

HAYS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT BOARD OF TRUSTEES

Date: April 24, 2025

Agenda Item: L.6

Board Goal: Community Relations

Subject: Consideration and possible approval of the Selection of Design Professional and Method of Procurement for 2025 Bond Mechanical, Electrical, Plumbing, Life Safety, and Roof Repair Cycle Replacements at Negley Elementary, Pfluger Elementary, Science Hall Elementary, and Chapa Middle School

**Administrator Responsible/Position: Max Cleaver, Chief Operations Officer
Nate Wensowitch, Exec Dir of Facilities, Construction & Bond Programs**

A. Purpose of Agenda Item:

☒ Action needed

☐ Information only

☐ Receive input

B. Authority for This Action:

☐ Local Policy:

☒ Law or Rule:

☐ N/A

CVB (Legal) – Competitive Sealed Proposals

C. Goal or Need Addressed: Maintain clean, safe facilities

D. Summary:

☒ **Previous board action relating to this item:** N/A

☒ **Future action anticipated:** Pending successful passage of the 2025 Bond Proposition A, the Board would be asked to approve design documents and the construction contract.

☒ **Background information:** Should the 2025 Bond Proposition A be approved by voters in May 2025, staff recommends utilizing Hendrix Engineering as the prime design professional for design services related to Mechanical, Electric, Plumbing, Life Safety, and Roof Repair at NES, PES, SHES, an CMS. These campuses are not included in a CMAR project which includes major renovations and life cycle replacements.

The proposed schedule includes the following milestones:

DATE	TASK
April 2025	Board Assigns Engineer
May 2025	Execute Design Contract
May-August 2025	Complete Design Process
September 2025	Seek Design-to-Date Approval
	Solicit RFP from Purchasing Coop Vendors
October 2025	Seek Approval of Construction Contract
June 2026	Start Construction
March to June 2027	Substantial Completion, Staggered Completion

Additionally, staff recommends utilizing the competitive sealed proposal (CSP) method of procurement. For the CSP process, Hendrix Engineering will produce construction documents and multiple vendors approved on various purchasing cooperatives will submit proposals to be evaluated by staff members and the engineer and recommend award on a best value basis.

No design contract will be executed nor design fees encumbered until successful passage of the 2025 Bond Proposition A. If the 2025 Bond Proposition A does not pass, there will be no further action on this agenda item.

Staff anticipates reviewing this with the FBOC on April 16, 2025.

E. Comments Received:

☒ Cabinet

☐ DLT

☒ FBOC: April 16, 2025

☐ Other:

F. Administrative Recommendation: Staff recommends approval of the design professional and method of procurement, as presented.

Advantages and benefits of this proposal: Staff is attempting to spread out the work load should the 2025 Bond be successful.

Expected results in terms of student benefit/achievement: N/A

Effect of this action on other parts of the system: N/A

Consequences of not approving this recommendation: N/A

G. Fiscal Impact and Cost: Construction Cost Estimated at \$23,181,129

☐ Budget

☒ 2025 Bond

☐ Grant/Special Funds:

☐ Other

☐ Budget Amendment Needed

Prior Year Spending: N/A

Reasons for rejecting alternatives: N/A

Future/Ongoing: N/A

H. Monitoring and Reporting Time Line:

Person responsible for evaluating this decision or action: Max Cleaver, Nate Wensowitch, Lance Moffett

Evaluation method and time line: N/A

Next report to the board: Anticipated September 2025

I. Suggested Motion:

I move that the Hays CISD Board of Trustees approve Hendrix Engineering for engineering services related to the potential 2025 Bond installation of mechanical, electric, plumbing, roofing and life safety items at select facilities, approve competitive sealed proposal as the method of procurement, and authorize the Superintendent to execute a satisfactory design contract, as presented.