subtotal Audio Visual					***1,848***
IT					
Office			1	@ 160 asf	160
Workstation			2	@ 64 asf	128
Receiving Storage			1	@ 800 asf	800
"Water Fall" Storage			1	@ 800 asf	800
Open Work Area			1	@ 800 asf	800
Subtotal IT					***2,688***
Building Subtotal					**46,806**
Net to Gross (65% plus 35%)					*25,203*
Building Total					**72,009**

South Texas College - 2013 Bond Construction Program
Mid-Valley Campus - Facilities Space Program

Health Professions and Science Building

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Science Spaces				
Classroom Spaces				
A&P/Micro Bio/Genetics General Classroom	32	1	@ 830 asf	830
Chemistry General Classroom	32	1	@ 830 asf	830
Physics General Classroom	32	1	@ 830 asf	830
Engineering General Classroom	32	1	@ 830 asf	830
Science Computer Lab	32	2	@ 925 asf	1,850
Subtotal Classroom Spaces				**5,170**
Laboratory Spaces				
A&P Laboratory (1 hood per room)	32	1	@ 1,550 asf	1,550
Micro Bio/Genetics Laboratory (1 hood per room)	32	2	@ 1,550 asf	3,100
Prep Lab for AP/micro/genetics	4	1	@ 1,550 asf	1,550
Storage for AP/microbio/genetics		1	@ 500 asf	500
Chemistry Laboratory (Wet) (Organic) (3 - 8' hoods)	32	2	@ 1,550 asf	3,100
Prep Laboratory for Chemistry (chemical storage and hazardous materials, 1-5' hood)	4	1	@ 1,550 asf	1,550
Chemical Storage and Hazardous Materials		1	@ 400 asf	400
Engineering Lab (computers, and long tables)	32	2	@ 1,550 asf	3,100
Engineering Storage	4	1	@ 400 asf	400
Physics Labs	32	1	@ 1,550 asf	1,550
Physics Storage	4	1	@ 400 asf	400
Open Access Computer Lab	32	1	@ 925 asf	925
Autoclave Room		1	@ 200 asf	200
Subtotal Laboratory Spaces				**18,325**
Faculty Office Suite				
Chair Office	1	1	@ 120 asf	120
Faculty Offices	1	9	@ 120 asf	1,080
Faculty Offices (math/science)	1	11	@ 120 asf	1,320
Faculty Offices (biz computers	1	2	@ 120 asf	240
Faculty Offices (BAS)	1	2	@ 120 asf	240
Administrative Assistant / Staff	1	2	@ 110 asf	220
Departmental Waiting Area		1	@ 180 asf	180
Group Study	16	1	@ 380 asf	380
Storage		3	@ 150 asf	450
Workroom (adjunct faculty for science/eng)	5	1	@ 300 asf	300
Subtotal Educational Spaces				**4,530**
Health Professions				
Departmental Office Suite				
Chair Office	1	1	@ 160 asf	160
Faculty Offices	1	8	@ 120 asf	960
Administrative Assistant / Staff- student collaborative	1	1	@ 200 asf	200
Storage		1	@ 100 asf	100
Workroom		1	@ 300 asf	300
Departmental Waiting Area		1	@ 180 asf	180

Classroom and Lab Spaces				
Classroom/computer lab (Medium)	32	5	@ 830 asf	4,150
Storage	1	1	@ 200 asf	200
Nursing Labs	20	2	@ 1,200 asf	2,400
Nursing Lab Storage/bio med repairs	1	1	@ 350 asf	350
Small Group Study Area	6	5	@ 120 asf	600
Subtotal Center for Health Professions				***9,600***
General Academic Spaces				
Classroom (medium)	32	4	@ 830 asf	3,320
Computer Lab	32	2	@ 925 asf	1,850
Subtotal Building Support				***5,170***
Testing Center				
Reception Area		1	@ 250 asf	250
Workstations (Full-Time) Shared		1	@ 64 asf	96
Workstations (Part-Time proctors)		1	@ 64 asf	96
Testing Area	24	1	@ 900 asf	900
ADA Testing Room		1	@ 140 asf	140
Subtotal Testing Center				***1,482***
Shared Building Spaces				
Lobby		1	@ 500 asf	500
Shared meeting rooms		1	@ 200 asf	200
Master Custodial Closet		1	@ 120 asf	120
Loading Area		1	included in net to gross	
Subtotal Building Support				***820***
Building Subtotal				**45,097**
Net to Gross (65% plus 35%)				**24,283**
Building Total				**69,380**

South Texas College - 2013 Bond Construction Program
Mid-Valley Campus - Facilities Space Program

Workforce Training Center Expansion

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Continuing Education, Non Credit / Credit Shared Spaces				
Educational Spaces				
Open Work Bays	24	1	@ 1,000 asf	1,000
Classroom	24	1	@ 725 asf	725
Computer labs	24	2	@ 925 asf	1,850
Storage for Work Bays		1	@ 350 asf	350
Welding Lab	24	1	@ 1,000 asf	1,000
Automotive Tool Storage		1	@ 250 asf	250
Welding Storage		2	@ 250 asf	500
Electrician Storage		1	@ 100 asf	100
Instructional Tech Storage		1	@ 100 asf	100
PMT Storage		1	@ 100 asf	100
Subtotal Educational Spaces				**5,975**
Department Office Suite				
Faculty Offices	1	3	@ 120 asf	360
Work room	6	1	@ 250 asf	250
Subtotal Departmental Office Suite Spaces				**610**
Shared Building Spaces				
Master Custodial Closet		1	@ 200 asf	200
Loading Area		1	included in net to gross	
Subtotal Building Support				***200***
Building Subtotal				**6,785**
Net to Gross (65% plus 35%)				3,653
Building Total				**10,438**

South Texas College - 2013 Bond Construction Program
Mid-Valley Campus - Facilities Space Program

Library / Information Commons Expansion

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Library				
Shelving Area and Support Spaces				
Information Commons		1	@ 1,500 asf	1,500
Open Computer Area	35 to 40	4	@ 1,000 asf	4,000
Staff office & storage		1	@ 200 asf	200
Small Group Study Space (table & chairs)	4 to 6	2	@ 120 asf	240
Large Group Study Space (table & chairs)	8 to 10	1	@ 200 asf	200
Computer Help Desk and Equipment Area		1	@ 300 asf	300
Storage Room		1	@ 200 asf	200
Library Admin Spaces				
Storage / Work Area		1	@ 100 asf	100
Building Subtotal				**6,740**
Net to Gross (65% plus 35%)				3,629
Building Total				**10,369**

South Texas College - 2013 Bond Construction Progam
Mid-Valley Campus - Facilities Space Program

Student Services Building Expansion

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Cafeteria				
Kitchen and Seating				
Kitchen / Prep / Catering Area		1	Existing Space TBD	
Servery		1	Existing Space TBD	
Staff lockers		1	Existing Space TBD	
Dry Storage		1	Existing Space TBD	
Seating/Multi-Purpose	200 - 330	1	@ 3,000 asf	3,000
Vending Alcove / Area		1	@ 200 asf	200
Table and Chair Storage		1	@ 400 asf	400
Subtotal Cafeteria Spaces				**3,600**
Student Services				
Admissions Lobby	40	1	@ 600 asf	600
Admissions offices	1	5	@ 120 asf	600
Admissions Vault	2	1	@ 120 asf	120
Admissions Storage	1	1	@ 200 asf	200
Admissions Workroom	6	1	@ 350 asf	350
Welcome Center	40	1	@ 1,200 asf	1,200
AV Closet		1	@ 200 asf	200
Storage		1	@ 300 asf	400
Subtotal Student Lounge Spaces				***3,670***
Game Room/Student Activities				
Game Room/Student Lounge		1	@ 1,200 asf	1,200
Storage		1	@ 300 asf	300
General Custodial Closet		1	@ 120 asf	120
Student Activities		1	Existing Space 800 s.f.	
Loading Area		1	Included in net to gross	
Subtotal Building Support				***1,620***
Building Subtotal				**8,890**
Net to Gross (65% plus 35%)				*4,787*
Building Total				**13,677**

South Texas College - 2013 Bond Construction Program

Mid-Valley Campus - Facilities Space Program

Thermal Plant

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Staff Support Sapce				
Staff space				
Facility Manager Office	1	1	@ 120 asf	120
Office pool	3	1	@ 300 asf	300
Custodial / Inventory		1	@ 250 asf	250
Loading Area		1	included in net to gross	
Subtotal Support Spaces				**670**
Chiller Equipment Sapce				
Chiller/Mechanical area	1	1	@ 3,000 asf	3,000
Subtotal Chiller Spaces				**3,000**
Building Subtotal				**3,670**
Net to Gross (65% plus 35%)				361
Building Total				**4,031**

South Texas College - 2013 Bond Construction Program
Starr County Campus - Facility Space Program

