



ALEDO ISD BOARD MEETING TEMPLATE

MEETING DATE: April 19, 2022

AGENDA ITEM: Consider Approval of 2015 Bond Project: Campus Controlled Entries – Phase II

PRESENTER: Earl Husfeld, Chief Financial Officer and Tyler Boswell, Director of Construction and Facilities

BACKGROUND INFORMATION:

- Campus controlled entries were included within the safety and security component of the 2015 Bond Program.
- Projects included within this part of the 2015 Bond Program were the Coder Elementary addition/renovation and renovations of the front entries at Vandagriff Elementary, Stuard Elementary, and Aledo Middle School.
- The remaining monies in this category of the 2015 Bond Program have been earmarked for Controlled Entries - Phase II.
- Controlled Entries – Phase II encompasses the renovation of the front entry/office area of McCall Elementary, Stuard Elementary, Aledo ISD Learning Center, Daniel Ninth Grade Campus, and Aledo High School to provide a vestibule area layout similar to that of the campuses we have built/renovated since Walsh Elementary.
- During the June 15, 2015 board meeting, the Board of Trustees approved the Competitive Sealed Proposal (CSP) procurement method for all 2015 Bond Program projects.
- Following this action of the Board of Trustees and pursuant to Texas Government Code Chapter 2269, the following steps have been undertaken by the District:
 - Released CSP 22-021822 on February 18, 2022.
 - Conducted a Pre-Proposal Meeting for interested parties on March 1, 2022.
 - Received one (1) CSP by the time/due date of 2:00 PM on March 10, 2022.
- Based on the review/evaluation of the CSP received and discussions with VLK Architects (VLK), the Administration and VLK concluded the CSP submitted by Gliden Industries, LLC provides a fair and reasonable value to the District for the scope of work included in the bid documents and proposal.
- Therefore, the Administration and VLK recommends awarding the contract for the Campus Controlled Entries – Phase II project to Gliden Industries, LLC.

FISCAL INFORMATION:

The total cost of \$529,050.00 (Base Proposal of \$435,000.00, Alternate No. 1 of \$60,500.00, Alternate No. 2 of \$28,000.00, and Alternate No. 3 of \$5,550.00) will be paid from 2015 bond funds allocated for Controlled Entries: Safety and Security and Capital Improvements: Safety and Security.



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ATTACHMENTS:

Gliden Industries, LLC Proposal Form and Project Proposal Summary

ADMINISTRATIVE RECOMMENDATION:

The Administration recommends the Board of Trustees accept the competitive sealed proposal submitted by Gliden Industries, LLC and authorize the Superintendent to execute a negotiated contract with Gliden Industries, LLC in the amount of \$529,050.00 for the Controlled Entries – Phase II construction project.

DOCUMENT 00 42 00

PROPOSAL FORM

CONTROLLED ENTRY – PHASE II
ALED0 INDEPENDENT SCHOOL DISTRICT
ALED0, TEXAS

PROPOSAL OF: Gliden Industries, LLC March 10, 2022
(Name) (Date)

TO: Dr. Susan K. Bohn, Superintendent
Aledo Independent School District
1008 Bailey Ranch Road
Aledo, TX 76008

Dr. Bohn:

Having examined the drawings, project manual, and related documents and having inspected the site of proposed Work, I (we) agree to furnish all labor, materials, and to perform all work described in the specifications and shown on the drawings for the sum of:

BASE PROPOSAL: Complete construction as indicated in the Proposal Documents including General, Mechanical, Plumbing, Security, and Electrical Work, for the sum of:

Four Hundred Thirty Five Thousand Dollars DOLLARS

Base Proposal Value Includes \$75,000.00 Betterment Allowance called for by Spec Section 01 21 00 (\$ 435,000.00).

ALLOWANCES: The above base proposal includes all allowances listed in Section 01 21 00 - *Allowances*.

ALTERNATES:

Alternate No. 1: For providing electrified doors as referenced on door schedules (Sheet A8.01), add to the base proposal the sum of:

Sixty Thousand Five Hundred Dollars DOLLARS
(\$ 60,500.00).

