

**CITY OF EL PASO, TEXAS  
AGENDA ITEM  
DEPARTMENT HEAD'S SUMMARY FORM**



**DEPARTMENT:** Streets and Maintenance  
Purchasing & Strategic Sourcing

**AGENDA DATE:** April 1, 2025

**PUBLIC HEARING DATE:** NA

**CONTACT PERSON NAME:** Randy Garcia, Interim Streets and Maintenance Director  
Claudia A. Garcia, Director of Purchasing & Strategic Sourcing

**PHONE NUMBER:** (915)212-7000  
**PHONE NUMBER:** (915)212-0043

**DISTRICT(S) AFFECTED:** All

**STRATEGIC GOAL:** No. 7. Enhance and Sustain El Paso's Infrastructure Network

**SUBGOAL:** 7.2 - Improve competitiveness through infrastructure improvements impacting the quality of life

**SUBJECT:**

Discussion and action on the award of solicitation 2024-0387 On Call Plumbing Services to Bella Luna Engineering & Building Maintenance for an initial term of three (3) years for an estimated amount of \$360,000.00. The award also includes a two (2) year option for an estimated amount of \$240,000.00. The total contract time is for five (5) years for a total estimated amount of \$600,000.00.

**BACKGROUND / DISCUSSION:**

This contract will allow the repairs and maintenance for all plumbing at city owned facilities.

**COMMUNITY AND STAKEHOLDER OUTREACH:**

A pre-bid meeting was held on August 28, 2024. One (1) supplier was in attendance.

**SELECTION SUMMARY:**

Solicitation was advertised on August 20, 2024 and August 27, 2024. The solicitation was posted on City website on August 20, 2024. There were a total of thirty-four (34) viewers online; two (2) bids were received; two (2) from local suppliers. An Inadequate Competition Survey was conducted.

**CONTRACT VARIANCE:**

No variance in comparison to the previous contract awarded for these services due to the same budgeted amount being awarded.

**PROTEST**

No protest received for this requirement.

**PRIOR COUNCIL ACTION:**

NA

**AMOUNT AND SOURCE OF FUNDING:**

Amount: \$360,000.00

Funding Source: General Fund

Account: 532-1000-522270-32020-P3254

**REPORTING OF CONTRIBUTION OR DONATION TO CITY COUNCIL:**

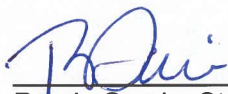
Report any contributions or donations to City Council of an accumulated total of \$500 or more. Report the name of the elected official and the amount.

NAME	AMOUNT (\$)
Form was provided to the applicant	

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\*\*\*\*\*REQUIRED AUTHORIZATION\*\*\*\*\*

**DEPARTMENT HEAD:**



Randy Garcia, Streets and Maintenance Interim Director



Claudia A. Garcia, Director of Purchasing & Strategic Sourcing

Project Form  
Best Value Bid

\*\*\*\*\*Posting Language Below\*\*\*\*\*

Please place the following item on the Regular Agenda for the City Council of April 1, 2025.

Strategic Goal 7 - Enhance and Sustain El Paso's Infrastructure Network

The linkage to the Strategic Plan is subsection: 7.2 Improve competitiveness through infrastructure improvements impacting the quality of life

**Award Summary:**

Discussion and action on the award of solicitation 2024-0387 On Call Plumbing Services to Bella Luna Engineering & Building Maintenance for an initial term of three (3) years for an estimated amount of \$360,000.00. The award also includes a two (2) year option for an estimated amount of \$240,000.00. The total contract time is for five (5) years for a total estimated amount of \$600,000.00. This contract will allow the repairs and maintenance for all plumbing at city owned facilities.

**Contract Variance:**

No variance in comparison to the previous contract awarded for these services due to the same budgeted amount being awarded.

Department:	Streets and Maintenance
Award to:	Bella Luna Engineering and Building Maintenance
City & State:	El Paso, TX
Item(s):	All
Initial Term:	3 Years
Option Term:	2 Years
Total Contract Time:	5 Years
Annual Estimated Award:	\$120,000.00
Initial Term Estimated Award:	\$360,000.00
Option Term Estimated Award:	\$240,000.00
Total Estimated Award	\$600,000.00
Account(s)	532-1000-522270-32020-P3254
Funding Source(s):	General Fund
District(s):	All

This was a Best Value Bid Procurement - Service contract

The Purchasing & Strategic Sourcing and Streets and Maintenance Departments recommend award as indicated to Bella Luna Engineering and Building Maintenance the highest ranked bidder based on the evaluation factors established in the evaluation criteria for this procurement.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

In accordance with this award, the City Manager or designee is authorized to exercise future options if needed.