Health Professions and Science Building

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Science Spaces				
Classroom Spaces				
Biology/AP General Classroom	32	2	@ 830 asf	1,660
Chemistry General Classroom	32	2	@ 830 asf	1,660
Storage		1	@ 200 asf	200
Laboratory Spaces				
Micro Biology(1 hood per room)	32	2	@ 1,550 asf	3,100
Prep Lab for Biology/AP	4	1	@ 1,200 asf	1,200
Biology storage and hazardous materials	1	1	@ 220 asf	220
Lab Technician Office	1	1	@ 160 asf	160
Chemistry Laboratory (Wet) (Organic) (4 - 8' hood)	24	2	@ 1,200 asf	2,400
Prep Laboratory for Chemistry (chemical storage and hazardous materials, 1-5' hood)	4	1	@ 1,350 asf	1,350
Chemical Storage and Hazardous Materials		1	@ 400 asf	400
Autoclave Room		1	@ 150 asf	150
Instructional Tech Storage		1	@ 100 asf	100
Departmental Office Suite				
Chair / Director / Dean Office	1	1	@ 160 asf	160
Faculty Offices	1	6	@ 120 asf	720
Adjunct Faculty	5	1	@ 200 asf	200
Administrative Assistant / Staff	1	1	@ 220 asf	220
Departmental Waiting Area		1	@ 180 asf	180
Storage Room		2	@ 100 asf	200
Workroom		1	@ 200 asf	200
Internal Circulation (20%)		0	@ 376 asf	0
Subtotal Science Spaces				**14,480**
Health Professions				
Departmental Office Suite				
Faculty Offices	1	7	120	840
Conference Room	10	1	350	350
Administrative Assistant / Staff	1	1	110	110
Storage		1	100	100
Workroom		1	200	200
Departmental Waiting Area		1	180	180
Faculty Lounge (Shared w/ Sciences)		1	400	400

Classroom / Teaching Space				
Classroom/computer lab (Medium)	32	6	925	5550
Skills Lab (12 Workstations)	24	3	1200	3600
Debriefing Room	10	2	600	1200
Storage Room		1	250	250
Simulation Lab		2	900	1800
Simulation Lab Control Room		2	90	180
Simulation Storage		1	295	295
Mannequin Maintenace Room		1	295	295
Student Study rooms - large	8	3	200	600
Student Study rooms - small	4	3	100	300
Subtotal Health Professions Spaces				***16,250***
Shared Building Spaces				
Lobby		1	@ 350 asf	350
Master Custodial Closet		1	@ 120 asf	120
Loading Area		1	included in net to gross	
Subtotal Building Support				***470***
Building Subtotal				**31,200**
Net to Gross (65% plus 35%)				16,800
Building Total				**48,000**

South Texas College - 2013 Bond Construction Program
Starr County Campus - Facility Space Program

Technology and Workforce Center Expansion

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Continuing Education, Non Credit / Credit Shared Spaces				
Educational Spaces				
Open Work Bays- Construction Trades		1	@ 1,500 asf	1,500
Haradous Material		1	@ 50 asf	50
Open Bay Welding Lab		1	@ 1,500 asf	1,500
Welding Storage Rooms		3	@ 150 asf	450
PMT Lab		1	@ 1,000 asf	1,000
PMT Storage		1	@ 150 asf	150
Subtotal Educational Spaces				**4,650**
Departmental Office Suite				
Faculty Offices	1	4	@ 120 asf	480
Administrative Assistant / Staff and Waiting	1	1	@ 200 asf	200
Storage		1	@ 100 asf	100
Workroom		1	@ 250 asf	250
Subtotal Departmental Office Suite Spaces				**1,030**
Shared Building Spaces				
Master Custodial Closet		1	@ 120 asf	120
Loading Area		1	included in net to gross	
Subtotal Building Support				***120***
Building Subtotal				**5,800**
Net to Gross (65% plus 35%)				3,123
Building Total				**8,923**

Outdoor Spaces	
Welding Lab	2500
Construction Trades- Home	4800
	7,300

South Texas College - 2013 Bond Construction Program
Starr County Campus - Facilities Space Program

Library

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Library				
Shelving Area and Support Spaces				
Information Commons		1	@ 800 asf	800
Reference and Circulation Desk		1	@ 500 asf	500
Shelving Area (Stack Space)		1	@ 3,200 asf	3,200
Open Seating w/quiet Study (tables and carrels)	20	1	@ 500 asf	500
Open Computer Area	40	3	@ 1,000 asf	3,000
Open computer storage area		1	@ 100 asf	100
Small Group Study Space (table & chairs)	4 to 6	5	@ 120 asf	600
Large Group Study Space (table & chairs)	8 to 10	3	@ 200 asf	600
New computer service desk		1	@ 300 asf	300
Bibliographic Instruction	30	1	@ 750 asf	750
Storage Room		1	@ 100 asf	100
Library Admin Spaces				
Library Office Space	1	4	@ 120 asf	480
Work Area	2	1	@ 300 asf	300
CLE				
Tutoring Lab		0	@ 600 asf	0
Multi-purpuse meeting space		0	@ 1,800 asf	0
Subtotal Library Spaces				**11,230**
Building Subtotal				**11,230**
Net to Gross for Library Spaces (65% plus 35%)				6,047
Building Total				**17,277**

South Texas College
Starr County Campus

Student Services and Activities Building Expansions

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Student Activities				
Kinesiology				
Training studio		1	@ 1,450 asf	1,450
Shower/locker room		2	@ 500 asf	1,000
Subtotal				**2,450**
Student Services				
Admissions		1	@ 2,000 asf	2,000
Financial Aid		1	@ 2,000 asf	2,000
Subtotal				***4,000***
Building Subtotal				6,450
Net to Gross (65% plus 35%)				*3,473*
Building Total				**9,923**

South Texas College - 2013 Bond Construction Program

Starr County Campus - Facilities Space Program

Thermal Plant

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Staff Support Sapce				
Staff space				
Facility Manager Office	1	1	@ 120 asf	120
Office pool	3	1	@ 300 asf	300
Custodial / Inventory		1	@ 250 asf	250
Loading Area		1	included in net to gross	
Subtotal Support Spaces				**670**
Chiller Equipment Sapce				
Chiller/Mechanical area	1	1	@ 3,000 asf	3,000
Subtotal Chiller Spaces				**3,000**
Building Subtotal				**3,670**
Net to Gross (65% plus 35%)				361
Building Total				**4,031**

South Texas College - 2013 Bond Construction Program

Regional Center for Public Safety - Facility Space Program

Name / Type of Space	Max Occupants	No. of Spaces	ASF	Total ASF
Office/Adminstration Space				
Lobby	5	1	@ 500 asf	500
Receptionist	1	1	@ 120 asf	120
Faculty Offices	1	5	@ 120 asf	600
Adjunct Staff	4	1	@ 300 asf	300
Faculty Secretary	1	1	@ 110 asf	110
Staff Office	1	1	@ 120 asf	120
Copy/fax	1	1	@ 100 asf	100
Small conference room	6	1	@ 200 asf	200
Workroom	6	1	@ 400 asf	400
Storage Room	1	1	@ 150 asf	150
Subtotal				***2,600***
Classrooms/Computer Labs				
Lecture Hall	55	1	@ 1,600 asf	1,600
Classrooms	32	2	@ 800 asf	1,600
Instructional Tech Storage	1	1	@ 100 asf	100
Computer Lab	24	1	@ 725 asf	725
Training equipment storage room	1	1	@ 200 asf	200
Subtotal				***4,225***
Support Spaces				
Showers/Locker Rooms	12	2	@ 600 asf	1,200
Telecommuncations	1	1	@ 180 asf	180
Mechanical Support	1	1	@ 280 asf	280
Vehicle Storage ad trianing	1	1	@ 2,000 asf	2,000
Subtotal				***3,660***
Building Subtotal				**10,485**
Net to Gross (65% plus 35%)				*5,646*
Building Total				**16,131**

Review and Recommend Action on Schematic Design for the Pecan Campus Art Building Covered Area for Ceramic Arts

Approval of schematic design by EGV Architects, Inc. for the Pecan Campus Art Building Covered Area for Ceramic Arts will be requested at the April 28, 2015 Board meeting.

As previously authorized by the Board of Trustees, EGV Architects, Inc. has coordinated with the Planning & Construction Department staff and with STC Art Faculty to develop plans for this renovation project. A representative from EGV Architects, Inc. will attend the Facilities Committee meeting to present the schematic design of the proposed renovation.

Preliminary construction cost estimates indicate that the project cost will range between $260,000 to 286,000. As part of the FY 2014-2015 construction budget, funds in the amount of $325,000 are included for this project.

