

December 13, 2012

Mr. William Bjork, Business Manager
Mineola Independent School District
1000 West Loop 564
Mineola, TX 75773

RE: Sealed Proposal Results
Primary / Middle School Reroofing
Mineola ISD

Dear Mr. Bjork,

Per our phone conversation, I am furnishing a summary of the Sealed Proposal Results and our subsequent reviews and discussions with the 2 lowest proposers. We are focusing only on the metal roofing option, per your request. Please note the following:

1. I have enclosed a bid tabulation for your review and use. It notes that Advanced Roofing Services submitted the lowest price, followed by S and S Roofing with the second lowest.
2. We have checked the references provided from Advanced and have included a summary of the comments we received. Some references were included in the proposal and some were furnished later. You can get a feel for the work after reviewing this list. We did not need to check references on S and S because we have had numerous successful projects with them, both metal and membrane.
3. We asked both to submit a summary of the last few years experience with metal projects. Advanced list only noted 2 projects, both approximately 10,000 SF (less than 10% the size of your project). A copy is enclosed. We have also enclosed the listing of metal roofing projects from S and S. They have successfully completed many similar size and type projects to the one you have.
4. Since Advanced was approximately \$100,000.00 low, we asked to review the proposal to check for errors. They responded that they did make an error. They have revised their price. I have enclosed the email they sent us that makes this request. We also confirmed that S and S is comfortable with their proposal.

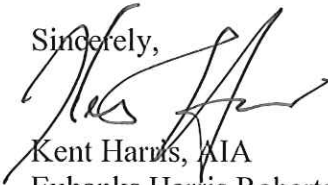
Based on the above information, you need to make a decision on which proposal to accept. You have the ability under this bidding process to accept what you believe to be the best value for the district. Best value takes into account price, qualifications and experience. Since Advanced has asked to revise their proposal (which you can accept or reject), the cost difference between them and S and S would be relatively minor when the significant difference of past experience on like sized and kind projects is taken in consideration.

Given all the facts under consideration, we recommend that you reject the Advanced original proposal (and the requested revised proposal) and accept the proposal from S and S.

Also, based on our concern about possible rusted and deteriorated metal decking, we recommend that the contingency allowance amount be increased from \$30,000.00 to \$60,000.00. This would make the S and S proposal increase to \$732,811.00.

Please let me know if you have any questions

Sincerely,

A handwritten signature in black ink, appearing to read 'Kent Harris', written over the word 'Sincerely,'.

Kent Harris, AIA
Eubanks Harris Roberts Craig
Architects, Inc.

Enclosures

BID TABULATION

PROJECT: Mineola I.S.D.
 Primary / Middle School Reroof
 Mineola, Texas

DATE: December 11, 2012
TIME: 2:00 PM
LOCATION: Mineola Administration

CONTRACTORS	AA Applicators	Advanced	Castro	Centurion Ind.	Curtis-McKinley	Hefner Roof
BID SECURITY	✓	✓	✓	✓	✓	✓
ADDN. #1	✓	✓	✓	✓	✓	✓
Allowance						
Base Prop.	\$ 650,980	\$ 596,805.41	\$ 654,000		\$ 960,160	\$ 592,500
Alt #1-Mod Bit w/Rig'd Insl	\$ 858,800	\$ 745,247.12	\$ 862,000		\$ 1,211,044	\$ 737,500
Alt #2-Pre-Fin Metal	\$ 762,219	\$ 605,668.10	\$ 915,000	\$ 982,190	\$ 1,082,148	\$ 821,500
Alt #3-Pre-Fin Mtl w/Rig'd Insl	\$ 1,205,100	\$ 712,668.10	\$ 1,124,000	\$ 1,183,830	\$ 1,334,428	\$ 966,500
Time of Comp'l	April 12	February 15	150 Days	August 31	May 30	August 23
EXTRA WORK %	25%	20%	20%	20%	28%	25%

CONTRACTORS	Lone Star	Progressive	Reneau Roof	S & S Roof	Tyler Roofing	Vincent Roofing
BID SECURITY	No	✓	✓	✓	✓	✓
ADDN. #1		✓	✓	✓	✓	✓
Allowance						
Base Prop.		\$ 830,785	\$ 638,900	\$ 604,305	\$ 682,571	\$ 701,275
Alt #1-Mod Bit w/Rig'd Insl		\$ 1,111,625	\$ 852,100	\$ 743,372	\$ 855,987	\$ 903,275
Alt #2-Pre-Fin Metal		\$ 1,173,195	\$ 898,700	\$ 702,811	\$ 846,457	\$ 886,500
Alt #3-Pre-Fin Mtl w/Rig'd Insl		\$ 1,434,095	\$ 1,111,900	\$ 837,163	\$ 1,023,522	\$ 1,177,500
Time of Comp'l		August 1	June 30	March 31	July 1	June 1
EXTRA WORK %		15%	20%	15%	25%	15%



