



Brownsville Independent School District

Agenda Category: General Function Board of Education Meeting: 10/06/2026

Item Title:	<u>Change Order #005 to Amend Owner/ Contractor</u>	<u>X</u>	Action
	<u>Agreement with Scoggins Construction Co. for</u>	<u> </u>	Information
	<u>Food Nutrition Services New Freezer Project</u>	<u> </u>	Discussion
	<u>CSP22-147</u>	<u> </u>	

BACKGROUND:

On June 13th, 2023 the Board of Trustees approved to Scoggins Construction Co, Harlingen, TX. CSP # 22-147 - for the Construction project for BISD Food and Nutrition Services New Freezer Project.

Please see the attached:

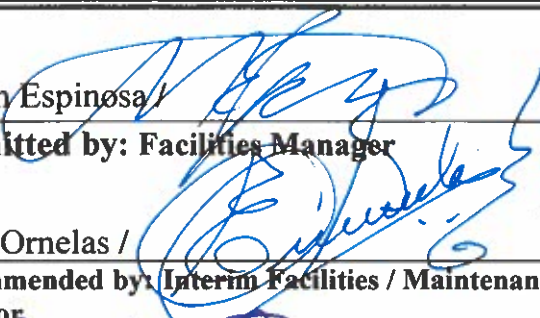
- Change Order AIA Document G701-2017
- Construction Proposal

FISCAL IMPLICATIONS:

Change Order Increase \$144,073.69

RECOMMENDATION:

Recommend approval to authorize Administration to accept Change Order No. 5 for the Food and Nutrition Project in the amount of \$144,073.69, resulting in a revised contract amount of \$3,644,356.69 and an additional 95 calendar days to the contract time.


Martin Espinosa /

Submitted by: Facilities Manager

Eliud Ornelas /

Recommended by: Interim Facilities / Maintenance
Director


Rosario Pena RTSBA /

Approved by: Assistant Superintendent

Approved for Submission to Board of Education:



Dr. Timothy E. Cuff, Superintendent



Brownsville Independent School District

Facilities Department

3750 Robindale Rd.
Brownsville, TX 78526
(956) 698 2400

MEMORANDUM

TO: Eliud Ornelas, Interim Facilities/Maintenance Director
FROM: Martin Espinosa, Facilities Manager *ME*
DATE: September 18, 2026
SUBJECT: FNS Warehouse/Freezer Project – Change Order No. 5

The purpose of this memorandum is to provide supporting information and justification for Change Order No. 5 in the amount of \$144,073.69 for the Food and Nutrition Services (FNS) Warehouse/Freezer Project.

As the project progressed and transitioned to the current Facilities project team, a review of the project scope was conducted in coordination with FNS Administration. Through this review, additional items necessary for the proper completion, functionality, and operation of the facility were identified that **were not included in the original project scope**. The original Facilities memorandum similarly noted that additional project needs were identified following the transition and subsequent review of the project.

Change Order No. 5 includes the following additional work:

- Hydraulic Dock Levelers: \$ 55,321.14
- Dumpster Pad Enclosure: \$ 42,131.25
- Guardrails/Bollards: \$ 40,221.30
- PUB Water Services: \$ 6,400.00

Total Change Order No. 5: \$144,073.69

These items are necessary to address operational, safety, access, and utility requirements associated with the completion and intended use of the FNS Warehouse/Freezer facility.

Funding for the \$144,073.69 associated with Change Order No. 5 has already been budgeted through a Budget Amendment approved by the Board of Trustees at the August 4, 2026 Board Meeting. Therefore, approval of this change order will not require an additional budget amendment or an additional funding allocation beyond the amount previously approved by the Board.

Approval of Change Order No. 5 is requested to authorize the additional work described above and allow the district to proceed with the remaining requirements necessary to move the FNS Warehouse/Freezer Project toward final completion.

Please contact me should additional information or clarification be required.