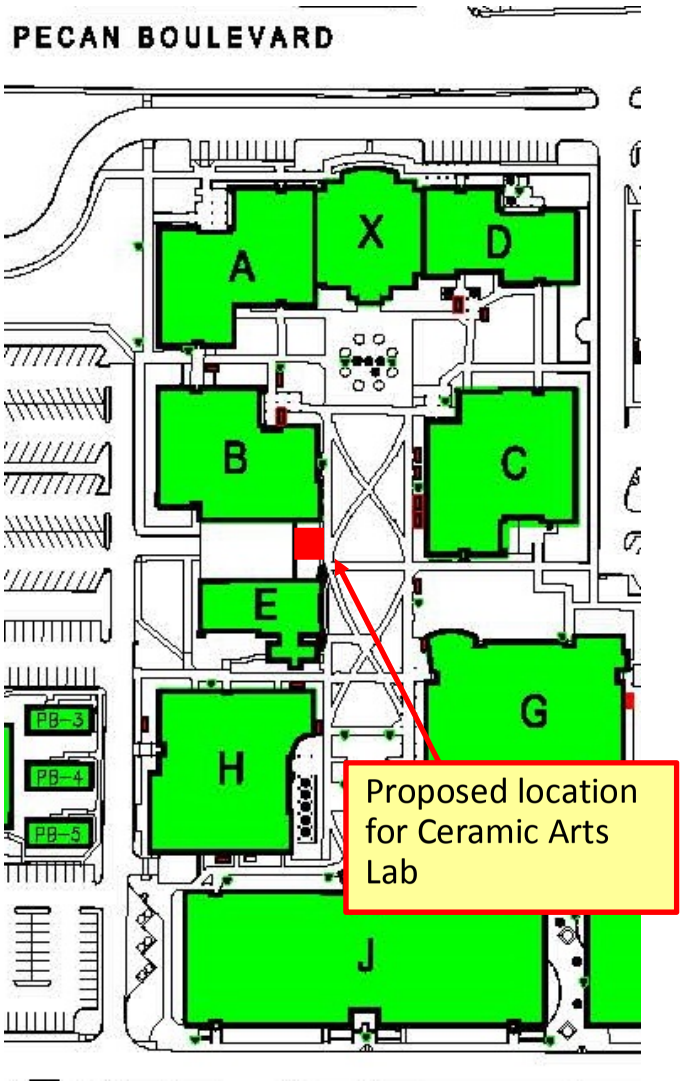
The following chart summarized the above information:

Source of Funding	Amount Budgeted	Preliminary Cost Estimates
Construction	$325,000	$260,000 to 286,000

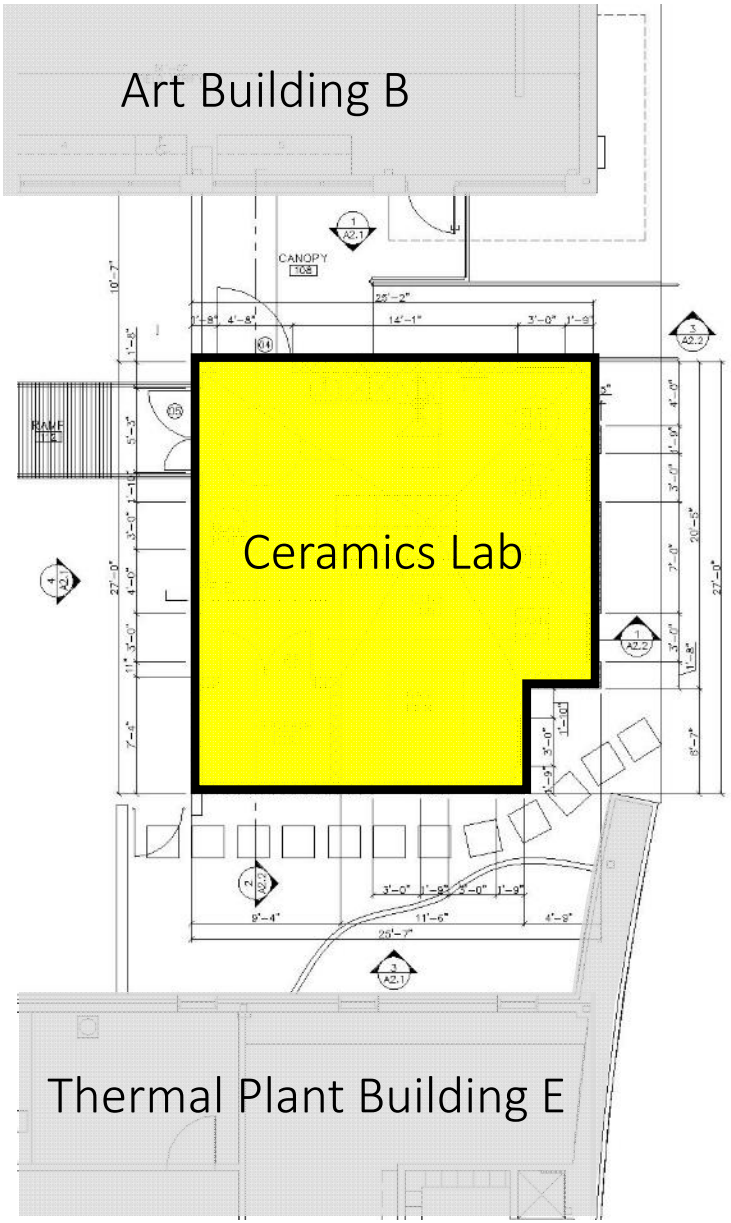
Once schematic design is approved, EGV Architects, Inc. will proceed to prepare all necessary architectural and engineering construction drawings and specifications in preparation for solicitation of construction proposals. Attached is a schematic floor plan and a three dimensional view of the proposed renovation space.

The drawings and specifications, which make up the construction documents, will be developed using STC design standards as well as all applicable codes and ordinances. STC Facilities Planning & Construction staff will review all construction documents to ensure compliance with project needs. Construction documents will then be issued for solicitation of construction proposals. Once received, construction proposals will be evaluated and submitted to the Board of Trustees with a recommendation to award a construction contract.

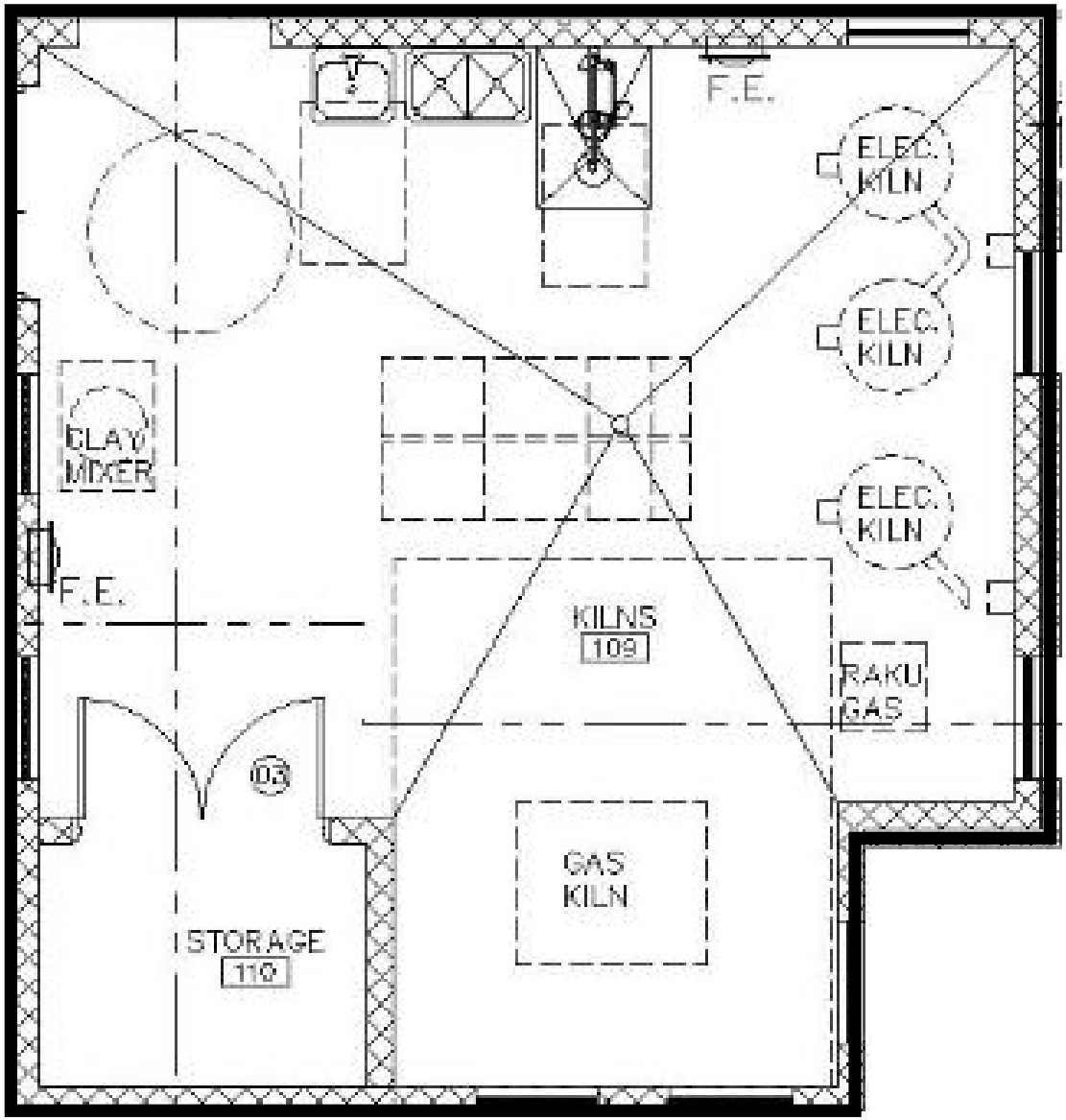
It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, the proposed schematic design of the Pecan Campus Art Building Covered Area for Ceramic Arts as presented.



