

Tammy Himes

19,888

From: Garry Smith
Sent: Monday, January 12, 2026 1:05 PM
To: Tammy Himes
Cc: David Monroe; Brittni Turner; Terry Fowler; Jim Grove; Garry Smith
Subject: I-30 Administrative Facility Project Source Selection Committee (I30-SSC)
Recommendation - Amended to add Contractor name

Ms. Himes

The I30-SSC has completed its review of the Subject procurement proposals. All score sheets have been provided for your consideration. The process reviewed five contractors' proposal in which two of the proposals were considered to not meet all the requirements and additionally were high bids. As a result, those bids were removed from the competitive activity for being outside a competitive price and non-compliance to all Request for Proposal (RFP) items.

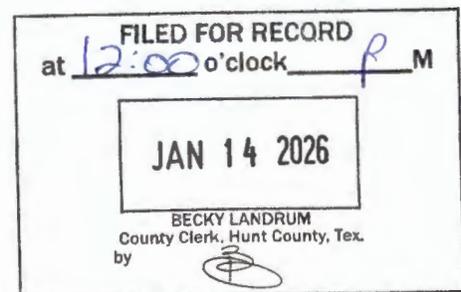
The remaining three contractors were requested to provide clarifications to technical requirement items in their proposals. After reviewing, it was determined that all three contractors met the intent of the of the RFP and provided compliant proposal in the areas of:

- 1) Specification requirements
- 2) Management/approach acceptability
- 3) Financial stability
- 4) References
- 5) Schedule adherence

All three contractors were within a competitive range and within \$500k of each other. As a result, with all bidders providing acceptable proposals and being equal in the five key areas identified above. With a strong technical proposal, solid references, and a proposed schedule to meet the County needs it is the I30-SSC recommendation that **Tegrity Contractors, Inc...the proposal low bid** be awarded this contract. It is the opinion of the I30-SSC that making this award to Tegrity is in the best interest of the County and the project.

Respectfully submitted,

Garry Smith
I30-SSC Lead
Precinct 3, Commissioner



Combined Committee Scores for RFP #268-26, Construction Services for the 1-30 Administrative Facility

Vendor Name	Evaluator A	Evaluator B	Evaluator C	Evaluator D	Evaluator E	Total Score	Average Score
Tegrity Contractors, Inc.	98	97	97	97	88	477	95.4
JC Commercial, Inc.	92	87	88	87	89	443	88.6
SCI Construction	84	87	93	87	87	438	87.6
Mulliken Construction Management, Inc.	0	20	0	0	36	56	11.2
Stansell Construction	77	25	65	65	51	283	56.6

Committee Statement:

Scores reflected above represent the independent evaluation of each committee member based on criteria set forth in RFP # 268-26. Individual evaluator scores were combined.

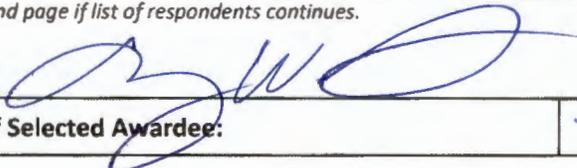
BID TABULATION SHEET

Please complete this form and keep with your records until the contract has been awarded. Once the contract has been officially awarded, please indicate which company was awarded the contract.

Contracting Agency	Hunt County, Texas		
Project Name	1-30 Administrative Facility Project		
Project No.	ARPA 2406	Bid Date	December 2, 2025 at 4:10 PM
<p>Summary of Project Description: The Hunt County Government Services-Administration Facilities project is to construct and expand general government offices for County administration staff and officers. Hunt County is improving facility offices, while keeping County staff and general public safety in mind. In addition to the construction of the administrative facility, the County has purchased an existing property located at 201 Interstate 30, Greenville, TX 75402. Under the government services provision of the SLFRF / ARPA funds (6.01), the County will be providing a safe, socially distant campus for conducting County Business.</p>			

No.	List of Bidding Contractors	Total Bid Amount	Bid Bond	Pre-Proposal Conference Attendance
1.	Tegrity Contractors, Inc	\$7,769,777.00	Y	Y
2.	J.C. Commercial, Inc.	\$8,273,777.00	Y	Y
3.	SCI Construction, Ltd.	\$8,295,159.00	Y	Y
4.	Mulliken Construction Management, Inc.	\$8,800,000.00	Y	Y
5.	Stansell Construction	\$9,238,199.21	Y	Y

Attach second page if list of respondents continues.



Name of Selected Awardee:		Tegrity Contractors, Inc	
Form Completed By:			
Print Name	Bobby W Stovall	Title	County Judge
Signature		Date	January 14, 2026

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	David Monroe
Name of Respondent:	JC Commercial
Date of Rating:	12-19-2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	X		
2.	Financial Stability	X		CASH on hand @ 1,843,616.00
Must pass all above areas to proceed. If a Fail is marked, stop here.				

