



# UNITED INDEPENDENT SCHOOL DISTRICT AGENDA ACTION ITEM

**TOPIC:** CONSIDERATION FOR APPROVAL OF BIDS, PROPOSALS, AND QUALIFICATIONS

**SUBMITTED BY:** MS. CORDELIA FLORES-JACKSON **OF:** PURCHASING DEPARTMENT

**APPROVED FOR TRANSMITTAL TO SCHOOL BOARD:** MAY 21, 2008

**RECOMMENDATIONS:**

STAFF RECOMMENDS THE UISD BOARD OF TRUSTEES APPROVE THE FOLLOWING BIDS, PROPOSALS, & QUALIFICATIONS AS PRESENTED:

**BIDS/PROPOSALS/QUALIFICATIONS**

**ENERGY/ENVIRONMENTAL DEPT:**

CSP 2008-018 TURNKEY INSTALLATION OF ABOVE GROUND PETROLEUM STORAGE TANK FOR UNITED I.S.D. SOUTH TRANSPORTATION COMPLEX.

**FACILITIES/CONSTRUCTION DEPT:**

CSP 2008-017 MODIFICATIONS TO LYNDON B. JOHNSON HIGH SCHOOL

**FOOD SERVICE DEPT:**

RFP 2008-015 FOOD SERVICE STORAGE RACK SYSTEM

**RATIONALE:**

STAFF HAS COMPLIED WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL PURCHASING POLICIES AND PROCEDURES IN OBTAINING PRICING INFORMATION FOR THE ITEMS LISTED ABOVE. STAFF IS RECOMMENDING THE AWARDS BASED ON BEING THE BEST VALUE TO THE DISTRICT.

**BUDGETARY INFORMATION:**

THE BUDGET INCLUDES THE FUNDS FOR THESE PURCHASES

**BOARD POLICY REFERENCE AND COMPLIANCE**

CH LOCAL – Purchasing and Acquisition

Texas Education Code 44.031

**SUMMARY OF RECOMMENDATION(S)**

**BIDS/ PROPOSALS/ QUALIFICATIONS**

**FACILITIES/CONSTRUCTION DEPT:**

CSP 2008-018  
TURNKEY INSTALLATION OF ABOVE GROUND PETROLEUM STORAGE TANK  
FOR UISD SOUTH TRANSPORTATION COMPLEX

**RECOMMENDED VENDOR(S)**  
ZERTUCHE CONSTRUCTION  
\$131,916.00

**FACILITIES/CONSTRUCTION DEPT:**

CSP 2008-017  
MODIFICATIONS TO LYNDON B. JOHNSON HIGH SCHOOL

**RECOMMENDED VENDOR(S)**  
LEYENDECKER CONSTRUCTION INC.  
\$1,383,600.00

**FOOD SERVICE DEPT:**

RFP 2008-015  
FOOD SERVICE STORAGE RACK SYSTEM

**RECOMMENDED VENDOR(S)**  
PARKWAY SYSTEMS  
\$87,255.00

BOARD APPROVAL  
AWARDING OF BIDS/PROPOSALS  
MAY 21, 2008

**CSP NO. 2008-018 TURNKEY INSTALLATION OF ABOVE GROUND PETROLEUM TANK FOR UISD  
SOUTH TRANSPORTATION COMPLEX**

RECOMMENDATION:

REQUESTING APPROVAL TO PURCHASE FROM THE BEST BIDDER(S)/ OFFER(S) MEETING  
SPECIFICATIONS AS FOLLOWS:

<u>VENDOR</u>	<u>EST. AMOUNT</u>
ZERTUCHE CONSTRUCTION	\$131,916.00

ADMINISTRATION ADVERTISED ON APRIL 19, 2008 AND APRIL 20, 2008. SEVEN (7) PROPOSALS  
WERE MAILED. TWO (2) PROPOSALS WERE RECEIVED ON APRIL 30, 2008 @ 3:00 P.M. AT THE UISD  
SERVICE CENTER PURCHASING DEPARTMENT.

BUDGET INFORMATION:

2007-2008 CONSTRUCTION DEPARTMENT

RESOURCE PERSONNEL:

ENRIQUE RANGEL, ASSISTANT SUPERINTENDENT FOR FACILITIES/CONSTRUCTION/  
STUDENT SERVICES

IGNACIO ALANIZ, DIRECTOR OF CONSTRUCTION

CESAR TREVINO, DIRECTOR OF ENERGY/ENVIRONMENTAL MANAGEMENT

DANNY TREVINO, OPERATIONS MANAGER

HECTOR CAVAZOS, PURCHASING MANAGER

CORDELIA FLORES JACKSON, DIRECTOR OF PURCHASING

JAIME GOMEZ, T.E.E.S.I. PROJECT MANAGER



# UNITED INDEPENDENT SCHOOL DISTRICT

Cesar O. Trevino  
Energy/Environmental Director

TO: Ms. Cordelia Flores Jackson, Director of Purchasing

FROM: Cesar O. Trevino, Director of Energy/Environmental Management

DATE: May 6, 2008.

