



City of San Antonio

Agenda Memorandum

File Number:21-3668

Agenda Item Number: 7.

Agenda Date: 6/10/2021

In Control: City Council A Session

DEPARTMENT: Finance

DEPARTMENT HEAD: Troy Elliott

COUNCIL DISTRICTS IMPACTED: Citywide

SUBJECT:

Bob Ross Senior Center Roofing Replacement

SUMMARY:

An ordinance authorizing a contract with Duro-Last, Inc., to provide all labor, material and equipment to install a new roof membrane at the Bob Ross Senior Center for the Department of Human Services for a total cost of \$208,516.36. Funding is available from the FY 2021 Deferred Maintenance Program and included in the FY 2021 - FY 2026 Capital Improvement Program.

BACKGROUND INFORMATION:

Submitted for City Council consideration and action is an offer from Duro-Last, Inc. to provide the Department of Human Services (DHS) with a contract for roof replacement at the Bob Ross Senior Center in the amount of \$208,516.36. This project will be procured through Duro-Last, Inc.'s cooperative agreement with The Interlocal Purchasing System (TIPS).

The Bob Ross Senior Center, located in San Antonio's Medical Center, opened its' doors April 2007. The first of its kind for the City of San Antonio, and the brain child of the City/County Joint Commission on Elderly Affairs, provides programs that assist San Antonio's multi-generational senior community lead active, independent and engaged lives through comprehensive nutrition, wellness, and education services. The existing roof is approximately 30 years old and has deteriorated causing water leaks in various areas of the center.

In FY 2020, on behalf of DHS, the Building and Equipment Services Department (BESD) sought pricing from Duro-Last, Inc. who in turn worked with three authorized installers to provide quotes to the City which

included all labor, materials, and equipment necessary to replace approximately 28,000 square feet of roofing at the Bob Ross Senior Center. Duro-Last, Inc. will provide the roofing membrane and oversight of the project. Once the installation is complete, a Duro-Last Technical Representative will inspect the installation for completeness and conformity to Duro-Last specifications. Following acceptance of the roof, Duro-Last, Inc. will issue a 20-year NDL warranty for the repair or replacement of the roofing system, and the labor to install it, in the event of a defect in the Duro-Last products. The authorized installer will re-roof the existing roof system from five different sections of the building and add a new cover board and roofing membrane. The contractor will also replace any damaged metal parapet caps and roof decking with similar new materials.

BESD performed a vetting process of the subcontractor quotes received from Duro-Last, Inc. including cost and best value. The subcontractor pricing submitted by Ultimate Roofing provided the best cost of all subcontractor quotes received. Duro-Last, Inc., through work conducted by approved subcontractor, provides a 20-year warranty on labor and materials to begin the date of acceptance by DHS. The project will be completed by September 30, 2021.

ISSUE:

This contract will provide the Bob Ross Senior Center with a new roofing system which is necessary due to age and deterioration of the existing roof. This purchase is made through The Interlocal Purchasing System (TIPS) Cooperative Program passed on Ordinance 2009-12-10-1002, dated 12/10/2009.

The Small Business Economic Development Advocacy (SBEDA) Ordinance requirements were waived due to the lack of small, minority, and/or women businesses available to provide these goods and services.

This contract is an exception to the Local Preference Program.

The Veteran-Owned Small Business (VOSB) Preference Program does not apply to non-professional service contracts so no preference was applied to this contract.

ALTERNATIVES:

Should this contract not be approved, DHS will have to continue to make necessary costly repairs to the roof and building on an as needed basis. Failure to replace the roof could jeopardize the overall structure of the facility risking the safety of the patrons who visit the Bob Ross Senior Center.

FISCAL IMPACT:

This ordinance authorizes a contract with Duro-Last, Inc., to provide all labor, material and equipment to install a new roof membrane at the Bob Ross Senior Center for the Department of Human Services for a total cost of \$208,516.36. Funding is available from the FY 2021 Deferred Maintenance Program and included in the FY 2021 - FY 2026 Capital Improvement Program.

RECOMMENDATION:

Staff recommends the approval of this contract with Duro Last, Inc. for roof replacement services at the Bob Ross Senior Center for a total cost of \$208,516.36.

This contract is procured via cooperative purchasing and a Contract Disclosure Form is not required.