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	26 yrs experience Several relevant projects
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	0	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	Seems to be a solid contractor Maybe a little short on funds

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	3	
2.	Quality Control Program	3	3	
3.	Financial Capacity	2	2	Cash on hand + 1,843,616.00
4.	Bonding Capacity	3	3	
5.				
	Subtotal - Capacity to Perform	15	11	MAY NOT BE ABLE TO MEET SCHEDULE DUE TO CASH FLOW

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	65	
	Subtotal - Pricing	70	65	Very competitive bid

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15	11	
C.	Subtotal - Pricing	70	65	
	TOTAL AVAILABLE POINTS	100	88	Nice bid if everything is included And they can fund the project

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	David Monroe
Name of Respondent:	Tegrity Contractors, INC
Date of Rating:	12-19-2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	X		HAD to request construction schedule
2.	Financial Stability	X		Cash on hand \$10,428,308.00

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	4	4	27 yrs experience Several releunte projects
2.	Prior Project Descriptions	4	4	
3.	Experience in Local Community	0	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	4	4	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	15	Very qualified contractor

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	1	1	Had to request for schedule
2.	Quality Control Program	4	4	
3.	Financial Capacity	4	4	Cash on hand @ 10,000,000.00
4.	Bonding Capacity	5	5	
5.				
	Subtotal - Capacity to Perform	15	14	Solid financial backing

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	68	
	Subtotal - Pricing	70	68	low bid, need to ask architect if everything is included

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	15	
B.	Subtotal - Capacity to Perform	15	14	
C.	Subtotal - Pricing	70	68	
	TOTAL AVAILABLE POINTS	100	97	Very nice bid if everything is included

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	David Monroe
Name of Respondent:	SCI Construction
Date of Rating:	12-19-2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	X		
2.	Financial Stability	X		Cash on hand = 5,783,221.00

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	20 yrs experience Several relevant projects
2.	Prior Project Descriptions	4	4	
3.	Experience in Local Community	0	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	4	4	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	14	very qualified contractor

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	3	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	Cash on hand \$ 783,221.00
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	14	Should be able to perform

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	65	
	Subtotal - Pricing	70	65	Pricing seems to be relevant to scope of work

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	14	
B.	Subtotal - Capacity to Perform	15	14	
C.	Subtotal - Pricing	70	65	
	TOTAL AVAILABLE POINTS	100	93	Very nice bid if everything is included

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	David Monroe
Name of Respondent:	Mulliken Construction Management, INC.
Date of Rating:	12-19-2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
2.	Financial Stability	<input type="checkbox"/>	<input type="checkbox"/>	

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history			
2.	Prior Project Descriptions			
3.	Experience in Local Community			
4.	Organization Chart/Staffing Plan with key personnel proposed for this project			

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel			
6.				
	Subtotal - Experience and Qualifications	15		

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule			
2.	Quality Control Program			
3.	Financial Capacity			
4.	Bonding Capacity			
5.				
	Subtotal – Capacity to Perform	15		

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70		
	Subtotal – Pricing	70		

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15		
B.	Subtotal – Capacity to Perform	15		
C.	Subtotal – Pricing	70		
	TOTAL AVAILABLE POINTS	100	0	<i>Very little information. I feel they didn't take the process serious</i>

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	David Monroe
Name of Respondent:	Stansell Construction, LLC
Date of Rating:	12-19-2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	X		
2.	Financial Stability	X		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history			
2.	Prior Project Descriptions			
3.	Experience in Local Community			
4.	Organization Chart/Staffing Plan with key personnel proposed for this project			

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel			
6.				
	Subtotal - Experience and Qualifications	15	15	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule			
2.	Quality Control Program			
3.	Financial Capacity			
4.	Bonding Capacity			
5.				
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70		
	Subtotal - Pricing	70	35	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	15	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	35	
	TOTAL AVAILABLE POINTS	100	65	<i>Great bid but I feel they're too busy for the project</i>

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Brittini Turner
Name of Respondent:	J.C. Commercial, Inc.
Date of Rating:	12/23/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	4	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	1	lower cash on hand
4.	Bonding Capacity	4	4	
5.				
	Subtotal – Capacity to Perform	15	13	

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	62	
	Subtotal – Pricing	70	62	

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15	12	
B.	Subtotal – Capacity to Perform	15	13	
C.	Subtotal – Pricing	70	62	
	TOTAL AVAILABLE POINTS	100	87	

**REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES
RATING SHEET**

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Brittini Turner
Name of Respondent:	Tegrity Contractors, Inc.
Date of Rating:	12/23/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	70	
	Subtotal - Pricing	70	70	Lowest Bid; qualified

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	70	
	TOTAL AVAILABLE POINTS	100	97	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Brittini Turner
Name of Respondent:	SCI Construction, Ltd.
Date of Rating:	12/23/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.				
	Subtotal – Capacity to Perform	15	15	

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	60	
	Subtotal – Pricing	70	60	

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15	12	
B.	Subtotal – Capacity to Perform	15	15	
C.	Subtotal – Pricing	70	60	
	TOTAL AVAILABLE POINTS	100	87	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Brittini Turner
Name of Respondent:	Mulliken Construction Management, Inc.
Date of Rating:	12/23/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal		X	
2.	Financial Stability			

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history			
2.	Prior Project Descriptions			
3.	Experience in Local Community			
4.	Organization Chart/Staffing Plan with key personnel proposed for this project			