SUBJECT: CSP 2008-018: TURNKEY INSTALLATION OF ABOVE-GROUND  
PETROLEUM STORAGE TANK FOR UNITED ISD'S SOUTH  
TRANSPORTATION COMPLEX.

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This CSP was requested to add a new petroleum storage tank and to relocate the existing tank to make space for the new tank.

After careful review of all bids submitted for CSP 2008-018: TURNKEY INSTALLATION OF ABOVE-GROUND PETROLEUM STORAGE TANK FOR UNITED ISD'S SOUTH TRANSPORTATION COMPLEX and after verification of information and references submitted I recommend award of CSP 2008-018 to the following company, meeting specifications, and providing the best value to the district in the amount of \$ 131,916.00:

ZERTUCHE  
CONSTRUCTION.

This company has meet all requirements set forth in the bid specifications. In addition, we have worked with this company in the past and they have successfully met all contractual agreements.

If you need further information, please let me know.

**UNITED INDEPENDENT SCHOOL DISTRICT**  
**TURNKEY INSTALLATION OF ABOVE-GROUND PETROLEUM STORAGE TANK FOR**  
**UNITED ISD'S SOUTH TRANSPORTATION COMPLEX**  
**CSP 2008-018**

VENDOR DESCRIPTION	ZERTUCHE CONSTRUCTION	KIVA BUILDING & DESIGN INC
BASE PROPOSAL	\$125,416.00	\$134,755.00
ALTERNATE #1	\$6,500	\$5,275
<b>TOTAL PROPOSAL</b>	<b>\$131,916.00</b>	<b>\$140,030.00</b>
<b>ADDITIONAL WORK: LABOR AND MATERIALS PLUS ___% FOR OVERHEAD AND PROFIT</b>	10%	15%

UNITED INDEPENDENT SCHOOL DISTRICT  
TURNKEY INSTALLATION OF ABOVE GROUND PETROLEUM STORAGE TANK FOR UISD SOUTH  
TRANSPORTATION COMPLEX  
CSP 2008-018

**MAILIN LIST:**

**COLUMBIA ENVIRONMENTAL SERVICES INC**

P.O. BOX 7987  
HOUSTON, TX 77270  
PHONE: 713-868-4845  
FAX: 713-868-4929  
PHONE: 281-744-1086 CEL  
LINDA BUTLER  
[lbutler@columbiaenviro.com](mailto:lbutler@columbiaenviro.com)  
[www.columbiaenviro.com](http://www.columbiaenviro.com)

**ZERTUCHE CONSTRUCTION CO.**

107 CALLE DEL NORTE  
LAREDO, TX 78041  
PHONE: 956-727-3112  
FAX: 956-727-0092  
RODOLFO CABELLO  
[cindy@zertucheconstruction.com](mailto:cindy@zertucheconstruction.com)

**KIVA BUILDING & DESIGN**

1303 CALLE DEL NORTE  
LAREDO, TX 78045  
PHONE: 956-796-0218  
[kivainc@sbcglobal.net](mailto:kivainc@sbcglobal.net)

**LEYENDECKER CONSTRUCTION**

P.O. BOX 1827  
LAREDO, TEXAS 78044-1827  
PHONE: 956-722-0531  
FAX: 956-722-8215  
GARY A. LEYENDECKER  
[leycon@netscorp.net](mailto:leycon@netscorp.net)  
[cortes@leycon.net](mailto:cortes@leycon.net)

**PETROLEUM SOLUTIONS INC**

11111 IOTA  
SAN ANTONIO, TX 78217  
PHONE: 800-456-7460  
FAX: 210-661-7904  
BOB BISSEN  
[bbissen@petroleumsolutionsinc.com](mailto:bbissen@petroleumsolutionsinc.com)

**PRADA CONSTRUCTION**

600 PRADA MACHIN  
LAREDO, TX 78046  
PHONE: 956-722-4911  
MR. PORTUGAL  
[leprada45@hotmail.com](mailto:leprada45@hotmail.com)