Alternate No. 2: For replacing existing with new carpet tiles, (Reference sheets A2.41, A2.61, A2.71), add to the base proposal the sum of:

Twenty Eight Thousand Dollars DOLLARS
(\$ 28,000.00).

Alternate No. 3: For replacing existing with new carpet tiles, (Reference sheet A2.71), add to the base proposal the sum of:

Five Thousand Five Hundred Fifty Dollars DOLLARS
(\$ 5,550.00).

NOTE: Amounts shall be shown in both words and figures. In case of discrepancy, the amount shown in words shall govern.

The undersigned agrees, if this proposal is accepted, to commence work on or before a date to be established in the written "Notice-to-Proceed" of the Owner and to attain Substantial Completion of all Work by August 1, 2022, subject to extensions of time as described in Article 8.3 of the General Conditions.

The undersigned further agrees that, from the compensation otherwise to be paid, the Owner may retain the single sum of \$500.00 for each calendar day after the substantial completion date that the Work remains incomplete, which sum is agreed upon as the proper measure of liquidated damages which the Owner will sustain per diem by the failure of the undersigned to complete the Work at the time stipulated in the contract. This sum is not to be construed in any sense a penalty.

I (we) acknowledge receipt of the following addenda:

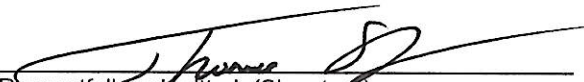
Addendum No. 1	Dated	<u>email - March 2, 2022</u>	Addendum No. 4	Dated	_____
Addendum No. 2	Dated	<u>email - March 8, 2022</u>	Addendum No. 5	Dated	_____
Addendum No. 3	Dated	_____	Addendum No. 6	Dated	_____

Upon receipt of notice of acceptance of this proposal within 45 days after the opening of proposals, I (we) agree to execute formal contract forms, acceptable surety bonds, and required insurance certificates within five days of receipt of the Contract.

Should I (we) fail to execute and deliver the Contract, along with the satisfactory surety bonds and insurance certification within the time set forth, the proposal security, attached hereto without endorsement, in the sum of:

5% of Total Base Bid DOLLARS (\$_____).

shall become the property of Aledo Independent School District as liquidated damages for the delay caused and the additional work required.


Respectfully submitted, (Signature)

Thomas Stewart

By (Please Print or Type)

President

Title

Gliden Industries, LLC

Contractor

780 N Watters Rd Ste 110, Allen, TX 75013

Business Address

(469) 795-9900

Telephone Number

FAX Number

ATTEST:

Indicate whether - Individual
Partnership
Corporation


Secretary



Date: March 10, 2022

Project: Controlled Entry – Phase II

Attention: Aledo ISD – Dr. Susan K. Bohn

Thank you for taking the time to review our proposal and consider approval of Gliden Industries to complete the Controlled Entry - Phase II project.

Selection Criteria:

- A) We propose to complete the project per the Contract Documents for a Base Contract Value (which includes a Betterment Allowance Budget of \$75,000.00) of **\$435,000.00 (Four Hundred Thirty Thousand Dollars)**

a. Breakout/Schedule of Values

ITEM NO.	DESCRIPTION OF WORK	SCHEDULED VALUE
1	Selective Demolition	\$ 10,798
2	Drywall/Framing/Ceilings	\$ 18,630
3	Painting	\$ 11,410
4	Flooring	\$ 19,620
5	Millwork	\$ 36,275
6	Door/Frame/Hardware - Including Installation	\$ 72,110
7	Controlled Access Seruity	\$ 84,443
8	Electrical	\$ 11,025
9	Final Clean, Dumpsters, Temp Cond., Misc. Scope	\$ 12,800
	Betterment Allowance (Owner Requested)	\$ 75,000
	General Conditions & Self Perform - OH, INS, Sup., Site	\$ 44,017
	Profit	\$ 23,500
	Sales Tax	\$ -
	P&P Bond	\$ 8,137
	Permit (Budget)	\$ 7,235
	GRAND TOTALS	\$ 435,000