CONSTRUCTION CHANGE ORDER

PROJECT: BISD FNS New Freezer Facility
1900 Price Rd., Brownsville, TX 78521

CHANGE ORDER NUMBER: 5
DATE: 9/9/2026
ENGINEER'S PROJECT NO.: 21-109

OWNER ☒
ENGINEER ☒
CONTRACTOR ☒
FIELD ☐
PROJECT MANAGER ☐

TO CONTRACTOR:

Scoggins Construction Co., Inc.
17862 Graham Rd., Harlingen TX 78552

CONTRACT DATED: 6/20/2023
CONTRACT FOR:

You are hereby directed to make the following change(s) in this Contract:

(Describe briefly any proposed changes or list any attached information in the alternative)

PROPOSED ADJUSTMENTS

1. The proposed basis of adjustment to the Contract Sum is as follows:

A) Approved Changes by Brownsville ISD

All labor, material, and equipment necessary for:

1. Add 3 each-6'x10' SERCO Hydraulic Color Gray Dock Levelor Model HL, 24" Pit Frame with 20" Lip with Safety Barrier - \$55,321.14
2. Add 1 each -20'x10' Dumpster Pad with 8' Block Wall with Metal Gates and Bollards, per City of Brownsville Reqs- \$42,131.25
3. Add Installation of Painted Guardrails above the 2 each truck well walls, 1 Painted Guardrail at Forklift Ramp , 10 Painted Pipe Bollards at Interior, 2 Painted Pipe Bollards at Generator and Condensing Pad, Painted Guardrail at Entry and 2 Painted Handrails at Front Steps - \$40,221.30
4. Add Brownsville PUB Water Services Fees Reimbursement - \$6,400.00

Subtotal: \$ 144,073.69

The original Contract Sum was

\$ 3,360,000.00

The net change by previously authorized Change Orders

\$ 140,283.00

The Contract Sum prior to this Change Order was

\$ 3,500,283.00

The Contract Sum will be increased by this Change Order in the amount of

\$ 144,073.69

The new Contract Sum including this Change Order, will be

\$ 3,644,356.69

The Contract Time will be changed by an additional

(95) days

When signed by the Owner and Engineer and received by the Contractor, this document becomes effective IMMEDIATELY as a Construction Change Order (CCO), and the Contractor shall proceed with the change(s) described above.

Contractor signature indicates agreement with the proposed adjustments in Contract Sum and Contractor Time set forth in this CCO.

M Garcia Engineering, LLC

ENGINEER (Firm name)

1022 E. Griffin Parkway Suite 202B

Address

BY (Signature)

Mariano Garcia, P.E.

Typed name

DATE 09-09-26

Scoggins Construction Co., Inc.

CONTRACTOR (Firm name)

17862 Graham Rd., Harlingen TX 78552

Address

BY (Signature)

Jeff Scoggins

Typed name

DATE 9/10/20206

Brownsville ISD

OWNER (Firm name)

1900 E. Price Road, Brownsville TX 78521

Address

BY (Signature)

Dr. Timothy E. Cuff

Typed name

DATE

FOOD NUTRITION SERVICES NEW FREEZER PROJECT

September 8th, 2026.

CHANGE ORDER CONCEPTS.

CONCEPT	ACTUAL PRICE	CO. PROP. No.
1. Hydraulic Dock levelers	\$ 55,321.14	Prop. No. 14
2. Trash Enclosure	\$ 42,131.23	Prop. No. 16
3. Guard rails and Bollards.	\$ 40, 221.30	Prop No. 18
4. PUB water services fees	\$ 6,400.00	P U B
TOTAL-----	\$ 144,073.67	

Mariano, please prepare a Change order Document for :

BISD FNS NEW FREEZER FACILITY

Once you have it ready and signed from your office, please email back to me so I can get Scoggins signature and attach back up documents.

Please send me the Proposal for your services.

Thank you.

Martin

SCOGGINS CONSTRUCTION CO., INC.
17862 Graham Rd, Harlingen , TX 78552

(Phone) 956-421-3558
(Fax) 956-421-3154

CHANGE ORDER PROPOSAL

NO. 14

PROJECT: BISO FNS NEW FREEZER FACILITY
COP NO.: 14

DATE QUOTED: 02/20/26

TO: Manuel Hinojosa
Brownsville I.S.D.
3750 Robindale Road
Brownsville, TX 78526
(Phone) 956-648-8081 (Fax) 956-554-2909

PROJECT NO.: 0245

ARCH. PROJECT NO.:

DAYS ALLOWED
FOR APPROVAL: 7

EXPIRATION DATE: 02/27/26

REQUESTED EXTENSION
OF TIME IN DAYS: 14

DESCRIPTION:

