

January 27, 2023

SECTION 00 11 16 – INVITATION TO PROPOSERS FOR COMPETITIVE SEALED PROPOSALS

PROJECT: **NBISD ELEMENTARY SCHOOL**

PROJECT ADDRESS: NBISD ELEMENTARY SCHOOL  
4365 KLEIN MEADOWS  
NEW BRAUNFELS, TEXAS 78130

PROJECT NUMBER: 214000825

PROPOSAL DATE & TIME: **TUESDAY, FEBRUARY 28, 2023 AT 2:00 P.M.**

PROPOSAL PACKETS MUST INCLUDE:

**BASE PROPOSAL FORM**  
**QUALIFICATION STATEMENT**  
**SELECTION CRITERIA**  
**BID BOND**  
**REQUIRED FORMS**

**TUESDAY, FEBRUARY 28, 2023 AT 3:00 P.M.**

PROPOSAL PACKETS MUST INCLUDE:

**ALTERNATES**  
**UNIT PRICES**  
**LIST OF SUBCONTRACTORS**

ARCHITECT: STANTEC ARCHITECTURE  
1905 ALDRICH STREET, SUITE 300  
AUSTIN, TEXAS 78723  
TELEPHONE: (512) 867-6000

1.1 RECEIPT OF PROPOSALS

Competitive Sealed Proposals, addressed to New Braunfels Independent School District, will be received in the NEW BRAUNFELS INDEPENDENT SCHOOL DISTRICT, ADMINISTRATION BUILDING, AT 1000 N WALNUT AVE, NEW BRAUNFELS, TEXAS 78130 until 2:00 P.M. TUESDAY, FEBRUARY 28, 2023, for the NBISD Elementary School project. Additional proposal packet items as requested and listed above will be received until 3:00 P.M. Central Standard Time. This is the only step for selecting a General Contractor for the Project as provided by Chapter 2269, Subchapter D of the Texas Government Code. This Solicitation will be conducted in compliance with the most restrictive procurement requirements between state law and the Federal procurement requirements required for federal funding eligibility. The District will select a responsible General Contractor possessing the ability to successfully perform the Project and which submits the proposal that offers the "best value" for the District based on the published selection criteria and weight of criteria, and on the District's ranking evaluation. As indicated herein, factors other than price will be considered in making this determination.

Project Documents include selection criteria and detailed information regarding the project scope and other information that offerors require to respond to the Request for Competitive Sealed Proposals. **Construction is scheduled to begin approximately April 1st, 2023 and is scheduled to be completed no later than July 6, 2024.**

Competitive Sealed Proposals for the above referenced project shall be received at the following location:

**NEW BRAUNFELS INDEPENDENT SCHOOL DISTRICT**  
**ADMINISTRATION BUILDING**  
**1000 N WALNUT AVE**  
**NEW BRAUNFELS, TEXAS 78130**

Competitive Sealed Proposals will be received until 2:00 P.M. Central Standard Time, TUESDAY, FEBRUARY 28, 2023. Additional proposal packet items as requested and listed above will be received until 3:00 P.M. Central Standard Time.

SELECTION CRITERIA

Each competitive sealed proposal will be evaluated based upon the weighted selection criteria listed below:

1. **Relevant K-12 Public Schools Experience** (25 points)

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2. **Project Management Ability** (25 points)
3. **Current and Past Performance** –to include relationship with NBISD and other references (30 points)
4. **Subcontractors and Suppliers** –to include reputation and quality of goods and services and the extent to which these goods and services meet the district's needs (10 points)
5. **Price** (40 points)
6. **Financial Stability** (04 points)
7. **Litigation History** (06 points)

**TOTAL POINTS (140 points)**

Proposal shall be evaluated and ranked within 45 days of submittal. Each Offeror must submit the information requested in the "Information for Offerors" in order to be evaluated against each of the criteria. All questions regarding this process should be submitted in writing to the project architect before or at the "Pre-Proposal Conference".

The Owner invites Proposals on the form indicated in Section 004100 - Bid Proposal Form for the above referenced project.

The Owner may disqualify any Proposal not prepared and submitted in accordance with the proposal provisions. Any Proposal may be withdrawn prior to the scheduled time for the opening of Proposals or authorized postponement thereof. Any Proposal received after the time and date specified shall not be considered. No Proposer shall withdraw a Proposal within forty-five (45) days after the actual date of the proposal opening.