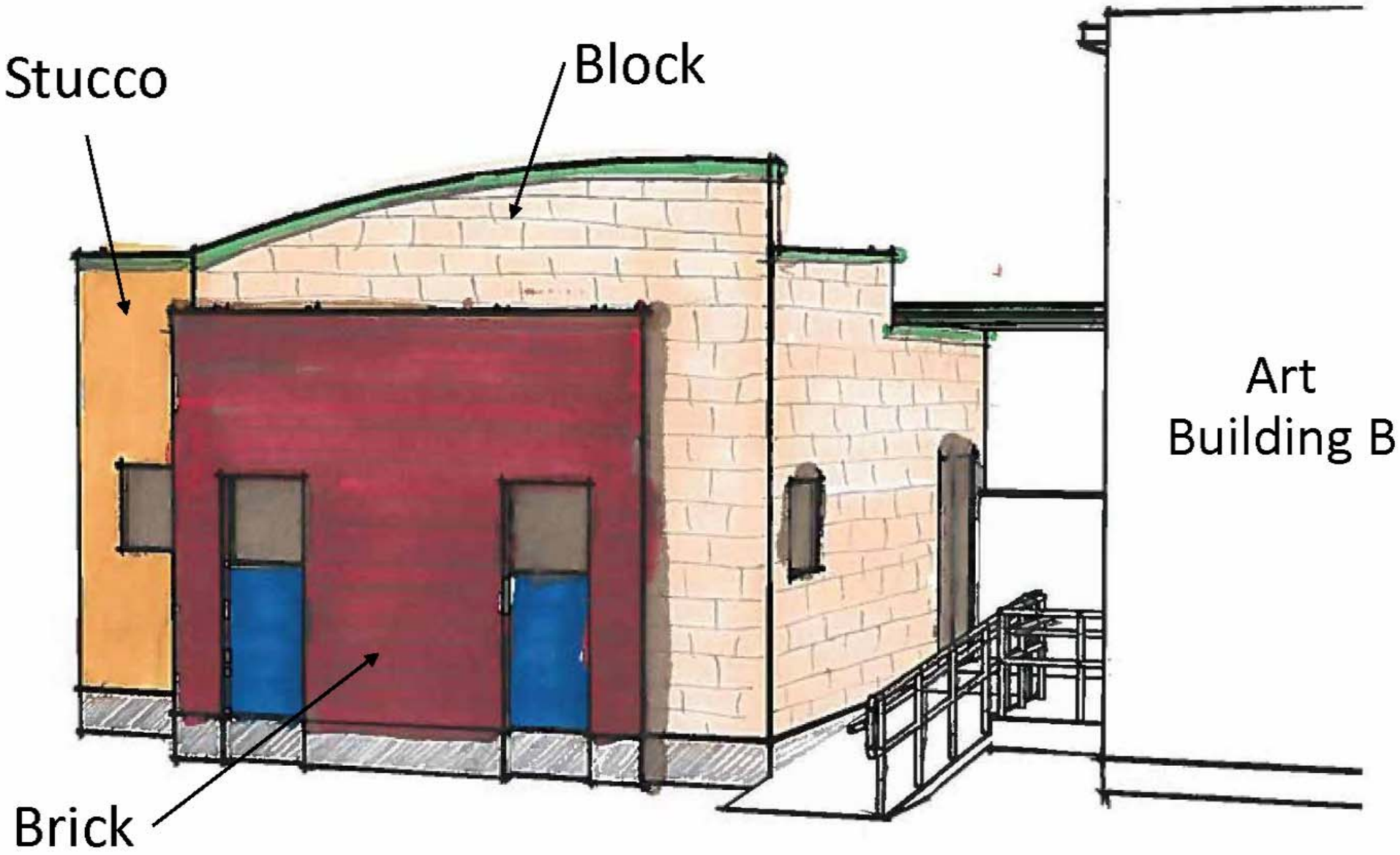
Proposed location



Schematic Site Plan



Schematic Floor Plan



Schematic Rendering- East Elevation

Review and Recommend Action on Approval of Change Order for the Nursing & Allied Health Campus Entry Drive

Approval of proposed Change Order No. 1 with Texas Cordia Construction, LLC for the Nursing & Allied Health Campus Entry Drive project will be requested at the April 28, 2015 Board meeting.

Change Order No. 1 is needed to improve an existing irrigation line to comply with the Hidalgo County Irrigation District No. 2 policy. This proposed change order item has been reviewed and confirmed by the project design team at Perez Consulting Engineers and STC staff.

Nursing & Allied Health Campus Entry Drive			
Change Order No.	**Item Description and Justification**	**Cost/ Days**	**Funding Source**
1	• **Description:** A portion of the new Entry Drive crosses an existing irrigation line and is a requirement of the Irrigation District that when new construction occurs over an existing outdated pipe, the section of pipe below the new construction must be replaced to prevent future demolition of the new construction.	$9,982	Construction
Total Change Order No. 1		$9,982 0 days	Bond Construction

A representative from Perez Consulting Engineers and STC staff will attend the April 13, 2015 Facilities Committee meeting to respond to questions from the Facilities Committee members.

It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, proposed Change Order No. 1 in the amount of $9,982 with Texas Cordia Construction, LLC for the Nursing & Allied Health Campus Entry Drive project as presented.

Review and Recommend Action on Contracting Construction Services for the Pecan Campus Portable Buildings Infrastructure

Approval to select a contractor for the Pecan Campus Portable Buildings Infrastructure project will be requested at the April 28, 2015 Board meeting.

The Board of Trustees previously approved design services with Melden & Hunt to prepare plans and specifications for the portable buildings infrastructure. As plans develop for design and construction of new facilities included in the 2013 Bond Construction Program, portable buildings on the Pecan Campus will be relocated in order to make space available for construction. A total of fourteen existing portable buildings are currently located in an area on campus where the future STEM Building, South Academic Building, parking lot, and site improvements will be constructed. As a result, civil engineers with Melden & Hunt have completed plans necessary for the infrastructure required at the Pecan Campus where the ten portables will be relocated.

STC staff worked with Melden & Hunt to prepare and issue the necessary plans and specifications for the solicitation of competitive sealed proposals. Solicitation of competitive sealed proposals for this project began on March 2, 2015. A total of nine (9) sets of construction documents were issued to general contractors, sub-contractors, and suppliers and a total of three (3) proposals were received on March 26, 2015.

Timeline for Solicitation of Competitive Sealed Proposals	
March 2, 2015	Solicitation of competitive sealed proposals began.
March 26, 2015	Three (3) proposals were received.

Staff evaluated these proposals and prepared the attached proposal summary. It is recommended that the top ranked contractor be recommended for Board approval.

Funds are available in the FY 2014-2015 non-bond Construction budget for this project.

Source of Funding	Budgeted Funds	Highest Ranked Proposal
Non-Bond Construction	$350,000	$333,249.80

It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, to contract construction services with Celso Gonzalez Construction, Inc. in the amount of $333,249.80 for the Pecan Campus Portable Building Infrastructure project as presented.