We propose to provide material, labor and equipment to provide 3 each 6' X 10' SERCO HYDRAULIC COLOR GRAY DOCK LEVELER MODEL HL 24" PIT FRAME WITH 20" LIP WITH SAFETY BARRIER

SUBCONTRACTORS / VENDORS
ASSA Abloy Entrance Systems

SUB / VENDOR WORK DESCRIPTION
3 Each Dock Levelers

AMOUNT:
\$49,240.00

APPROVAL

TOTAL FROM WORK BREAKDOWN PAGES

NAME: MARTIN ESPINOSA
DATE: 08/21/2026

SEND COPIES TO

SUB SUBTOTAL: \$49,240.00
BOND: \$0.00
SAFETY PROGRAM: \$0.00
SMALL TOOLS: \$0.00
GL INSURANCE: \$0.00

SUBTOTAL: \$49,240.00

OVERHEAD: 5% \$2,482.00

SUBTOTAL: \$51,702.00

PROFIT: 7% \$3,619.14

TOTAL COP AMOUNT: \$55,321.14

SCOGGINS CONSTRUCTION CO., INC.

BY:

Jeffrey Scoggins, Project Manager

DATE: 2/20/26

OK
Si

SCOGGINS CONSTRUCTION CO., INC.

17862 Graham Rd, Harlingen , TX 78552

(Phone) 956-421-3558

(Fax) 956-421-3154

CONTINGENCY FUND EXPENDITURE**NO.****16****PROJECT: BMSD FMS NEW FREEZER FACILITY****COP NO.: 16****DATE QUOTED: 03/26/26****PROJECT NO.: 0245****ARCH. PROJECT NO.:****TO: Manuel Hinojosa****Brownsville I.S.D.****3750 Robindale Road****Brownsville , TX 78526****(Phone) 956-548-8081 (Fax) 956-554-2909****DAYS ALLOWED****FOR APPROVAL: 7****EXPIRATION DATE: 04/02/26****REQUESTED EXTENSION****OF TIME IN DAYS: 21****DESCRIPTION:**

We propose to provide material, labor and equipment to install a 20 x 10 dumpster pad with block wall to 8' high with metal gates and bollards per the City of Brownsville requirements

SUBCONTRACTORS / VENDORS

Scoggins Construction Co., Inc.

SUB / VENDOR WORK DESCRIPTION

Cut and Patch Asphalt

Foundation

Masonry

Metal Gates and Bollards

Paint Block

AMOUNT:

\$3,500.00

\$7,000.00

\$12,000.00

\$10,500.00

\$4,500.00

APPROVAL**TOTAL FROM WORK BREAKDOWN PAGES****NAME:****DATE:****SEND COPIES TO****SUB SUBTOTAL:**

\$37,500.00

BOND:

\$0.00

SAFETY PROGRAM:

\$0.00

SMALL TOOLS:

\$0.00

GL INSURANCE:

\$0.00

SUBTOTAL:

\$37,500.00

OVERHEAD:

5%

\$1,875.00

SUBTOTAL:

\$39,375.00

PROFIT:

7%

\$2,756.25

TOTAL COP AMOUNT:

\$42,131.25

SCOGGINS CONSTRUCTION CO., INC.**BY:**

Jeffrey Scoggins, Project Manager

DATE: 3/26/26OK
5/

SCOGGINS CONSTRUCTION CO., INC.

17862 Graham Rd, Harlingen, TX 78552

(Phone) 956-421-3558

(Fax) 956-421-3154

CHANGE ORDER PROPOSAL**NO.****18****PROJECT: BISO FNS NEW FREEZER FACILITY****COP NO.: 18****DATE QUOTED: 08/24/26****PROJECT NO.: 0245****ARCH. PROJECT NO.:****DAYS ALLOWED
FOR APPROVAL: 7****EXPIRATION DATE: 08/31/26****REQUESTED EXTENSION
OF TIME IN DAYS: 60****TO:**

