**AGENDA ITEM 8.M.**

**RE:** Approval for Laredo College South Campus Window Seal Replacement Project

**STAFF RECOMMENDATION:** That the Board of Trustees approve the Laredo College South Campus Window Seal Replacement Project and authorize the award of the contract to American Contracting & Roofing, LLC, utilizing TIPS Cooperative Purchasing Contract #23010402-5196, for a total amount not to exceed $318,750.00.

**BACKGROUND:** The administration is requesting approval to proceed with the replacement of deteriorated exterior window sealants at three buildings located at the Laredo College South Campus: the Academic & Advanced Technology Center, Billy Hall, and Zaffirini Library.

Over time, exterior window sealants deteriorate due to prolonged exposure to weather conditions, temperature fluctuations, and normal aging. Deteriorated sealants can compromise the integrity of building envelopes, potentially allowing moisture intrusion, contributing to interior building damage, and increasing future maintenance and repair costs.

The proposed project will address these conditions through the removal and replacement of deteriorated caulking and sealants around designated storefront windows and associated joints. The scope of work includes surface preparation, installation of new exterior-grade polyurethane sealant, protection of existing glazing and surrounding finishes, and the use of appropriate equipment to access elevated areas.

The project will encompass approximately 1,247 windows across the following three buildings:

| **Building** | **Estimated Windows** | **Project Cost** |
|---|---|---|
| Academic & Advanced Technology Center | 382 | $106,850.00 |
| Billy Hall | 350 | $101,900.00 |
| Zaffirini Library | 515 | $110,000.00 |
| Total | 1,247 | $318,750.00 |

Completing these improvements will help preserve the integrity of the College's facilities, reduce the risk of water infiltration, extend the useful life of existing window systems, and minimize the potential for more costly repairs in the future.
The proposed work supports the College's ongoing commitment to preventive maintenance, infrastructure preservation, and the implementation of its Facilities Master Plan.

The project will be awarded to American Contracting & Roofing, LLC, utilizing TIPS Cooperative Purchasing Contract #23010402-5196, subject to verification of contract eligibility and compliance with applicable College purchasing requirements.
**BUDGETARY CONSIDERATIONS:** The total proposed project cost is $318,750.00. Funds for this project are allocated in the Deferred Maintenance Fund.

**CONTACT PERSONS:**
Dr. Minita Ramirez, President
Mr. Cesar E. Vela Jr., CPA, Vice President of Finance and Administration
Mr. Wicho Tijerina, Director of Plant Operations and Maintenance
Mr. Miguel Rangel, Director of Purchasing