**PU-MA BUILDERS CO.**

1505 CALLE DEL NORTE STE 410  
LAREDO, TX 78045  
PHONE: 956-724-4454  
FAX: 956-723-0333

BOARD APPROVAL  
AWARDING OF BIDS/PROPOSALS  
MAY 21, 2008

**CSP NO. 2008-017 MODIFICATIONS TO LYNDON B JOHNSON HIGH SCHOOL**

RECOMMENDATION:

REQUESTING APPROVAL TO PURCHASE FROM THE BEST BIDDER(S)/ OFFER(S) MEETING SPECIFICATIONS AS FOLLOWS:

<u>VENDOR</u>	<u>EST. AMOUNT</u>
LEYENDECKER CONSTRUCTION	\$1,383,600.00

ADMINISTRATION ADVERTISED ON APRIL 19, 2008 AND APRIL 20, 2008. PLANS AND SPECIFICATIONS WERE OBTAINED BY NINE (9) CONTRACTORS. ONE (1) COMPETITIVE SEALED PROPOSAL WAS RECEIVED ON APRIL 20, 2008 @ 2:00 P.M. AT THE UISD SERVICE CENTER PURCHASING DEPARTMENT.

BUDGET INFORMATION:

2007-2008 CONSTRUCTION/FACILITIES DEPARTMENT

RESOURCE PERSONNEL:

ENRIQUE RANGEL, ASSISTANT SUPERINTENDENT FOR FACILITIES/CONSTRUCTION/  
STUDENT SERVICES  
IGNACIO ALANIZ, DIRECTOR OF CONSTRUCTION  
CORDELIA FLORES JACKSON, DIRECTOR OF PURCHASING  
HECTOR CAVAZOS, PURCHASING MANAGER  
FRANK ROTNOFSKY, AIA



# UNITED INDEPENDENT SCHOOL DISTRICT

Ignacio Alaniz, Director of Construction

To: Ms. Cordelia Flores Jackson, Director of Purchasing

From: Ignacio Alaniz, Director of Construction

Date: May 6, 2008

Subject: **CSP No. 2008-017 Modifications to LBJ High School**

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An evaluation committee, comprised of District administrators and the project consulting-architect, has reviewed, evaluated, scored and ranked the proposal received for CSP No. 2008-017, Modifications to LBJ High School and unanimously recommends that it be awarded to Leyendecker Construction, Inc., determined to be the proposer offering the best value to the District on this project.

The evaluation committee was composed of the following:

Enrique Rangel, P.E. Assistant Superintendent for Facilities, Construction, and Student Services  
Cordelia Jackson, Director of Purchasing  
Ignacio Alaniz, Director of Construction  
Juan Davila, Director of Maintenance & Operations  
Hector Cavazos, Purchasing Manager  
Frank Rotnofsky, AIA, Principal FQR Architects, LBJ High School Project Architect Consultant

The evaluation committee considered the following criteria to evaluate, score and rank all proposals:

1. Price Proposal-maximum 50 points
2. Proposer's past performance with UISD or other school districts-maximum 25 points
3. Past performance of proposer's subcontractors or suppliers with UISD or other school districts-maximum 10 points
4. Proposer's experience in similar projects & reputation – maximum 15 points

Based on the above-listed criteria, Leyendecker Construction, Inc. was determined unanimously by the evaluation committee members to be the best value to the School District in the amount of \$1,383,600.00. If you have any questions please let me know.

Construction Management Department

3501 E. Saunders - Laredo, Texas 78041 - (956) 473-7963 - Fax (956) 473-7951



UNITED INDEPENDENT SCHOOL DISTRICT  
 MODIFICATIONS TO LYNDON B. JOHNSON HIGH SCHOOL  
 CSP 2008-017

VENDOR	LEYENDECKER CONSTRUCTION
<b>DESCRIPTION</b>	
<b>Grand Total:</b>	<b>\$1,383,600.00</b>
<b>Unit Prices</b>	
(A) Furnish and install preservative treated 2x6 wood blocking	\$5.00/LF
(B) Furnish and install additional 3" polyisocyanurate as specified in specification	\$46.20/10 SQ FT
(C) Furnish and install additional Window type S1. Price shall include replacement of preservative treated wood blocking, flexible membrane flashing at perimeter of window and replacement of interior and exterior assemblies to match existing finished within 2'-0" of window	\$1,700.00
(D) Furnish and install additional Window Type S2. Price shall include replacement of preservative treated wood blocking, flexible membrane flashing at perimeter of window and replacement of interior and exterior assemblies to match existing finished within 2'-0" of window	\$4,000.00
(E) Furnish and install additional Window Type S3. Price shall include replacement of preservative treated wood blocking, flexible membrane flashing at perimeter of window and replacement of interior and exterior assemblies to match existing finished within 2'-0" of window	\$3,800.00
(F) Furnish and install additional Window Type S4. Price shall include replacement of preservative treated wood blocking, flexible membrane flashing at perimeter of window and replacement of interior and exterior assemblies to match existing finished within 2'-0" of window	\$2,200.00
(G) Furnish and install additional Window Type S5. Price shall include replacement of preservative treated wood blocking, flexible membrane flashing at perimeter of window and replacement of interior and exterior assemblies to match existing finished within 2'-0" of window	\$2,200.00

District increased contingency amount by \$10,000.