1530 E. Grande Blvd.
 Tyler, Texas 75703
 Phone: (903) 534-0995
 Fax : (903) 534-1071

Web: www.eharchitects.com

**Mineola I.S.D.
Primary School/Middle School Reroof**

Advanced Roofing – References

Rick Murphy – Kilgore College

903.987.1257

Classroom Building – 40' x 40' modified roof

Dorm Building – Shingles (had issues with shingles pulling out of tectum deck)

Work completed on time, good overall experience, would hire again for small jobs

Michael Martin – RPR Construction Co.

903.592.7166

Current project - \$300,000.00

Many completed projects, all modified roof systems, no metal.

Work completed on time, good overall experience, would hire again

John Flowers – Flowers & Associates (Architects)

903.935.5891

Many small projects, largest 80,000 sf single ply roof

No metal roofing projects

Work completed on time, good overall experience, would hire again

Dennis Klingemann – Zimmerman Architectural Studios

414.225.0869

Project currently under construction (Miller Coors, LLC)

Numerous buildings, some replacing of modified and some restoration work

Only under construction for 1 ½ months

Not much direct contact, using Tremco

Gary Musselman – UEB Builders (Texas Spine & Joint Hospital)

420.208.5248

One project currently under construction

50,000 sf – TPO minimal standing seam

Workmanship is just ok, knowledge on TPO roof a little weak

Job safety is poor

Kevin Curbow

From: Sammie Paz [sammie@advancedroofingservices.com]
Sent: Wednesday, December 12, 2012 2:14 PM
To: kcurbow@eharchitects.com
Subject: Mineola ISD

Kevin,

Randy (RC) just ^{Opinion} missed the mark when estimating the cost of the material. He has recalculated the numbers.

The revised price for Alternate #2 is - \$670,668.00 and the revised price for Alternate ^{#3} is \$775,668.00. If you need this information on the bid sheet, please let me know and I will make it happen.

Here are a couple of metal roof references are:

Immaculate Conception Catholic Church
Marshall Texas
Casey Slone Construction
Casey Slone
903-503-3733
Completed: May 2012
Approximate Squares: 100 ~ 10,000 sf

Rotzler Residence
Marshall Texas
Form Z Construction
Curtis Graff
903-934-8915
Completed: September 2011
Approximate Squares: 110 ~ 11,000 sf

Please let me know if I can be of further assistance. Thank you!

Sammie Paz
Office Manager



113 N. Avenue C
Longview, Texas 75604
903.759.9298(O) / 903.297.6215(F)

www.advancedroofingservices.com
Celebrating 20 years of Excellence!



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4339 US Hwy 271 S Pittsburg, TX 75686 * Ph: (903) 856-1400 * Fax: (903) 856-1400

S&S Roofing, Inc. Standing Seam References

To Whom It May Concern: Following is a list of standing seam projects our company has completed in the last few years along with a picture of each project. Some are completed photos and some are in progress. We also included the contract amount and contact information for the person we dealt with directly while working on the projects.

Project: Red River Army Depot Training Center

Owner: Government

Work Scope: Installation of Standing Seam and Composite wall panels

Contract Amount: \$782,000.00

Contact: Jason Roy – (903) 832-7096



Project: Hudson Pep Elementary

Owner: Longview ISD

Work Scope: Installation of Standing Seam and Wall Panels

Contract Amount: \$925,000.00

Contact: WRL General Contractors – Supt Kelly Norris (903) 752-0307



Project: Ned Williams Elementary

Owner: Longview ISD

Work Scope: Installation of Standing Seam and Wall Panels

Contract Amount: \$925,000.00

Contact: WRL General Contractors – Supt Kelly Norris (903) 752-0307



Project: Detroit Elementary School

Owner: Detroit ISD

Work Scope: Installation of Standing Seam and Wall Panels

Contract Amount: \$310,000.00

Contact: Harrison, Walker & Harper General Supt Roger Bussell (903) 517-3516



Project: Rice Middle School

Owner: Rice ISD

Work Scope: Installation of Standing Seam and Wall Panels

Contract Amount: \$600,000.00

Contact: Harrison, Walker & Harper General Supt Roger Bussell (903) 517-3516



Project: Texar Federal Credit Union
Owner: Texar Federal Credit Union
Work Scope: Installation of Standing Seam
Contract Amount: \$200,000.00
Contact: Jason Roy (903) 832-7096

