



**DALLAS INDEPENDENT SCHOOL DISTRICT
PROCUREMENT SERVICES – CONSTRUCTION SERVICES**

DOCUMENT DISTRIBUTION

CONSTRUCTION SERVICES

**CSP 207398
Org 218 - George W. Truett Elementary School - Renovation
J218_P0374_1**

SOLICITATION TIMELINE:

Issue Date:	11/02/2025
First Advertisement Date	11/02/2025
Second Advertisement Date	11/09/2025
Preproposal Meeting	11/10/2025
Question Deadline	11/14/2025
Question Responses from the District	11/19/2025
CSP Response Due Dates Pt 1-A, Pt 1-B, and Pt 1-C	12/02/2025
CSP Response Due Date Pt 2	12/03/2025
CSP Evaluation	12/10/2025
Anticipated Board Approval	01/22/2026

1. DOCUMENT DISTRIBUTION:

The attached "Document Distribution" page details how documents and addenda will be distributed.

2. ESTIMATED CONSTRUCTION BUDGET INCLUDING ALLOWANCES:

Total Estimated Construction Budget (CCL + IC+ Allowances) for CSP 207398 \$5,896,287.43

3. Scope of Work. The Work consists of:

ORG 218 – George W. Truett Elementary School - Renovation - Project consists of the following:

1. Removal of two existing roof systems and installation of new mod bit roof system.
2. Removal of existing poured L.W. concrete and paper faced gypsum board deck and installation of new 22 ga. metal deck where needed.
3. Removal and installation of ceiling grid, tile, and LED lighting that is affected by new roof deck installation, new overflow roof drains, and mechanical equipment.
4. Gas line replacement associated with replacement of roof.

5. New overflow roof drains, gutter, flashing, equipment curbs, vent pipes, access hatch, roof ladders, walkway pads for roof replacement. Removal of east side auditorium windows to allow for roofing to be installed at the correct height.
 6. New roof security beam system.
 7. Heavy equipment; large crane rental for removal and reinstall of all RTU's and AHU's.
 8. New RTU's and new AHU's that are beyond their life cycle.
 9. Removal of existing units, installation of existing and new units, new curbs, new electrical connections and disconnects, condensate line, structural reinforcement for new units, new heating/chill water piping.
 10. Fire Alarm and all systems replacement throughout school.
 11. Install new electric marquee sign.
4. Contact Information:

Technical questions and all other questions related to this solicitation are to be referred to:

Attention:
Email:

Dallas ISD Procurement Services
ProcurementCS@dallasisd.org

Please notate the solicitation number CSP 207398 in the subject line of your email.

**DOCUMENT DISTRIBUTION
CSP PACKAGE 207398**

Documents will be distributed as follows:

Hard copy and file distribution are provided, beginning Monday, November 3, 2025

Printing Company Name:	Thomas Printworks
Attention:	Jon Sauve
Address:	3610 Oak Lawn Avenue
City, State and Zip	Dallas, Texas 75219
Phone:	469-320-4940
Email:	jon.sauve@thomasprintworks.com

Any addendum issued will be listed or posted at the **Dallas ISD Construction Services** website <http://www.dallasisd.org/>. **Click on “Departments”**; **click on “Construction Services/Bond Office”**; **click on “Bond Vendor Opportunities”**; then click on the bid package number. Any and all addenda that are too large in size for the website will not be posted on the District website. However, all such addenda will be listed on the website with the date of issuance of each addendum, and instructions to proposers for procuring such addenda from **Thomas Printworks**.

Documents are available as follows:

- **Full size sets of plans and specifications and USB drives of the same information and details are available for purchase at the Printing Company noted above. Purchase price must be obtained directly from the Printing Company.**
- **The purchases of additional USB drives of proposal documents in PDF format are available only to purchasers of at least one (1) full size plans and specifications. Purchase price must be obtained directly from the Printing Company.**
- **Addenda will be available from the Printing Company for purchase. Purchase price must be obtained directly from the Printing Company.**

Delivery pricing can be obtained from **Thomas Printworks**.

The bidder or proposer is responsible for obtaining all Addenda prior to submitting a bid or proposal to the District.

A list of Plan Rooms and other entities that have documents available for viewing are as follows:

DRAWINGS AND SPECIFICATIONS ARE AVAILABLE AT THE FOLLOWING:

Dallas/Fort Worth Minority Supplier Development Council

Sha'Ron Richardson
construction@dfwmsdc.com

214-630-0747
8828 N. Stemmons Freeway, Ste. 550
Dallas, TX 75247

Regional Hispanic Contractors Association

John H. Martinez
john@regionalhca.org

972-786-0909
3918 North Hampton Rd.
Dallas, TX 75212

Regional Black Contractors Association of North Texas, Inc.

John Proctor
info@blackcontractors.org

214-565-8946
2627 Martin Luther King Jr. Blvd,
Dallas, TX 75215

Fort Worth Hispanic Chamber of Commerce

Gilbert Juarez
gilbert@pic-printing.com
<https://www.fwhccplanroom.com/>

817-625-5411
1327 N. Main Street
Fort Worth, TX 76164

Greater Dallas Hispanic Chamber of Commerce

Gabriela Carvallo
gabriela@gdhcc.com

214-521-6007
1402 N. Corinth St., Ste 225
Dallas, TX 75215

Construction Connect

Michael Stubbs
Content@ConstructConnect.com

800-364-2059
30 Technology Parkway South, Ste 100
Norcross, GA 30092

Dodge Data & Analytics formerly McGraw-Hill Construction Dodge

support@construction.com

877-784-9556
4300 Beltway Place, Ste. 180
Arlington, TX 76018

Dallas Black Chamber of Commerce

Tigist Solomon
tsolomon@dbcc.org

214-702-6652
2922 Martin Luther King Jr. Blvd., Building A, Ste. 104
Dallas, TX 75215

Fort Worth Metropolitan Black Chamber of Commerce

Jeremiah Anderson
janderson@fwmbcc.org

817-871-6558
1150 South Fwy, Ste. 211
Fort Worth, TX 76104

Virtual Builders Exchange, LLC

Heidi Shaffer
heidi@virtualbx.com

210-564-6900
4047 Naco Perrin, Ste.100
San Antonio, TX 78217

SECTION 00 11 17 – INTENTION TO PROPOSE FORM

Please return this Intention to Propose Form within **Five (5) Days** of receipt of this Request for Competitive Sealed Proposal Package. Doing so will enable us to keep a record of interest in this project. It is your responsibility to continue to monitor the District Website for any modifications or addenda issued prior to the submittal deadline. Email this form to:

ATTN: **Dallas ISD Procurement Services c/o Bond/Construction Services**
Linus D. Wright Dallas ISD Administration Building
9400 North Central Expressway, Suite 800
Dallas, TX 75231
E-mail: ProcurementCS@dallasisd.org

Subject: Dallas ISD Construction Services
CSP 207398

Dear **Procurement Services**:

We hereby acknowledge receipt of the proposal documents for the above referenced COMPETITIVE SEALED PROPOSAL (CSP) Package, and confirm that:

(Check appropriate box)

We do intend to submit a proposal for this work. We understand that this proposal will be prepared by us at no cost or obligation to: JR2 Architects or Dallas ISD.

We do not intend to submit a proposal on this work. The reason(s) we decline to offer a proposal is as follows:

Yours sincerely,

Name

Signature

Firm

Title

Phone

Date

Fax

Email Address