UNITED INDEPENDENT SCHOOL DISTRICT  
MODIFICATIONS FOR LYNDON B JOHNSON HIGH SCHOOL  
CSP 2008-017

**PLAN HOLDERS**

**AMERICAN ROOFING COMPANY**

801 WYOMING ST.  
SAN ANTONIO, TX 78203-1296  
PHONE: 210-224-5463  
FAX: 210-224-4506  
MATHEW SPALTEN  
[matthew@amerroofing.com](mailto:matthew@amerroofing.com)  
[www.amerroofing.com](http://www.amerroofing.com)

**PUMA BUILDERS**

1505 CALLE DEL NORTE STE 410  
LAREDO, TX 78045  
PHONE: 956-724-4454  
FAX: 956-723-0333

**ARCHITECTUAL BUILDING COMPONENTS**

11625 N HOUSTON ROSSLYN  
HOUSTON, TX 77086  
PHONE: 281-931-3986  
CHARLIE SMITH

**PRADA CONSTRUCTION**

600 PRADA MACHIN  
LAREDO, TX 78046  
PHONE: 956-722-4911  
MR. PORTUGAL  
[leprada45@hotmail.com](mailto:leprada45@hotmail.com)

**BELDON ROOFING**

5039 WEST AVENUE  
SAN ANTONIO, TX 78213  
PHONE: 800-688-7663  
FAX: 210-341-2959  
[www.beldon.com](http://www.beldon.com)  
[david.webb@beldon.com](mailto:david.webb@beldon.com)

**ZERTUCHE CONSTRUCTION CO.**

107 CALLE DEL NORTE  
LAREDO, TX 78041  
PHONE: 956-727-3112  
FAX: 956-727-0092  
RODOLFO CABELLO  
[cindy@zertucheconstruction.com](mailto:cindy@zertucheconstruction.com)

**KIVA BUILDING & DESIGN**

1303 CALLE DEL NORTE  
LAREDO, TX 78045  
PHONE: 956-796-0218  
[kivainc@sbcglobal.net](mailto:kivainc@sbcglobal.net)

**LEYENDECKER CONSTRUCTION**

P.O. BOX 1827  
LAREDO, TEXAS 78044-1827  
PHONE: 956-722-0531  
FAX: 956-722-8215  
GARY A. LEYENDECKER  
[leycon@netscorp.net](mailto:leycon@netscorp.net)  
[cortes@leycon.net](mailto:cortes@leycon.net)

**SAMUEL DEAN CO.**

429 CINCINNATI  
P.O. BOX 5400  
SAN ANTONIO, TX 78201  
PHONE: 210-734-4219  
FAX: 210-734-0422  
PHIL APPLGATE  
[samueldean@satx.rr.com](mailto:samueldean@satx.rr.com)

BOARD APPROVAL  
AWARDING OF BIDS/PROPOSALS  
MAY 21, 2008

**RFP NO. 2008-015 FOOD SERVICE STORAGE RACK SYSTEM**

RECOMMENDATION:

REQUESTING APPROVAL TO PURCHASE FROM THE BEST BIDDER(S)/ OFFER(S) MEETING SPECIFICATIONS AS FOLLOWS:

<u>RECOMMENDED VENDOR</u>	<u>AMOUNT</u>
PARKWAY SYSTEMS	\$87,255.00

ADMINISTRATION ADVERTISED ON SUNDAY, MARCH 30, 2008 AND SUNDAY, APRIL 6, 2008. FOUR (4) PROPOSALS WERE MAILED. THREE (3) PROPOSALS WERE RECEIVED ON APRIL 23, 2008 @ 3:00 P.M. AT THE UISD SERVICE CENTER PURCHASING DEPARTMENT.