SOUTH TEXAS COLLEGE
PECAN CAMPUS INFRASTRUCTURE FOR RELOCATION OF PORTABLE BUILDINGS
PROJECT NO. 14-15-1056

	VENDOR	Bullard Construction	Celso Gonzalez Construction, Inc.	Holchemont, Ltd.	JCON Construction, LLC.	NM Contracting
	ADDRESS	5000 W Military Hwy Ste 50	614 N Conway	900 N Main St	604 Palmview Dr	2022 Orchid Ave
	CITY/STATE	McAllen, TX 78503	Mission, TX 78572	McAllen, TX 78501	Mission, TX 78574	McAllen, TX 78504
	PHONE	956-972-0321	956-585-3848	956-686-2901	956-227-3215	956-631-5667
	FAX	956-972-0325	956-585-7773	956-686-2925	956-580-9906	956-627-3959
	CONTACT	Dan Ogletree	Celso Gonzalez, Jr.	Michael C. Montalvo	Juan Pena, Jr.	Noel Munoz
#	**Description**	**Proposed**	**Proposed**	**Proposed**	**Proposed**	**Proposed**
1	**Base Proposal:** Pecan Campus Infrastructure for Relocation of Portable Buildings Includes the following improvements: Telecommunications, MEP, Water, Sanitary Sewer, Paving and Miscellaneous	$ 420,000.00	$ 333,249.80	$ 523,000.00	$ 358,630.00	$ 430,000.00
2	Begin Work Within	10 Working Days	7 Working Days	10 Working Days		14 Working Days
3	Completion of Work Within	160 Calendar Days	240 Calendar Days	120 Calendar Days	150 Calendar Days	180 Calendar Days
4	Bid Bond	Yes	Yes	Yes	Yes	Yes
TOTAL PROPOSAL AMOUNT		$ 420,000.00	$ 333,249.80	$ 523,000.00	$ 358,630.00	$ 430,000.00
TOTAL RANKING POINTS		75.8	88.7	73.3	61.2	77.4
RANKING		3	1	4	5	2

SOUTH TEXAS COLLEGE
PECAN CAMPUS INFRASTRUCTURE FOR RELOCATION OF PORTABLE BUILDINGS
PROJECT NO. 14-15-1056

	VENDOR	Bullard Construction		Celso Gonzalez Construction, Inc.		Holchemont, Ltd.		JCON Construction, LLC.		NM Contracting	
	ADDRESS	5000 W Military Hwy Ste 50		614 N Conway		900 N Main St		604 Palmview Dr		2022 Orchid Ave	
	CITY/STATE	McAllen, TX 78503		Mission, TX 78572		McAllen, TX 78501		Mission, TX 78574		McAllen, TX 78504	
	PHONE/FAX	956-972-0321		956-585-3848		956-686-2901		956-227-3215		956-631-5667	
	FAX	956-972-0325		956-585-7773		956-686-2925		956-580-9906		956-627-3959	
	CONTACT	Dan Ogletree		Celso Gonzalez, Jr.		Michael C. Montalvo		Juan Pena, Jr.		Noel Munoz	
1	The Respondent's price proposal. (up to 45 points)	35.7	35.7	45	45	28.7	28.7	41.8	41.8	34.9	34.9
		35.7		45		28.7		41.8		34.9	
		35.7		45		28.7		41.8		34.9	
		35.7		45		28.7		41.8		34.9	
		35.7		45		28.7		41.8		34.9	
2	The Respondent's experience and reputation. (up to 10 points)	8	8.5	8	8.4	7	8.1	6	6.6	7	8.3
		9		8		7		6		8	
		8		8		9		5.5		8.5	
		9		9		9		7		9	
		8.5		9		8.5		8.5		9	
3	The quality of the Respondent's goods or services. (up to 10 points)	8	8.5	8	8.4	9	8.2	1	1.2	6	6.2
		10		9		6		1		6	
		9		8		8		1		4	
		8		9		9		2		7	
		7.5		8		9		1		8	
4	The Respondent's safety record (up to 5 points)	4.5	4.3	4	4.1	3.5	3.6	0	0.2	3.5	4
		4		4		4		0		5	
		3.5		4		3		0		3.5	
		5		4		4		1		4	
		4.5		4.5		3.5		0		4	
5	The Respondent's proposed personal. (up to 8 points)	6	6	7	7.1	6	6.7	1	1.2	7	7.2
		6		8		7		1		7	
		6		6.5		7		1		6.5	
		7		7		7		2		8	
		5		7		6.5		1		7.5	
6	The Respondent's financial capability in relation to the size and the scope of the project. (up to 9 points)	5	5.1	7	7.2	5.5	6.6	5	4.2	8	8
		7		6		7		0		8	
		4		7		6		5		8	
		5		8		7		7		8	
		4.5		8		7.5		4		8	
7	The Respondent's organization and approach to the project. (up to 6 points)	2	2.4	4.5	5	4.5	4.4	0	0.4	3.5	4.1
		4		5		4		1		4	
		1		5		5		0		4	
		4		5		4		1		5	
		1		5.5		4.5		0		4	
8	The Respondent's time frame for completing the project. (up to 7 points)	5.3	5.3	3.5	3.5	7	7	5.6	5.6	4.7	4.7
		5.3		3.5		7		5.6		4.7	
		5.3		3.5		7		5.6		4.7	
		5.3		3.5		7		5.6		4.7	
		5.3		3.5		7		5.6		4.7	
TOTAL EVALUATION POINTS		75.8		88.7		73.3		61.2		77.4	
RANKING		3		1		4		5		2	

Review and Recommend Action on Contracting Construction Services for the Pecan Plaza Asphalt Resurfacing Along Alley Side of Building

Approval to select a contractor for the Pecan Plaza Asphalt Resurfacing Along Alley Side of Building project will be requested at the April 28, 2015 Board meeting.

The Board of Trustees previously approved design services with Halff Associates to prepare plans and specifications for this project. As a result, the civil engineering team at Halff Associates completed the plans necessary for this deferred maintenance project.

Halff Associates has worked with STC staff in preparing and issuing the necessary plans and specifications for the solicitation of competitive sealed proposals. Solicitation of competitive sealed proposals for this project began on March 2, 2015. A total of six (6) sets of construction documents were issued to general contractors, sub-contractors, and suppliers and a total of five (5) proposals were received on March 24, 2015.

Timeline for Solicitation of Competitive Sealed Proposals	
March 2, 2015	Solicitation of competitive sealed proposals began.
March 24, 2015	Five (5) proposals were received.

Staff evaluated these proposals and prepared the attached proposal summary. It is recommended that the top ranked contractor be recommended for Board approval.

Funds are available in the FY 2014-2015 non-bond construction budget for this project and from unused project savings.

Source of Funding	Budgeted Funds	Highest Ranked Proposal
Non-Bond Construction	$75,000	$115,000

It is requested that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, to contract construction services with 5 Star Construction in the amount of $115,000 for the Pecan Plaza Asphalt Resurfacing Along Alley Side of Building project as presented.

SOUTH TEXAS COLLEGE
PECAN PLAZA ASPHALT RESURFACING ALONG ALLEY SIDE OF BUILDING B
PROJECT NO. 14-15-1057

VENDOR		Eberle Materials, Inc.	5 Star Construction	Foremost Paving, Inc.	RDH Site and Concrete, LLC.	SAMES, Inc.
ADDRESS		P O Box 1028	3209 Melody Ln	P O Box 29	1201 E Moore Rd Lot 89	200 S Cage Blvd Ste A
CITY/STATE		Donna, Texas 78537	Mission, Texas 78574	Weslaco, TX 78599	Pharr, Texas 78577	Pharr, Texas 78577
PHONE		956-461-3478	956-867-5040	956-316-8900	956-502-5426	956-702-8880
FAX		956-461-3479	956-599-9055	956-316-8901	956-475-3917	956-702-8883
CONTACT		Jason Eberle	Alan Oakley	Joseph E. Forshage	Dianaly DeHoyos	Samuel D. Maldonado
#	**Project**	**Proposed**	**Proposed**	**Proposed**	**Proposed**	**Proposed**
1	**Base Proposal:** Pecan Plaza Asphalt Resurfacing Along Alley Side of Building B	$116,950.00	$129,900.00	$135,823.00	$84,900.00	$93,982.52
2	Begin Work Within	10 Working Days	15 Working Days	10 Working Days	10 Working Days	15 Working Days
3	Completion of Work Within	55 Calendar Days	60 Calendar Days	75 Calendar Days	45 Calendar Days	90 Calendar Days
1	**Alternate #1 Base Proposal:** Concrete Paving in lieu of Asphalt Paving	$116,950.00	$115,000.00	$160,389.00	$129,900.00	$119,905.19
2	Begin Work Within	10 Working Days	15 Working Days	10 Working Days	10 Working Days	15 Working Days
3	Completion of Work Within	55 Calendar Days	60 Calendar Days	75 Calendar Days	45 Calendar Days	90 Calendar Days
TOTAL RANKING POINTS		88.6	90.7	52.3	56	55
RANKING		2	1	5	3	4

SOUTH TEXAS COLLEGE
PECAN PLAZA ASPHALT RESURFACING ALONG ALLEY SIDE OF BUILDING B
PROJECT NO. 14-15-1057
EVALUATION SUMMARY

