



Agenda Report

Agenda of: July 22, 2025

Department: Administration

Subject: Discussion and appropriate action to award a contract for TPO roof replacement at City Hall.

Recommended Motion: I move to award a contract for the City Hall roof replacement to _____ in an amount not to exceed \$ _____.

Background: The City Hall has continued to have water intrusion during rain events. Staff has sought qualified contractors to inspect the roof and provide recommended actions for whatever repairs or replacements may be needed to address the ongoing issue. A comparison of the four quotes that were obtained is provided below:

Comparison of Proposals:

Contractor	Bid Amount	Warranty	Notes
Sandoval Roofing	\$36,962	20-year watertight, 3-year labor	Staff recommended – best value & coverage
Alamo Restoration	\$39,954	25-year material, 3-year labor	Higher cost, similar scope
Rhino Roofers	\$47,250	20-year NDL, 2-year labor	Highest cost, layover method
Safepro Roofing	\$28,733	20-year coating, 3-year labor	Coating system only – not full replacement

- decades of combined experience.

Staff recommendation: Staff recommends awarding the City Hall roofing project to Sandoval Roofing Services, Inc., in the amount of **\$36,962**, which includes a **20-year manufacturer watertight warranty**

and a **3-year labor and installation warranty**. Sandoval's proposal represents the best overall value among four competitive quotes, based on cost, warranty coverage, and scope of work.

In light of ongoing discussions regarding a comprehensive City Hall remodel, staff seeks Council direction on whether to proceed immediately with the roof replacement or to first consult with **Pugh Constructors**, the design-build team currently being considered for the remodel, to determine whether the proposed roof improvements can or should be integrated into the future project.

Fiscal Impact: ~\$37,000. Source of Funds:

☐ **Budgeted** ☒ **Requires Budget Amendment**

Source of Funding: General Fund Fund Reserves

Account Code: 50107-903

Attachments: None.

Urgency (0-5 = Low Urgency to High Urgency): 3

Impact (0-5 = Low Impact to High Impact): 3

Submitted by: R. Scott Dixon