BUDGET INFORMATION:

2007-2008 FOOD SERVICE DEPARTMENT

RESOURCE PERSONNEL:

ADALBERTO RAMIREZ, DIRECTOR OF FOOD SERVICE  
CORDELIA FLORES, DIRECTOR OF PURCHASING  
HECTOR CAVAZOS, PURCHASING MANAGER



# UNITED INDEPENDENT SCHOOL DISTRICT

Adalberto Ramirez.  
Director of Food Service

## MEMORANDUM

TO : Cordelia Flores  
Director of Purchasing  
United ISD

FROM : Adalberto Ramirez  
Director of Food Service

SUBJECT : RFP 2008-015  
FOOD SERVICE STORAGE RACK SYSTEM

DATE : May 7, 2008

I have reviewed the tabulation of RFP 2008-015 Food Service Storage Rack System provided by the Purchasing Department.

Based on the Tabulation sheet, I recommend that the RFP 2008-015 be awarded to Parkway Systems as the best competitive proposals meeting specifications.

The Storage Rack System will allow the Food Service department to increase our freezer and dry storage capacity by as much as 50%. This will allow us to save on outside storage fees and to have a better control of our stock. This last year, we paid approximately \$67,000 for storage of commodities. By increasing our storage capacity we should be able to reduce our storage fees. These savings will offset the price of the racking system. Further, the savings on storage would continue indefinitely as we continue to use outside storage companies to hold our commodities.

Justification for these purchases is to reduce storage fees and increase our storage capacity in order to provide better service to the students.

If you have any questions, please contact me.

XC: Eduardo Zuñiga, Assoc. Supt. for Support Services

UNITED INDEPENDENT SCHOOL DISTRICT  
 FOOD SERVICE STORAGE RACK SYSTEM  
 RFP 2008-015

**SECTION I FREEZER STORAGE AREA**

VENDORS	SUPERIOR STORAGE SYSTEMS	PARKWAY SYSTEMS	SPACE MAKER DESIGN
DESCRIPTION			
MATERIAL COST	\$ 38,250.00	\$ 38,876.00	
LABOR COST INCLUDING DEMOLITION	\$ 7,000.00	\$ 6,550.00	
TRANSPORTATION COST	\$ 2,500.00	\$ 1,980.00	
TOTAL INSTALLATION	\$ 47,750.00	\$ 47,406.00	DNMS

**SECTION II. DRY STORAGE AREA**

VENDORS	SUPERIOR STORAGE SYSTEMS	PARKWAY SYSTEMS	SPACE MAKER DESIGN
DESCRIPTION			
MATERIAL COST	\$ 31,800.00	\$ 33,011.00	
LABOR COST INCLUDING DEMOLITION	\$ 7,100.00	\$ 4,958.00	
TRANSPORTATION COST	\$ 2,500.00	\$ 1,880.00	
TOTAL INSTALLATION	\$ 41,400.00	\$ 39,849.00	DNMS

**SECTION III TOTAL FOR COMBINED INSTALLATION OF SECTION I & II**

VENDORS	SUPERIOR STORAGE SYSTEMS	PARKWAY SYSTEMS	SPACE MAKER DESIGN
DESCRIPTION			
MATERIAL COST	\$ 70,050.00	\$ 71,887.00	
LABOR COST INCLUDING DEMOLITION	\$ 14,100.00	\$ 11,508.00	
TRANSPORTATION COST	\$ 5,000.00	\$ 3,860.00	
TOTAL INSTALLATION	\$ 89,150.00	\$ 87,255.00	DNMS

DNMS=Does Not Meet Specifications

UNITED INDEPENDENT SCHOOL DISTRICT  
FOOD SERVICE STORAGE RACK SYSTEM  
RFP # 2008-015

MAILING LIST:

**PARKWAY SYSTEMS**

4903 SPACE CENTER DR  
SAN ANTONIO, TX 78218  
PHONE: 210-938-5169  
JOHN KIPLING  
[kipling.john@heb.com](mailto:kipling.john@heb.com)

**SPACE MAKER DESIGNS**

11202 RUSSELL ST  
BALCH SPRINGS, TX 75180  
PHONE: 972-329-3955  
JIM ARNOLD  
[mary@spacemakerdesigns.com](mailto:mary@spacemakerdesigns.com)

**STEEL KING INDUSTRIES**

806 STONE WAY DR  
SAN ANTONIO, TX 78258  
PHONE: 210-862-7225  
BOBBY BEHNSCH  
[bbehnsch@steelking.com](mailto:bbehnsch@steelking.com)

**WAREHOUSE 1**

7800 EAST 12TH ST  
KANSAS CITY, MO 64126  
PHONE: 816-645-1168  
STEVE KINSELLA  
[stevek@wh1.com](mailto:stevek@wh1.com)