	VENDOR	Eberle Materials, Inc.		5 Star Construction		Foremost Paving, Inc.		RDH Site and Concrete, LLC.		SAMES, Inc.	
	ADDRESS	P O Box 1028		3209 Melody Ln		P O Box 29		1201 E Moore Rd Lot 170		200 S Cage Blvd Ste A	
	CITY/STATE	Donna, Texas 78537		Mission, Texas 78574		Weslaco, TX 78599		Pharr, Texas 78577		Pharr, Texas 78577	
	PHONE/FAX	956-461-3478		956-867-5040		956-316-8900		956-502-5426		956-702-8880	
	FAX	956-461-3479		956-599-9055		956-316-8901		956-475-3917		956-702-8883	
	CONTACT	Jason Eberle		Alan Oakley		Joseph E. Forshage		Dianaly De Hoyos		Samuel D. Maldonado	
1	**Base Proposal:** The Respondent's price proposal. (up to 45 points)	32.7	32.7	29.4	29.4	28.1	28.1	45	45	40.7	40.7
		32.7		29.4		28.1		45		40.7	
		32.7		29.4		28.1		45		40.7	
		32.7		29.4		28.1		45		40.7	
		32.7		29.4		28.1		45		40.7	
1	**Alternate #1 Proposal:** The Respondent's price proposal. (up to 45 points)	44.2	44.2	45	45	32.3	32.3	39.8	39.8	43.2	43.2
		44.2		45		32.3		39.8		43.2	
		44.2		45		32.3		39.8		43.2	
		44.2		45		32.3		39.8		43.2	
		44.2		45		32.3		39.8		43.2	
2	The Respondent's experience and reputation. (up to 10 points)	9	8.8	9	8.4	7	7.8	4	4.4	6	6.1
		9		9		9		6		7	
		9		8		8		4		5.5	
		8		8		8		4		6	
		9		8		7		4		6	
3	The quality of the Respondent's goods or services. (up to 10 points)	9	8.1	9	8.9	3	2.8	3	2.2	1	0.6
		8.5		9		2		2		2	
		8		9		3		2		0	
		7		9		3		2		0	
		8		8.5		3		2		0	
4	The Respondent's safety record (up to 5 points)	5	4.5	4	3.8	1	0.4	2	0.4	1	0.2
		4		3.5		0		0		0	
		4		3.5		0		0		0	
		5		5		0		0		0	
		4.5		3		1		0		0	
5	The Respondent's proposed personal. (up to 8 points)	7	6.2	7	6.4	1	0.8	2	0.6	1	0.4
		7		7		0		0		0	
		6		6		1		1		1	
		6		6		1		0		0	
		5		6		1		0		0	
6	The Respondent's financial capability in relation to the size and the scope of the project. (up to 9 points)	6	6.2	8	7.4	4	3	1	1.2	1	0.6
		7.5		7.5		2		2		1	
		6.5		7.5		3		1		1	
		5		7		3		0		0	
		6		7		3		2		0	
7	The Respondent's organization and approach to the project. (up to 6 points)	5	4.9	6	5.5	2	1	1	0.4	1	0.4
		4.5		5.5		0		0		0	
		5		5		1		1		1	
		5		6		1		0		0	
		5		5		1		0		0	
8	The Respondent's time frame for completing the project. (up to 7 points)	5.7	5.7	5.3	5.3	4.2	4.2	7	7	3.5	3.5
		5.7		5.3		4.2		7		3.5	
		5.7		5.3		4.2		7		3.5	
		5.7		5.3		4.2		7		3.5	
		5.7		5.3		4.2		7		3.5	
TOTAL EVALUATION POINTS		88.6		90.7		52.3		56		55	
RANKING		2		1		5		3		4	

Review and Recommend Action on Contracting Construction Services for the District-Wide Parking Lot Lighting Upgrades

Approval to select a contractor for the District-Wide Parking Lot Lighting Upgrades project will be requested at the April 28, 2015 Board meeting.

The Board of Trustees previously approved design services with DBR Engineering to prepare plans and specifications for this lighting upgrade project. As a result, the electrical engineering team at DBR Engineering has completed plans necessary for this deferred maintenance project. This parking lot lighting replacement project is in its first of several phases which will occur over a four year period. The first phase will include replacement of lights on the original Starr County Campus parking lot.

DBR Engineering has worked with STC staff in preparing and issuing the necessary plans and specifications for the solicitation of competitive sealed proposals. Solicitation of competitive sealed proposals for this project began on March 2, 2015. A total of three (3) sets of construction documents were issued to general contractors, sub-contractors, and suppliers and a total of four (4) proposals were received on March 26, 2015.

Timeline for Solicitation of Competitive Sealed Proposals	
March 2, 2015	Solicitation of competitive sealed proposals began.
March 26, 2015	Four (4) proposals were received.

Staff evaluated these proposals and prepared the attached proposal summary. It is recommended that the top ranked contractor be recommended for Board approval.

Funds are available in the FY 2014-2015 Renewals and Replacements budget for this project.

Source of Funding	Budgeted Funds	Highest Ranked Proposal
Non-Bond Construction	$100,000	$50,691

It is requested that the Facilities Committee recommend for Board approval at the April 29, 2015 Board meeting, to contract construction services with Metro Electric in the amount of $50,691 for District-Wide Parking Lot Lighting Upgrades project as presented.

SOUTH TEXAS COLLEGE
DISTRICT WIDE LIGHTING UPGRADES FOR PARKING LOTS
PROJECT NO. 14-15-1052

NAME		Alpha Building Corporation	RG Enterprises, LLC./ dba G&G Contractors	Metro Electric, Inc.	Zitro Electric, LLC.
ADDRESS		222 E Van Buren #503	5125 S US Hwy 281	1901 Industrial Dr	604 Palmview Dr
CITY/STATE/ZIP		Harlingen, TX 78550	Edinburg, TX 78539	McAllen, TX 78504	Palmview, TX 78574
PHONE		956-622-3242	956-929-1567	956-686-2323	956-581-8899
FAX		956-622-3102	956-283-7040	956-626-4559	956-581-8892
CONTACT		Gustavo E. Grajales	Rene Garza	Michael Gerdes	Mike Pena
#	**Description**	**Proposed**	**Proposed**	**Proposed**	**Proposed**
1	**Base Proposal:** District Wide Lighting Upgrades for Parking Lots	$ 84,900.00	$ 48,800.00	$ 50,691.00	$ 46,500.00
Begin Work Within		10 Working Days	10 Working Days	10 Working Days	10 Working Days
Completion of Work Within		90 Calendar Days	30 Calendar Days	120 Calendar Days	30 Calendar Days
TOTAL AMOUNT PROPOSED		$ 84,900.00	$ 48,800.00	$ 50,691.00	$ 46,500.00
TOTAL EVALUATION POINTS		67.8	76.7	84.7	83.5
RANKING		4	3	1	2

SOUTH TEXAS COLLEGE
DISTRICT WIDE LIGHTING UPGRADES FOR PARKING LOTS
PROJECT NO. 14-15-1052
EVALUATION FORM

	VENDOR	Alpha Building Corporation		RG Enterprises, LLC./ dba G&G Contractors		Metro Electric, Inc.		Zitro Electric, LLC.	
	ADDRESS	222 E Van Buren #503		5125 S US Hwy 281		1901 Industrial Dr		604 Palmview Dr	
	CITY/STATE	Harlingen, TX 78550		Edinburg, TX 78539		McAllen, TX 78504		Palmview, TX 78574	
	PHONE	956-622-3242		956-929-1567		956-686-2323		956-581-8899	
	FAX	956-622-3102		956-283-7040		956-626-4559		956-581-8892	
	CONTACT	Gustavo E. Grajales		Rene Garza		Michael Gerdes		Mike Pena	
1	The Respondent's price proposal. (up to 45 points)	24.6	24.6	42.9	42.9	41.3	41.3	45	45
		24.6		42.9		41.3		45	
		24.6		42.9		41.3		45	
		24.6		42.9		41.3		45	
		24.6		42.9		41.3		45	
2	The Respondent's experience and reputation. (up to 10 points)	9	8.4	7	6.6	9	9.2	8	7.4
		8		6		9		7	
		9		8		9		7	
		8		5		10		7.5	
		8		7		9		7.5	
3	The quality of the Respondent's goods or services. (up to 10 points)	8.5	8.3	7	6.2	8	8.8	7	7
		8		5		9		7	
		8		7		9		7	
		8		6		9		7	
		9		6		9		7	
4	The Respondent's safety record. (up to 5 points)	4.5	4.3	3	2.4	4.5	4.3	3	2.4
		4.5		1		4		3	
		4		3		4		3	
		4		2		5		1	
		4.5		3		4		2	
5	The Respondent's proposed personnel. (up to 8 points)	7.5	7.2	6	5	7	6.8	6	6.2
		7.5		4		7		6	
		7		6		7		7.5	
		7		4		6		5	
		7		5		7		6.5	
6	The Respondent's financial capability in relation to the size and scope of the project. (up to 9 points)	7	7.3	6	4.2	8.5	7.7	6	5.4
		7.5		3		7		6	
		8		3		7		5	
		7		4		8		5	
		7		5		8		5	
7	The Respondent's organization and approach to the project. (up to 6 points)	5.5	5.4	4	2.4	4.5	4.8	3.5	3.1
		4.5		1		5		2.5	
		6		3		5		3.5	
		6		2		5		3.5	
		5		2		4.5		2.5	
8	The Respondent's time frame for completing the project. (up to 7 points)	2.3	2.3	7	7	1.8	1.8	7	7
		2.3		7		1.8		7	
		2.3		7		1.8		7	
		2.3		7		1.8		7	
		2.3		7		1.8		7	
TOTAL EVALUATION POINTS		67.8		76.7		84.7		83.5	
RANKING		4		3		1		2	

