



Mayor: Mario Garza
Mayor Pro-Tem: Leonardo “Lenny” Sanchez
Commissioners: Adina “Dina” Santillan
Ernesto “Neto” Guajardo
Marco “Markie” Villegas

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SAN JUAN CITY COMMISSION

Location: San Juan Memorial Library
Multipurpose Meeting Room
1010 S. Standard
San Juan, Texas 78589
Monday, October 4, 2021

SPECIAL CALLED MEETING AGENDA
12:00 PM

I. CALL TO ORDER

II. DISCUSSION AND POSSIBLE ACTION ON ALL OF THE FOLLOWING MATTERS:

- A.** Discussion and Possible Action to Select a General Contractor for the New City Hall / Transit Terminal Building.

III. ADJOURNMENT

CERTIFICATION

I certify that the above notice of the Special Called Meeting of the City of San Juan is true and correct; and that I posted such notice on the bulletin board. A place convenient and readily accessible to the public on the in accordance with the Texas Open Meetings Act (Tex. Gov’t. Code §551-041 - §551.050).

DIANA CAVAZOS
CITY SECRETARY
CITY OF SAN JUAN, TEXAS

CERTIFICATION OF REMOVAL

I certify that the agenda of items to be considered by the City Commission was removed by the City Secretary's Office from the San Juan City Hall bulletin area on the the _____ of _____, 2021.

OFFICE OF THE CITY SECRETARY

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
OCTOBER 4, 2021

Discussion and Possible Action to Select a General Contractor for the New City Hall / Transit Terminal Building.

STAFF COMMENTS AND RECOMMENDATIONS:

On September 21, 2020 at 4:00 p.m. the bid opening for Project No.# 21-09-09-21 took place for the new City Hall / Transit Terminal Building at the City of San Juan Library. The following contractors submitted a bid package. The contractor's order is not listed in any particular order.

NM Contracting, McAllen, Tx
Summit Design Group, Laredo, Tx
ECON, Edinburg, Tx
Terra Fuerte, Alamo, Tx
Holchemont, McAllen, Tx

RECOMMENDATION:

Approve as presented.

PREPARED BY:

Benjamin Arjona,
City Manager

APPROVED BY:

Benjamin Arjona, City
Manager

City of San Juan
San Juan City Hall / Transit Terminal Building
City of San Juan Project No.# 21-09-09-21
Ranking Criteria

21-09-09-21 San Juan City Hall / Transit Terminal Building

			Similar Projects	Completion Timeline	References	Personnel	Safety Record	Warranties	Proposed (DBE if any) Subcontractors	Total Score
Vendor	Location	Total Project Cost	15	15	15	10	10	10	25	100
NM Contracting	McAllen, TX	\$ 8,000,000.00	15	15	15	10	10	10	25	100
Summit Design Group	Laredo, TX	\$ 8,622,000.00	10	15	15	9	10	10	25	94
ECON	Edinburg, TX	\$ 9,000,000.00	15	15	15	10	10	10	25	100
Terra Fuerte	Alamo, TX	\$ 9,500,000.00	5	15	9	9	0	0	25	63
Holchemont	McAllen, TX	\$ 9,843,000.00	10	15	15	10	10	0	0	60
		\$ -								
		\$ -								

NM - 0 DBE
Summit - 1 DBE
ECON - 0 DBE
Terra Fuerte -
Holchemont - 0 DBE

* NM Contracting submitted 4 DBE subs with a percentage of 11.1% of Cost of Construcion within 48 hrs of proposal date.

SECTION IV
RANKING CRITERIA AND POINTS VALUATION
CITY OF SAN JUAN CITY HALL / TRANSIT TERMINAL BUILDING
CSP# 21-09-09-21

4.1 – RANKING CRITERIA

For further information, please contact:

Ben Arjona
City Manager barjona@sjtx.us

City of San Juan, 709 S. Nebraska Avenue, San Juan, Texas 78589-2649
956-223-2200

In determining the award of a contract under this chapter, the governmental entity may consider the following criteria:

- (1) the Offeror's experience and reputation;
- (2) the quality of the Offeror's goods or services;
- (3) the impact on the ability of the City to comply with rules relating to historically underutilized businesses; (Not applicable)
- (4) the Offeror's safety record;
- (5) the Offeror's proposed personnel;
- (6) whether the Offeror's financial capability is appropriate to the size and scope of the project;
- (7) and any other relevant factor specifically stated in the request for bids, proposals, or qualifications.

The selection is to be made on a "best value" basis.

The signing of Section 7.3 indicates understanding and acceptance of this proposal's terms and conditions.

CITY OF SAN JUAN

CITY OF SAN JUAN CITY HALL / TRANSIT TERMINAL BUILDING

CSP# 21-09-09-21

4.2 - CRITERIA & POINTS VALUATION

	CRITERIA (REVISED)	POINTS
1	Number of similar Projects completed by the Contractor during any of the last five (5) years. (The number of projects is not limited to the references submitted.)	15
2	Timeline for (earliest) completion of the project. Contractor must submit a timeline for the completion of this project together with the proposal response.	15
3	Favorable & unfavorable references of contractor for similar City Projects.	15
4	<u>Contractor's</u> proposed personnel for this City Project. Contractor must submit a list of proposed personnel and their experience with City Projects.	10
5	Contractor's safety record.	10
6	Warranties (Materials & Labor)	10
7	<u>Subcontractors</u> to be used for this City project. Contractor must submit a list of proposed DBE subcontractors (if any) together with this proposal. Information must include company name, address, phone number, email address, and references on those subcontractors.	25
	Total Points	100

The signing of Section 7.3 indicates understanding and acceptance of this proposal's terms and conditions.

CITY OF SAN JUAN

CITY OF SAN JUAN CITY HALL / TRANSIT TERMINAL BUILDING

CSP# 21-09-09-21

4.3 - BOARD DELEGATION OF AUTHORITY TO RANK PROPOSALS

During the Regular Board Meeting held on November 11, 2019 the school board approved the following:

- The Competitive Sealed Proposal Method of Construction as the procurement method that offers the best value to the district for this project
- The Board of Commissioners delegated their authority to rank the proposals received to Administration.
- Approved the Criteria and points (shown in Section 4.2 of this proposal).

4.4 - BUDGET INFORMATION

The estimated budget for this project is: \$6,465,750.

The signing of Section 7.3 indicates understanding and acceptance of this proposal's terms and conditions.