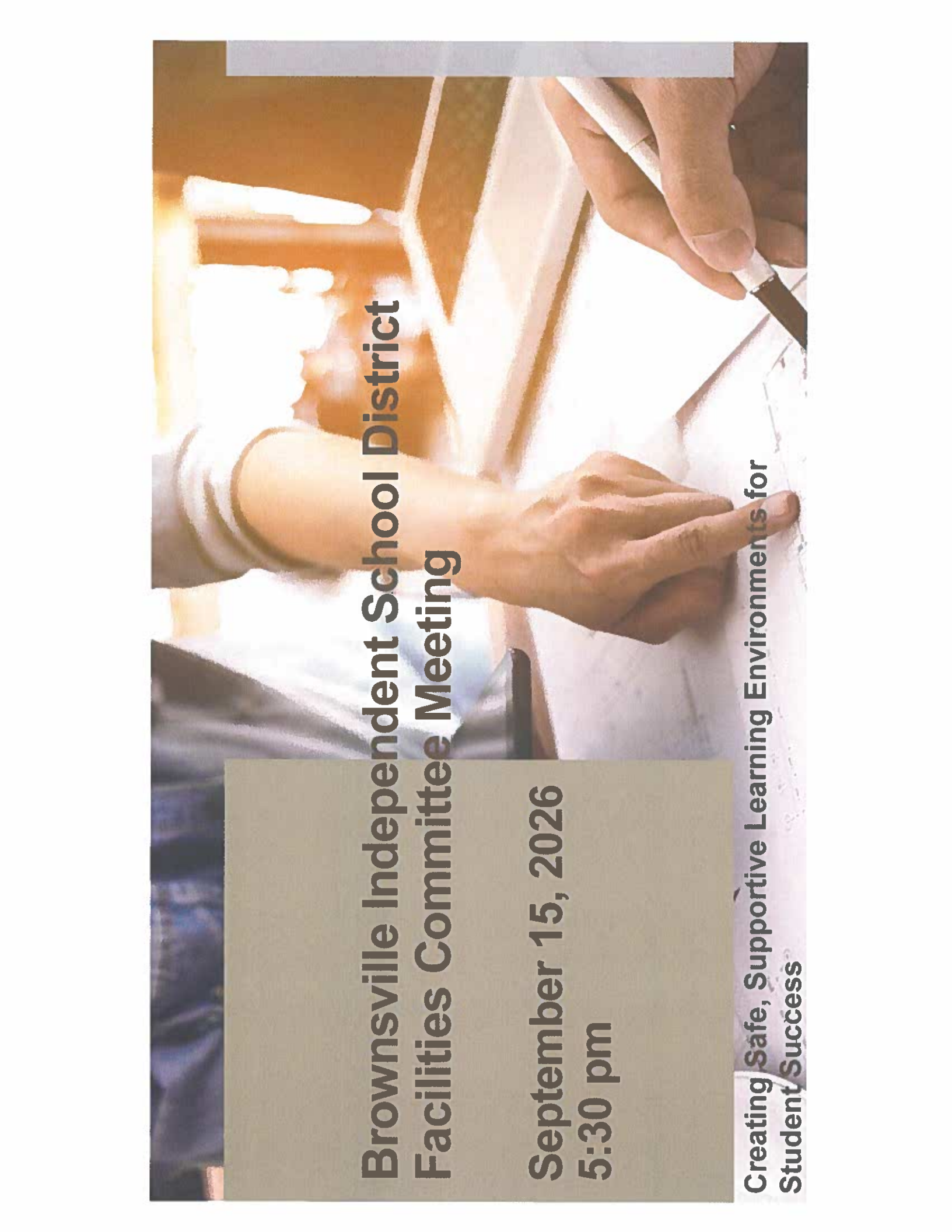
(Phone) (Fax) 956-554-2909

DESCRIPTION:

We propose to provide material, labor and equipment to install additional painted guardrails and bollards. This will include installation of guardrails above the 2 each truck well walls, 1 guardrail at the forklift ramp, 10 pipe bollards at interior, 2 pipe bollards at generator and condensing pad, guardrail at entry and 2 handrails at front steps.