Review and Recommend Action on Substantial or Final Completion for the Following Projects

Approval of substantial or final completion and release of final payment for the following projects will be requested at the April 28, 2015 Board meeting:

	Projects	Substantial Completion	Final Completion	Documents Attached
1.	Pecan Campus Buildings A, G, H, and X Electrical Disconnects	Recommended	May 2015	Substantial Completion Certificate
2.	Pecan Campus Ann Richards Administration Building Grants/Accountability Office Improvements	Previously Approved	Recommended	Final Completion Letter

1. Pecan Campus Buildings A, G, H and X Electrical Disconnects

It is recommended that substantial completion for this project with Metro Electric be approved.

Engineers with ACR and STC staff visited the site and developed a construction punch list. As a result of this site visit and observation of the completed work, a Certificate of Substantial Completion for the project was certified on March 26, 2015. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project. A copy of the Substantial Completion Certificate is attached.

Contractor Metro Electric will continue working on the punch list items identified and will have thirty (30) days to complete before final completion can be recommended for approval. It is anticipated that final acceptance of this project will be recommended for approval at the May 2015 Board meeting.

It is recommended that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, the substantial completion of the Pecan Campus Buildings A, G, H, and X Electrical Disconnects project as presented.

2. Pecan Campus Ann Richards Administration Building Grants/Accountability Office Improvements

It is recommended that final completion and release of final payment for this project with 5 Star Construction be approved.

Final Completion including punch list items were accomplished as required in the Owner/Contractor agreement for this project. It is recommended that final completion and release of final payment for this project with 5 Starr Construction be approved. The original cost approved for this project was in the amount of $94,600.

The following chart summarizes the above information:

Construction Budget	Approved Proposal Amount	Net Total Change Orders	Final Project Cost	Previous Amount Paid	Remaining Balance
$24,000	$94,600	$2,263.80	$96,863.80	$86,296.10	$10,567.70

On March 23, 2015, STC Planning & Construction Department staff along with EGV Architects inspected the site to confirm that all punch list items were completed. Attached is a letter from EGV Architects acknowledging all work is complete and recommending release of final payment.

It is recommended that the Facilities Committee recommend for Board approval at the April 28, 2015 Board meeting, the substantial or final completion and release of final payment of the projects as presented.

AIA® Document G704™ – 2000

Certificate of Substantial Completion

PROJECT:
(Name and address)
STC Pecan Campus Electrical Disconnects Building A, G, H, and X
3201 W. Pecan Blvd
McAllen, Texas 78501

PROJECT NUMBER: 14V20/
CONTRACT FOR: Pecan Campus Electrical Disconnects from Building A,G,H, and X
CONTRACT DATE: 10/07/2014

OWNER: ☒
ARCHITECT: ☒
CONTRACTOR: ☒
FIELD: ☐
OTHER: ☐

TO OWNER:
(Name and address)
South Texas College
3200 W. Pecan Blvd.
Bldg. N., Ste 145
McAllen, Texas 78501

TO CONTRACTOR:
(Name and address)
Metro Electric
1901 Industrial Drive
McAllen, Texas 78504

PROJECT OR PORTION OF THE PROJECT DESIGNATED FOR PARTIAL OCCUPANCY OR USE SHALL INCLUDE:

STC Pecan Campus Electrical Disconnects from buildings A,G,H and X

The Work performed under this Contract has been reviewed and found, to the Architect's best knowledge, information and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated above is the date of issuance established by this Certificate, which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

Warranty **Date of Commencement**

ACR Engineering, Inc.		March 26, 2015
ARCHITECT	**BY**	**DATE OF ISSUANCE**

A list of items to be completed or corrected is attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment.

Cost estimate of Work that is incomplete or defective: $0.00

The Contractor will complete or correct the Work on the list of items attached hereto within Six (6) days from the above date of Substantial Completion.

Metro Electric		
CONTRACTOR	**BY**	**DATE**

The Owner accepts the Work or designated portion as substantially complete and will assume full possession at 5:00p.m. (time) on 3/26/15 (date).

South Texas College		
OWNER	**BY**	**DATE**

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work and insurance shall be as follows:
(Note: Owner's and Contractor's legal and insurance counsel should determine and review insurance requirements and coverage.)

EGV
ARCHITECTS, INC.

April 6, 2015

South Texas College
Mr. Robert Cuellar
Facilities Planning and Construction
P. O. Box 9701
McAllen, TX 78501

Re: STC Pecan Campus – Grants / Accountability Office Improvements
RFP #13-14-1044

Dear Mr. R. Cuellar,

To the best of our knowledge, all work has been performed as per manufacturer's specifications. We recommend release of final payment to 5-Star Construction for the above referenced project.

5-Star Construction, has completed the punch list items and submitted their closing documents.

If you have any questions please call at (956) 843-2987.

Sincerely,

Eduardo G. Vela, Architect

XC: Gerry Rodriguez, Architect

P.O. Box 8627 • 220 S. Bridge St. • Hidalgo, TX 78557
Tel: (956) 843-2987 • Fax: (956) 843-9726 • E-mail: edvela@flash.net

Discussion and Action as Necessary Regarding STC vs Chubb Insurance for Hail Damage Claim Settlement

The Facilities Committee is asked to discuss with legal counsel and recommend action as necessary regarding legal settlement with Chubb Insurance for Hail Storm Damage insurance claim. Any recommended action will be presented for consideration by the South Texas College Board of Trustees at the April 28, 2015 Regular Board Meeting.

Update on Status of Non-Bond Construction Projects

The Facilities Planning & Construction staff prepared the attached design and construction update. This update summarized the status of each capital improvement project currently in progress. Gerry Rodriguez will be present to respond to questions and address concerns of the committee.

