



City of Denton

City Hall
215 E. McKinney Street
Denton, Texas
www.cityofdenton.com

AGENDA INFORMATION SHEET

DEPARTMENT: Procurement

DCM: David Gaines

DATE: June 28, 2022

SUBJECT

Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Weatherproofing Services, L.L.C., for weatherization services for the Facilities Management Department; providing for the expenditure of funds therefor; and providing an effective date (RFP 7944 – awarded to Weatherproofing Services, L.L.C., for one (1) year, with the option for four (4) additional one (1) year extensions, in the total five (5) year not-to-exceed amount of \$1,500,000.00).

INFORMATION/BACKGROUND

There are over 200 City-owned buildings maintained by the Facilities Management Department. The proposed contract for repairs, replacement, and maintenance of all weatherization services will allow Facilities Management to complete annual preventative maintenance as well as resolve unpredictable issues or damages. Weatherproofing Services will provide maintenance, repairs, and installation of all services including but not limited to sealing various portions of the structure above and below grade, penetrations through all exterior building surfaces including building envelope sealing, and/or roof repair and replacement for all City-owned structures.

Based on a historical spend and future projections the recommended not-to-exceed amount of this contract is \$1,500,000 for the potential five (5) year contract. Facilities Management includes \$250,000 in their annual budget for preventative maintenance and resolves approximately \$30,000 - \$45,000 of unpredictable issues or damages each year.

Request for Proposals was sent to 1,082 prospective suppliers, including 90 Denton firms. In addition, specifications were placed on the Procurement website for prospective suppliers to download and advertised in the local newspaper. One (1) proposal was received, and references were checked to ensure the vendor can provide the services requested in the Scope of Work. The proposal was evaluated based upon published criteria including compliance with specifications, probable performance, and price. Best and Final Offer (BAFO) was requested from the firm. The department is awarding the contract to Weatherproofing Services, LLC.

NIGP Code Used for Solicitation:	910, 912, 961 and 962
Notifications sent for Solicitation sent in IonWave:	1,082
Number of Suppliers that viewed Solicitation in IonWave:	23
HUB-Historically Underutilized Business Invitations sent out:	110
SBE-Small Business Enterprise Invitations sent out:	432
Responses from Solicitation:	1

RECOMMENDATION

Award a contract with Weatherproofing Services, LLC, for weatherization services for the Facilities Management Department, in a one (1) year, with the option for four (4) additional one (1) year extensions, in the total five (5) year not-to-exceed amount of \$1,500,000.

PRINCIPAL PLACE OF BUSINESS

Weatherproofing Services, L.L.C.
Aubrey, TX

ESTIMATED SCHEDULE OF PROJECT

This is an initial one (1) year contract with options to extend the contract for four (4) additional one (1) year periods, with all terms and conditions remaining the same.

FISCAL INFORMATION

These products and services will be funded through the using department's budget on an as-needed basis. The City will only pay for services rendered and is not obligated to pay the full contract amount unless needed.

EXHIBITS

Exhibit 1: Agenda Information Sheet
Exhibit 2: LLC Members
Exhibit 3: Ordinance and Contract

Respectfully submitted:
Lori Hewell, 940-349-7100
Purchasing Manager

For information concerning this acquisition, contact: Scott Gray, 940-349-7744.

Legal point of contact: Marcella Lunn at 940-349-8333.