CITY OF EL PASO BEST VALUE SCORESHEET			
PROJECT: 2024-0387 On- Call Plumbing Services			
Evaluation of Submittal			
	MAX POINTS	Bella Luna Engineering	Bio Remedies
Factor A - Price	35	35.00	Bid deemed non responsive, therefore not evaluated.
Factor B - Experience- Comparable Contracts	25	21.33	
Factor C - References	15	14.60	
Factor D – Employee Medical Benefits and Incentives	10	2.00	
Factor E - Bidders Operational Plan	15	13.33	
TOTAL SCORE	100	86.26	
Rank		1	



# CITY OF EL PASO

## BID TABULATION FORM



BID TITLE: ON CALL PLUMBING SERVICES		BID NO: 2024-0387	
BID DATE: SEPTEMBER 18, 2024		DEPARTMENT: STREETS AND MAINTENANCE	
		Bella Luna Engineering & Building Maintenance El Paso, TX Bidder 1 of 2	Texas Fannon Enterprises, Inc. DBA BioRemedies El Paso, Tx Bidder 2 of 2
Item No.	Description	Hourly Rate	Hourly Rate
1	Regular Hourly Rate	\$ 125.00	\$ 135.00
2	Emergency Hourly Rate	\$ 155.00	\$ 200.00
<u>OPTION TO EXTEND THE TERM OF THE</u>			
<u>AGREEMENT</u>			
THE CITY AT ITS SOLE DISCRETION, MAY EXERCISE ANY OPTION TO EXTEND THE TERM OF THE AGREEMENT, BY GIVING THE CONTRACTOR WRITTEN NOTICE WITHIN THE TIME PERIOD NOTED ON THE SELECTED OPTIONS. THE TERM OF THIS CONTRACT SHALL BE BASED ON ONE OF THE SELECTIONS BELOW AND UNDER THE SAME TERMS AND CONDITIONS. THE CITY MANAGER OR DESIGNEE MAY EXTEND THE OPTION TO EXTEND.			
BIDDER OFFERS THE CITY THE OPTION OF EXTENDING THE TERM OF THE CONTRACT FOR:			
TWO (2) ADDITIONAL YEARS AT THE SAME UNIT PRICE(S)		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
NO OPTION OFFERED			
AMENDMENTS ACKNOWLEDGED:		YES	YES
BIDS SOLICITED: 837 LOCAL BIDS SOLICITED: 455 BIDS RECEIVED: 2 LOCAL BIDS RECEIVED: 2 NO BID: 8			
NOTE: The information contained in this bid tabulation is for information only and does not constitute actual award/execution of contract.			

**2024-0387 On Call Plumbing Services View List**

<b><u>No.</u></b>	<b><u>Participant Name</u></b>	<b><u>City</u></b>	<b><u>State</u></b>
1.	Bella Luna Engineering and Building Maintenance	El Paso	TX
2.	Bio Remedies (Texas Fannon Enterprises, Inc)	El Paso	TX
3.	A6 Scientific Corp.	HOUSTON	TX
4.	Acebo Solutions	El Paso	TX
5.	AGs Imperial Construction & Roofing LLC	Horizon City	TX
6.	ChemGiant llc	Anthony, TX	TX
7.	Construction Reporter	Albuquerque	NM
8.	CTS Commercial Technical Service LLC (FELIPE J COBOS)	El Paso	TX
9.	DDM Corporation LLC	El Paso	TX
10.	Delshawn Alfonzo Cruz	Baltimore	MD
11.	DLP Services LLC (De La Paz Cleaning and Rental Services LLC)	Del Rio	TX
12.	El Paso & Juarez Paint Inc.	El Paso	TX
13.	Ethos Mechanical LLC	Phoenix	AZ
14.	FC Traffic Control, Inc.	Amarillo	TX
15.	Ferguson Enterprises LLC	El Paso	TX
16.	Hawk Construction	El Paso	TX
17.	Infotechsix	El Paso	TX
18.	JC LANDSCAPING (GARNICA CORPORATION)	El Paso	TX
19.	JSH HANDYMAN LLC (JSH HANDYMAN)	El Paso	TX
20.	North America Procurement Council Inc., PBC	Grand Junction	CO
21.	Phoenix General Contractors LLC	El Paso	TX
22.	Possible Missions, Inc.	Houston	TX
23.	RBM Engineering, Inc.	El Paso	TX
24.	The PlanIt Room	El Paso	TX
25.	Treco Services, Inc.	San Antonio	TX
26.	Virtual Builders Exchange	San Antonio	TX
27.	Complete Supply Inc	Farmers Branch	TX
28.	QANNEX CORP	El Paso	TX
29.	OLIVARES ELECTRIC OF EL PASO, LLC	El Paso	TX
30.	Filterbuy Incorporated	Talladega	AL
31.	Paso-Tex Industries LLC	El Paso	TX
32.	Zeraus Iluminacion	El Paso	TX
33.	Delegard Tool of Texas	Houston	TX
34.	CONSTRUCTION SOLUTION USA LLC	Carrolton	TX

# Inadequate Competition Survey

2024-0387 On Call Plumbing Services

Number of views

Sample Size Scale

Sample Size Selected

34	
17 or less - Contact	4
18 to 23 - Contact	5
24 to 27 - Contact	6
28 or More - Contact	25%
9	

Survey Questions:

Please indicate, why you did not respond to our soliciation?	Number of Responses	Pct
Did not receive the Bid Notification (Confirm address on file)		0%
Did not have time to respond		0%
Could not provide competitive pricing		0%
Could not meet the submission deadline	2	24%
Not interested	1	12%
Does not have equipment	6	71%
Out of business		0%
No response		0%
Total	9	106%
Please provide feedback to our Specification	Number of Responses	Pct
Specifications were good or adequate	2	24%
Specifications were not clear		0%
Could not meet specifications	6	71%
Specifications were limited or closed		0%
Did not receive/no opinion	1	12%
Just needed more time to review.		0%
Did not receive bid notification.		0%
Total	9	106%