CONSTRUCTION PROJECTS PROGRESS REPORT - April 13, 2015

Project number	PROJECT DESCRIPTION	Project Development					Design Phase				Solicitation of Proposals			Construction Phase						Project Manager	Architect/Engineer	Contractor
		Project Development	Board approval of A/E	Contract Negotiations	Concept Development	Schematic Approval	30%	60%	95%	100%	Solicit of Proposals	Approve Contractor	Construction Start	30%	50%	75%	95% Substantial Comp	100%	Final Completion			
	Pecan Campus and Pecan Plaza																					
13-1-002	Pecan - Digital Marquee Sign																			Rick	N/A	TBD
14-1-012	Pecan - Annex Grant/Accountability Office Improvements																			Robert	EGV Architects	5 Star Construction
14-1-015	Pecan - Student Services Bldg Modifications																			Rick	ERO Architects	Bullard Construction
14-1-021	Pecan - Building A, G, H & X Electrical Disconnects																			John	ACR Engineering	Metro Electric
15-1-002	Pecan - Covered Area for Ceramic Arts Kilns																			Robert	EGV Architects	TBD
15-1-006	Pecan - Library Study Rooms Additions																			Robert	Boultinghouse Simpson Gates Architects	TBD
15-1-007	Pecan - Sports Field Lighting																			John	DBR Engineering	TBD
15-1-011	Pecan - Removal of existing trees for Bond projects		N/A			N/A														John	STC staff	Maldonado
15-1-012	Pecan - Infrastructure for relocation of Portable Buildings																			John	Melden & Hunt	TBD
15-1-013	Pecan - Relocation of Electrical Power Lines																			Gerry	Sigma Engineering	TBD
15-1-17	Pecan - Student Services Bldg. 1st Floor Modifications																			Rick	Boultinghouse Simpson Gates Architects	TBD
15-1-020	Pecan - AECHS Service Drive and Sidewalk Relocation					N/A														John	R. Gutierrez Engineering	TBD
N/A	Pecan - H.S.I. Grant Training Lab C111 Improvements		N/A	N/A							N/A	N/A								John	N/A	STD Staff
N/A	Pecan - Professional Development Office Improvements		N/A	N/A								N/A								Rick	N/A	STD Staff
15-1-R02	Pecan - Building A Carpet Replacement																			John		
N/A	Pecan - Building J Exhaust Fan																			Robert	EGV Architects	TBD
13-1-004	Pecan Plaza - Police Department Space Renovation																			Rick	PBK Architects	5 Star Construction
14-1-016	Pecan Plaza - Continuing Education Space Renovation																			Robert	Boultinghouse Simpson Gates Architects	Alpha Building Corp.
15-1-003	Pecan Plaza - Police Department Emergency Generator																			Rick	Halff Associates	TBD
15-1-004	Pecan Plaza - Asphalt Resurfacing on Back Side																			Rick	Halff Associates	TBD
	Mid Valley Campus																					
N/A	MV - Simulation Control Room		N/A	N/A																Rick	STC staff	STC Staff
	Technology Campus																					
14-3-R002	TC - West Academic Building Re-roofing																			Robert	Amtech Building Sciences	TBD
14-3-R006	TC - HVAC Cooling Tower Replacement																			Rick	Halff Associates	Pro-Tech
15-3-R001	TC - Replacement of flooring in Building B																			Robert	STC staff	Diaz Floors & Interiors
	TC - Building B Main Doors and Frame Replacement																					
	TC - Building C Conference Room																					
	Nursing and Allied Health Campus																					
14-4-001	NAH - Parking Lot Expansion																			John	Perez Consulting Engineers	Texas Cordia
14-4-R004	NAH - Irrigation system upgrades	N/A	N/A																	John	SSP Design	TBD
14-4-005	NAH - Subdivision Plat				N/A	N/A					N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A		John	Perez Consulting Engineers	N/A
15-4-022	NAH - Walls for Library Quiet Study Area		N/A	N/A	N/A	N/A														Rick	STC staff	Manufacture
15-4-R001	NAH - Carpet Replacement II - West Wing (RR)		N/A	N/A	N/A	N/A														Robert	STC staff	Vintage Tile & Stone
	Starr County Campus																					
14-5-003	Starr - Parking Lot 5 and South Drive Lighting																			Rick	ACR Engineering	Zitro Electric
15-5-R01	Starr - Carpet Replacement Buildings A, B & C																			John	N/A	Innertech Flooring
New	Starr - Install Backup Generator for Building E Data Center																			Gerry	TBD	TBD
	District Wide Improvements																					
14-6-010	DW - Building to Building ADA Accessibility Phase II																			Robert	Dannenbaum Engineering	TBD
14-6-011	DW - Infrastructure for Fiber Optic Lines		No Longer Required																	Gerry	N/A	N/A
14-6-011	DW - Parking Lots Lighting Upgrades to LED																			Robert	DBR Engineering	TBD
15-6-001	DW - Directional Signage		N/A	N/A																Rick	N/A	TBD
	DW - H.S.I. Grant Five Tier 1 Labs		N/A																	Rick	N/A	TBD

For FY 2014-2015, 26 non-bond projects are currently in progress, 12 have been completed and 23 pending start up - 61 Total

Status of Non-Bond Construction Projects in Progress
April 2015

Project	% Complete	Date to Complete	Current Activity	Budget	Contract Amount	Amount Paid	Balance
Pecan Campus							
Digital Marquee Sign	95%	April 2015	1. Project Development Phase 2. Vendor has completed preliminary design for review and approval by STC	$80,000	TBD	$0	TBD
Grant/Accountability Office Improvements	100%	January 2015	1. Construction Phase 2. Construction is complete	$24,000	$96,863.80	$86,296.10	$10,567.70
Student Services Building Offices Modifications	100%	January 2015	1. Construction Phase 2. Construction in complete	$353,000	$402,960.40	$402,960.40	$0
Buildings A, G, H, & X Electrical Disconnects	100%	March 2015	1. Construction Phase 2. Construction is substantially complete	$100,000	$101,121	$34,533.39	$66,587.61
Cover area for Ceramic Arts Kilns	60%	April 2015	1. Design phase 2. Design in progress	$48,750	$29,250	$0	$29,250
Library Additional Study Rooms	5%	June 2015	1. Design phase 2. Design in progress	$54,000	TBD	$0	TBD
Sports Fields Lighting	95%	April 2015	1. Design phase 2. Design in progress	$30,000	$16,000	$0	$16,000
Removal of Trees for Bond Construction	100%	January 2015	1. Construction Phase 2. Construction in complete	$25,000	$21,142	$21,142	$0
Infrastructure for Relocation of Portable Buildings	100%	February 2015	1. Re-design Phase 2. Solicitation of construction proposals is complete	$52,500	$30,047.71	$27,343.05	$2,704.66

Project	% Complete	Date to Complete	Current Activity	Budget	Contract Amount	Amount Paid	Balance
Relocation of Electrical Power Lines	25%	April 2015	1. Design phase 2. Contract negotiations complete 3. Design work in progress	$11,250	$7,387.50	$0	$7,387.50
Student Services Building 1st Floor Modifications	10%	May 2015	1. Design Phase 2. Design in progress	$37,500	$23,125	$0	$23,125
AECHS Service Drive and Sidewalk Relocation	60%	April 2015	1. Design phase 2. Design in progress	$9,000	$9,493	$0	$9,493
HSI Grant Training Lab C111 Improvements	100%	February 2015	1. Construction Phase 2. Construction complete	Grant	TBD	$0	Grant
Professional Development Office Improvements	100%	February 2015	1. Construction Phase 2. Construction complete	$10,000	TBD	TBD	$10,000
Building A Carpet Replacement	50%	April 2015	1. Project Development Phase 2. Staff is preparing for solicitation of proposals	$60,000	TBD	$0	TBD
Building J Science Lab Exhaust Fan	50%	April 2015	1. Construction Phase 2. Construction in progress	$0	$23,300	$0	$23,300
Pecan Plaza Police Department Emergency Generator	30%	May 2015	1. Design phase 2. Design in progress	$30,000	$36,308.18	$0	$36,308.18
Pecan Plaza Asphalt Resurfacing on Alley Side	100%	March 2015	1. Design phase 2. Design complete 3. Solicitation of construction proposals is complete	$8,000	$9,885	$0	$9,885
Mid Valley Campus							
No Work in Progress							

Project	% Complete	Date to Complete	Current Activity	Budget	Contract Amount	Amount Paid	Balance
Technology Campus							
West Academic Building Re-roofing	100%	March 2015	1. Design Phase 2. Design complete 3. Solicitation of proposal complete 4. Board approved contractor	$125,000	$106,181.25	$75,000	$31,681.25
HVAC Cooling Tower Replacement	75%	April 2015	1. Construction Phase 2. Construction in progress	$415,000	$396,000	$252,131.22	$143,868.78
Replacement of Flooring in Building B	100%	January 2015	1. Construction Phase 2. Construction is complete	$50,000	$15,462.15	$15,462.15	$0
Building B Main Door and Frame replacement	0%	July 2015	1. Design Phase 2. Board approved AE firm in March 2015	$7,500	TBD	$0	TBD
Building C Conference Room Addition	0%	July 2015	1. Design Phase 2. Board approved AE firm in March 2015	$9,600	TBD	$0	TBD
Nursing and Allied Health Campus							
Parking Expansion	50%	April 2015	1. Construction Phase 2. Contract executed 3. Construction in progress	$740,000	$655,545.80	$163,333.50	$492,212.30
Irrigation System upgrades	100%	March 2015	1. Design Phase 2. Design work complete	$2,000	$3,550	$0	$3,550

Project	% Complete	Date to Complete	Current Activity	Budget	Contract Amount	Amount Paid	Balance
Subdivision Plat for 6.63 Acres	95%	February 2015	1. Design Phase, 2. Staff is working with the engineer to finalize subdivision plat 3. Traffic Impact Analysis is complete 4. Pending approval of conditional use permit by City of McAllen	$20,000	$19,690	$2,900	$16,790
Walls for Library Quiet Study Area	10%	February 2015	1. Construction Phase 2. Installation of pre-fabricated walls is complete	$25,000	$15,643.34	$0	$15,643.34
Starr County Campus							
Installation of Backup Generator for Data Center	0%	July 2015	1. Design Phase 2. Board approval of engineer 3. Deign in progress	$0	TBD	$0	TBD
District Wide							
Building to Building ADA Accessibility Improvements Phase II	30%	April 2015	1. Design Phase 2. Design work is in progress	$60,000	$78,396.03	$17,367.54	$61,028.49
Parking Lots Lighting Upgrades to LED	100%	February 2015	1. Design phase 2. Design work complete 3. Solicitation of construction proposals is in progress	$15,000	$8,000	$5,600	$2,400
Directional Signage Updates	0%	July 2015	1. Project development 2. Work on progress	$25,000	TBD	$0	TBD
H.S.I Grant – Five Tier One Lab Conversions	20%	April 2015	1. Project development 2. Work on progress	$0	TBD	$0	TBD
For FY 2014-2015, 26 non-bond projects are currently in progress, 12 have been completed and 23 pending start – Total 61							