We propose to complete the **Alternate #1** for **\$60,500.00 (Sixty Thousand Five Hundred Dollars)**

We propose to complete the **Alternate #2** for **\$28,000.00 (Twenty Eight Thousand Dollars)**

We propose to complete the **Alternate #3** for **\$5,550.00 (Five Thousand Five Hundred Fifty Dollars)**

B) Experience

- a. **Prior Controlled Entries Experience:** Gliden completed the Plano ISD Elementary Schools Security Door Renovation, a district-wide update to install 248 partition wall and security door units at 43 separate Plano ISD school campuses. With extensive coordination and planning, this project was completed 2 months ahead of the contractual completion date, successfully avoiding any disruption to school activities.
- b. **Prior Casework Projects & Interior Renovations:** As outlined in our Representative Projects Portfolio, Gliden has performed many successful interior renovations with new flooring, walls, painting, electrical and millwork. A few of these projects have included a campus-wide casework renovation for Rockwall ISD's Cullins Elementary School, an 8,000sf interior renovation and floor plan update for Medical City Dallas, and a full interior warehouse update for Jones Lang LaSalle, Inc.
- c. **K-12 Contractor:** Gliden is an experienced contractor within the K-12 sector, consistently performing K-12 renovations that have met the scheduling and safety needs of our ISD partners while maintaining the highest level of excellence.

C) Reputation

- a. Gliden works diligently to build a reputation for quality and integrity with the owners we partner with by:
 - i. Performing an in-depth project scope analysis before submitting a proposal to minimize or eliminate change orders down the road.
 - ii. Providing progress photos, weekly updates, and an open line of communication throughout the project.
 - iii. Adhering to an extensive quality assurance program and a 1 year-warranty program.
 - iv. Maintaining an internal punch list to identify and attend to items prior to the owner's punch list.
- b. Provided in our proposal is a list of references from past projects, including a number who have hired us for multiple projects due to our satisfactory work.

D) Quality

- a. Included in our proposal is a Representative Projects Portfolio which highlights our performance on past projects. Key performance highlights are:
 - i. Every project completed on or prior to contractual completion date
 - ii. Quality work and a number of repeat partnerships including Birdville ISD, Richardson ISD, and Medical City Dallas
- b. Gliden places an emphasis on executing each project with excellence. A key component of this includes dedicated project staffing and office personnel. Please see below for details on our project team leaders.
- c. Please see our attached Quality Control/Quality Assurance program for more details on how we ensure quality at each stage of the construction process.
- d. Please see the included Primavera Cloud Schedule and our Project Approach and Methodology for our project plan and schedule.

E) Warranty Work

- a. Gliden Industries is proud of our work and stands behind the finished product. Gliden Industries warranties all work for 1 year from the date of substantial completion.
- b. If any warranty items arise, they will be assessed and facilitated by the project manager and superintendent within 7 working days of notice from the client.

- c. The Gliden team values our client relationships and strives to be responsive and attentive to our client needs.

F) **Project Closeout**

- a. Gliden has an established process for project closeouts to provide all information to the owners in a timely and efficient manner. All steps of the closeout process are reviewed by both the project manager and senior project manager, with an emphasis on organization and promptness.
- b. The closeout schedule for this project can be found in the attached Primavera Cloud Schedule for the project.

G) **Project Team**

- a. We are excited to put forward the team of Tyler Tokar and Zack Johnson to complete this project. Zack and Tyler are both attentive to and experienced with the specific demands of K-12 projects. They are detail oriented, efficient, and professional.
- b. Please see the attached project resumes for Tyler and Zack for additional details.

- H) Gliden Industries takes pride in providing a quality project every time. We believe in doing things right the first time. Gliden Industries will employ the LEAN Construction method to complete the Controlled Entry - Phase II project with efficiency and quality control.

Respectfully Submitted,

Gliden Industries, LLC

Affiliations

