

**Purchase Request #2**  
**Regular Board Meeting November 6, 2023**  
**Consideration of Delegation of Authority to Contract for**  
**South Campus Biomanufacturing HVAC Modifications**

**ADMINISTRATION RECOMMENDATION/REPORT**

The administration recommends that the Board of Trustees authorize the Chancellor or her designee to approve a contract for modifications of the biomanufacturing heating, ventilation, and air conditioning (HVAC) system in the South Campus science building.

**BACKGROUND**

In September 2023, the Board approved funding for the modification of spaces in the South Campus science building in support of the biomanufacturing program. At the same meeting, delegation of authority was granted for awarding job order contracting (JOC) in support of that effort. As plans have developed, specific revisions to the building's HVAC system to accommodate increased heat loads in the biomanufacturing spaces have been determined. The scale of these revisions makes the competitive sealed proposal (CSP) method more cost effective than the JOC method.

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 October 3, 2023, the Chancellor's designee approved the CSP methodology for this project. Detailed project plans and specifications for this scope were developed by Pfluger Architects, Inc. in accordance with 22 Texas Administrative Code §1.212(b).

CSP 24-09 was issued on October 5, 2023, to procure construction services for this project in accordance with the Texas Government Code §2269.151. Each response received will be evaluated by a team comprised of representatives from capital projects and facilities services. Evaluation and ranking of the submittals will be based on criteria published in the solicitation.

**IMPACT OF THIS ACTION**

Approval of this action will authorize the Chancellor or her designee to award a contract to the highest scored respondent to CSP 24-09. This will allow preparations for January 2024 instruction to proceed most rapidly.

**BUDGET INFORMATION (INCLUDING ANY STAFFING IMPLICATIONS)**

The cost of this project should not exceed \$300,000. The project will be funded from the 2015 Bond program.

**MONITORING AND REPORTING TIMELINE**

This project will be managed by capital projects staff. Construction is expected to be complete by January of 2024.

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**ATTACHMENTS**

None.

**RESOURCE PERSONNEL**

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San Jacinto Community College District		
CSP 24-09 Bid Tabulation		
SC BioMan HVAC Packages A&C		
Line	Description	HTX Industrial
1	Base Proposal is a not-to-exceed total price for this project.	\$ 257,845.00