

Purchase Request #2
Regular Board Meeting October 6, 2025
Consideration of Delegation of Authority to Contract for
Central Campus Building C3 Roof Upgrade

ADMINISTRATION RECOMMENDATION/REPORT

The administration recommends that the Board of Trustees authorize the Chancellor or her designee to negotiate and approve a contract to upgrade the roof on the Central Campus McCollum Administration Building (C3).

BACKGROUND

In February 2021, the Board authorized the delegation of authority to approve the method of procurement best suited for each construction or renovation project. On September 11, 2025, the Chancellor's designee approved the Competitive Sealed Proposals (CSP) methodology for upgrades to C3 high and mid-roofs through a combination of replacement and coating.

CSP #26-07 will be issued once the detailed project plans are completed which are being prepared by Huitt-Zollars, Inc. in accordance with Texas Government Code §2269.152. Proposals will be received and evaluated by a team comprised of representatives from Huitt-Zollars and the College.

IMPACT OF THIS ACTION

Approval of this action will authorize the Chancellor or her designee to approve a contract with the highest ranked respondent so that construction can be expedited.

BUDGET INFORMATION (INCLUDING ANY STAFFING IMPLICATIONS)

Pending successful contract negotiations, the cost of this project is not expected to exceed the budget of \$1,060,000. The project will be funded from the 2015 Bond Program deferred maintenance line.

MONITORING AND REPORTING TIMELINE

Construction activities will begin upon the execution of a contract. This project will be managed by capital projects staff.

ATTACHMENTS

None

RESOURCE PERSONNEL

Chuck Smith	281-998-6341	Charles.Smith@sjcd.edu
Genevieve Scholes	281-998-6103	Genie.Scholes@sjcd.edu

CSP 26-07
High and Mid Roof Refurbishment, Building C3
Attachment 1 – Tabulation

QUALIFICATIONS

#	Vendors	Section 1: General (00 45 16)	Section 2: History & Experience (00 45 16)	Section 3: Safety (00 45 16)	Section 4: Financial (00 45 16)	Section 5: References (00 45 16)	Section 6: Exceptions to T&Cs (00 45 16)	Total Points
	<i>Total Points</i>	20	20	10	10	5	5	70
1	Brazos Urethane Inc.	16.93	18.67	8.76	8.67	4.83	5.00	62.86
2	Atlas Universal Roofing, Inc.	19.07	20.00	8.25	8.67	5.00	5.00	65.99
3	Texas Liqua Tech Services, Inc	13.07	13.33	7.31	8.67	1.37	5.00	48.75
4	F.W. Walton, Inc.	13.60	12.67	8.50	6.00	2.67	5.00	48.44
5	Sea-Breeze Roofing Inc	13.33	12.00	6.57	6.00	3.00	5.00	45.90
6	Brazos Commercial Roofing	10.67	9.33	6.94	6.00	2.17	5.00	40.11
7	TADCO Roofing LLC	8.27	5.33	7.49	8.00	3.67	5.00	37.76
8	Restoration Services, Inc.	5.07	6.00	8.07	6.00	1.67	5.00	31.81
9	EOM Roofing LLC	11.47	9.33	2.80	4.67	3.17	5.00	36.44
10	Concord Commercial Services, Inc.	7.20	5.33	4.39	5.33	3.67	5.00	30.92
11	Venus Supplies & Constructions	4.27	3.33	1.80	3.33	2.33	5.00	20.06

FINAL SCORES

#	Vendors	Qualification Score	Section 6: Price Proposal	Price Value	Final Score
	<i>Total Points</i>	70	30		100
1	Brazos Urethane Inc.	62.86	24.08	613,379.00	86.94
2	Atlas Universal Roofing, Inc.	65.99	20.87	\$ 707,775.00	86.86
3	Texas Liqua Tech Services, Inc	48.75	30.00	492,315.00	78.75
4	F.W. Walton, Inc.	48.44	27.47	537,734.00	75.91
5	Sea-Breeze Roofing Inc	45.90	23.86	618,875.00	69.76
6	Brazos Commercial Roofing	40.11	28.54	517,468.00	68.65
7	TADCO Roofing LLC	37.76	21.05	701,791.00	58.81
8	Restoration Services, Inc.	31.81	26.98	547,348.00	58.79
9	EOM Roofing LLC	36.44	21.28	694,000.00	57.72
10	Concord Commercial Services, Inc.	30.92	14.35	1,029,561.00	45.27
11	Venus Supplies & Constructions	20.06	19.06	774,786.00	39.12