SUBCONTRACTORS / VENDORS	SUB / VENDOR WORK DESCRIPTION	AMOUNT:
Azero Fab, Inc.	Guardrails and Pipe Bollards	\$26,000.00
	Concrete Footings at Outside Bollards	\$2,500.00
Huerta's Painting	Paint all Guardrails and Bollards	\$4,300.00
Scoggins Construction Co., Inc.	General Conditions/Supervision	\$3,000.00

APPROVAL**TOTAL FROM WORK BREAKDOWN PAGES****NAME:** _____**SUB SUBTOTAL: \$35,800.00****DATE:** _____**BOND: \$0.00****SEND COPIES TO****SAFETY PROGRAM: \$0.00****SMALL TOOLS: \$0.00****GL INSURANCE: \$0.00****SUBTOTAL: \$35,800.00****SCOGGINS CONSTRUCTION CO., INC.****OVERHEAD: 5% \$1,790.00****BY:** 
Jeffrey Scoggins, Project Manager**SUBTOTAL: \$37,590.00****PROFIT: 7% \$2,631.30****DATE: 8/24/26****TOTAL COP AMOUNT: \$40,221.30***d/s*

The background of the flyer is a photograph showing a close-up of hands. One hand is holding a white pen and writing on a document, while another hand is pointing at the text. The image is slightly blurred, giving it a candid, in-the-moment feel.

Brownsville Independent School District Facilities Committee Meeting

**September 15, 2026
5:30 pm**

**Creating Safe, Supportive Learning Environments for
Student Success**

Current Funded Projects

Project	Approval Date	Budget Allocation	Percentage Completion	Estimated Completion Date
Sams Structural Repairs	Board Agenda 4/7/2026	\$2,500,000.00	15%	February 2027
Hanna ECHS Tennis Courts	Board Agenda 4/7/2026	\$1,000,000.00	75%	December 2026
Mini Gyms Phase III District Wide	Board Agenda 03/10/2020	\$7,000,000.00	10%	December 2027
Veterans ECHS Track & Field / Veterans Memorial Stadium Upgrades + Repairs	Board Agenda 2/7/2023	\$1,360,000.00	5%	TBD
FNS Warehouse/Freezer	Board Agenda 6/13/2023	\$3,644,356.69	80%	December 2026
BECHS HVAC Project Final Phase	Board Agenda 4/7/2026	\$1,260,000.00	5%	TBD
Chiller Project – Hanna ECHS, Porter ECHS, & Canales Elem	Board Agenda 5/20/2025	\$1,750,000.00	90%	December 2026



Brownsville Independent School District

Agenda Category: Bids / Proposals Board of Education Meeting: 06/13/2023

Item Title: CSP #22-147 BISD Food and Nutrition Services – X Action
New Freezer/Cooler Facility Project Information
Discussion

BACKGROUND:

On June 1, 2022, BISD Purchasing Department received and opened bid packages from four (4) vendors for CSP #22-147 BISD Food and Nutrition Services – New Freezer/Cooler Facility project. On May 10, 2023, the ranking committee members evaluated the three (3) qualified vendors and selected Scoggins Construction Co., Inc. of Harlingen, Texas, which has received the highest-ranking scores and is recommended for Construction Services. Administration recommends approving Scoggins Construction Co., Inc. for Construction Services for the above-mentioned project in the amount not exceeding \$3,360,000.00. This price now includes the building shell, foundation, parking lot with a loading dock, and mechanical, electrical, and plumbing components. The Freezer/Cooler equipment will be priced under a separate agreement. The construction project is scheduled to achieve substantial completion in three hundred sixty-five (365) days from the Notice to Proceed date. For reference, please find the attached documents as follows:

- Department Recommendation Forms
- The Bid Tabulation Sheet
- The average ranking scores for the three (3) competitive sealed proposals received
- The bid opening report received from submitted vendors
- Agenda – Project Authorization and Delivery method from the Board of Trustees

FISCAL IMPLICATIONS:

Local Fund 199 – \$3,360,000.00

RECOMMENDATION:

Recommend awarding of CSP #22-147 BISD Food and Nutrition Services – New Freezer/Cooler Facility to Scoggins Construction Co., Inc. of Harlingen, Texas, in the amount not exceeding \$3,360,000.00, to authorize the Administration to enter negotiations and to execute the contract. Local fund 199.

Fernando E. Villarreal / Rosario Peña

Submitted by: Principal / Purchasing Director

Manuel Hinojosa, FAIA /

Recommended by: District Architect / CFO

Dr. Nellie Cantu

Approved by: Deputy Superintendent

Approved for Submission to Board of Education:

Dr. René Gutiérrez
Superintendent

When Necessary, Additional Background May Follow This.