By execution and submission of a Proposal, the Proposer attests and affirms that the proposer's subcontractors are skilled and experienced in the use and interpretation of plans, specifications, addenda and related Proposal documents and, that he/she has carefully reviewed the plans, specifications, addenda and related Proposal documents for this project and has found them to be free of conflicts and/or ambiguities and sufficient for Proposing and construction purposes. Further, he/she has carefully examined the soil reports and the site of the work, and - through personal observations is satisfied as to the nature, location and requirements of the work; the character, quality and quantity of materials required; the difficulties likely to be encountered; the other items and/or conditions which may affect the satisfactory performance of the work. Proposer also acknowledges that their proposal is solely based on these documents, personal observations and has not relied in any way on any explanation or interpretation - oral or written - from any source other than those written and issued by the Architect as an official addendum to this proposal.

Representations: By submitting a Proposal, the Proposer hereby represents and warrants to the Owner that the Proposer has read and understands the Proposal Documents and the Contract Documents and the Proposal is made in accordance with the Proposal Documents.

Proposer also agrees to waive any claim it has or may have against the Owner, the Architect/Engineer, and their respective employees arising out of or in connection with the administration, evaluation, or recommendation of any Proposal; waiver of any requirements under the Proposal Documents, or the Contract Documents; and award of the Contract.

Proposer agrees that the Owner has the right to accept or reject any or all Proposals and to waive all informalities.

1.2 BID DOCUMENTS may be obtained at:

Copies of the Bid documents may be obtained from **MILLER BLUEPRINT Reproduction, 1000 East 7<sup>th</sup> Street, Austin, Texas 78702, (512) 478-8793** in accordance with the Instruction to Bidders upon the **deposit of \$200.00 PER SCHOOL, for each set of documents, maximum two sets per Contractor.** CD's containing the full set of Construction Documents will also be made available for purchase (non-refundable) from Miller Blueprint Reproduction. Deposits from Bidders shall be returned in full, if complete documents are returned in good condition to **MILLER BLUEPRINT** within ten (10) days after bid opening. Plans returned after March 15, 2023 will not be accepted. The shipping and/or postage expense of the delivery of documents shall be at the Bidders expense. Deposits shall be made payable to the Owner, New Braunfels ISD.

Contract Documents may also be seen in the area plans rooms listed below:

AGC Plan Room  
10806 Gulfdale  
San Antonio, Texas 78216  
210.349.4921  
210.349.4017 Fax

AGC Plan Room  
609 South Lamar  
Austin, Texas 78704  
512.442-7887  
512.442.3502 Fax

AGC Plan Room  
3825 Dacoma St.  
Houston, Texas 77092  
713.843.3700  
713.843.3777 Fax

AGC Plan Room  
4500 W. Waco Dr.  
Waco, Texas 76710

254.772.5400  
254.772.5451 Fax

Construction Data Company  
4201 W. Parmer Lane  
Suite A200  
Austin, Texas 78727  
806-316-2602

iSqFt Plan Room  
14305 Inwood Road

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Dallas, Texas 75244  
800-364-2059  
866-570-8187 Fax

Suite A  
Round Rock, Texas 78664  
800-364-2059  
866-570-8187 Fax

Norcross, GA 30092  
303.265.6526  
678.680.1930 Fax  
210.564.6902 FAX

iSqFt. Plan Room  
221 Texas Avenue

CMD Group  
30 Technology Parkway South  
Suite 100

Bid security in the amount of 5% of the largest possible total of Bids submitted shall accompany each Bid in accordance with the Instruction to Bidders.

Statutory Bonds for performance of the contract and for payments of mechanics and materials shall be required in an amount equal to 100% of the accepted Bid.

The Owner reserves the right to hold all Bids for forty-five (45) days from date of receipt without action, to reject any and all Bids, to waive irregularities, and to require statements or evidence of Bidders qualifications including financial statements.

### 1.3 TIME OF COMPLETION

Time of completion of this Contract is of importance to the Owner and may be considered in the award of the Contract. See Section 00 22 16, "Supplementary Instructions to Proposers", the "General Conditions of the Contract", Section 00 72 00, and the "Supplementary Conditions", Section 00 73 00 for additional information.

### 1.4 PRE-PROPOSAL CONFERENCE - A Pre-Proposal Conference shall be held prior to the Bid date as indicated in Section 00 22 13 "Supplementary Instructions to Proposers".

END OF SECTION 00 11 16