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel			
6.				
	Subtotal - Experience and Qualifications	15		

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule			
2.	Quality Control Program			
3.	Financial Capacity			
4.	Bonding Capacity			
5.				
	Subtotal – Capacity to Perform	15		

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70		
	Subtotal – Pricing	70		

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15		
B.	Subtotal – Capacity to Perform	15		
C.	Subtotal – Pricing	70		
	TOTAL AVAILABLE POINTS	100	0	Too Little Information

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Brittini Turner
Name of Respondent:	Stansell Construction
Date of Rating:	12/23/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	3	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	15	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.				
	Subtotal – Capacity to Perform	15	15	

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	35	
	Subtotal – Pricing	70	35	Highest Bid

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15	15	
B.	Subtotal – Capacity to Perform	15	15	
C.	Subtotal – Pricing	70	35	
	TOTAL AVAILABLE POINTS	100	65	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	<i>Terry Fowler</i>
Name of Respondent:	<i>Teagity Contractors</i>
Date of Rating:	<i>12/18/25</i>

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history		<i>3</i>	
2.	Prior Project Descriptions		<i>3</i>	
3.	Experience in Local Community		<i>2</i>	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project		<i>3</i>	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel		3	
6.				
	Subtotal - Experience and Qualifications	15	14	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	2	0	
2.	Quality Control Program	1	1	
3.	Financial Capacity	4	4	
4.	Bonding Capacity	4	4	
5.				
	Subtotal – Capacity to Perform	15	9	

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	65	
	Subtotal – Pricing	70	65	

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15	14	
B.	Subtotal – Capacity to Perform	15	9	
C.	Subtotal – Pricing	70	65	
	TOTAL AVAILABLE POINTS	100	88	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Terry Fowler
Name of Respondent:	JC Commercial
Date of Rating:	12/18/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history		3	
2.	Prior Project Descriptions		3	
3.	Experience in Local Community		3	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project		3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel		3	
6.				
	Subtotal - Experience and Qualifications	15	15	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule		4	
2.	Quality Control Program		0	
3.	Financial Capacity		4	
4.	Bonding Capacity		4	
5.				
	Subtotal – Capacity to Perform	15	12	

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	62	
	Subtotal – Pricing	70	62	

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15	15	
B.	Subtotal – Capacity to Perform	15	12	
C.	Subtotal – Pricing	70	62	
	TOTAL AVAILABLE POINTS	100	89	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Terry Fowler
Name of Respondent:	SCI Construction
Date of Rating:	12/14/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history		3	
2.	Prior Project Descriptions		3	
3.	Experience in Local Community		3	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project		3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel		3	
6.				
	Subtotal - Experience and Qualifications	15	15	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule		3	
2.	Quality Control Program		3	
3.	Financial Capacity		3	
4.	Bonding Capacity		3	
5.				
	Subtotal - Capacity to Perform	15	12 15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	60	
	Subtotal - Pricing	70	60	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	15	
B.	Subtotal - Capacity to Perform	15	12 15	
C.	Subtotal - Pricing	70	60	
	TOTAL AVAILABLE POINTS	100	90 87	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Terry Fowler
Name of Respondent:	Stansell Const.
Date of Rating:	12/18/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history		3	
2.	Prior Project Descriptions		3	
3.	Experience in Local Community		3	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project		3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel		3	
6.				
	Subtotal - Experience and Qualifications	15	15	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule		3	
2.	Quality Control Program		2	
3.	Financial Capacity		3	
4.	Bonding Capacity		3	
5.				
	Subtotal - Capacity to Perform	15	11	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	25	Some areas of line items are extremely out of line w/ others and appears unreasonable
	Subtotal - Pricing	70	25	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	15	
B.	Subtotal - Capacity to Perform	15	11	
C.	Subtotal - Pricing	70	25	
	TOTAL AVAILABLE POINTS	100	51	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Terry Fowler
Name of Respondent:	Mulliken Const. Mang.
Date of Rating:	12/18/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	1	1	
2.	Prior Project Descriptions	1	1	
3.	Experience in Local Community	2	2	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project		0	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel		0	
6.				
	Subtotal - Experience and Qualifications	15	4	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule		0	
2.	Quality Control Program		0	
3.	Financial Capacity		0	
4.	Bonding Capacity		2	
5.				
	Subtotal - Capacity to Perform	15	2	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	30	
	Subtotal - Pricing	70	30	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	4	
B.	Subtotal - Capacity to Perform	15	2	
C.	Subtotal - Pricing	70	30	
	TOTAL AVAILABLE POINTS	100	36	<i>Presentation and doc were lacking.</i>

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Garry Smith
Name of Respondent:	Tegrity
Date of Rating:	12/18/2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		Schedule came in after submission
2.	Financial Stability	✓		2019 Revenue - \$36m 2024 Revenue - \$129m
Must pass all above areas to proceed. If a Fail is marked, <u>stop here</u>.				

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	2	No Hunt County, Super. From Lone Oak, Large North Texas List
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	2	PM not identified

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	13	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	3	
2.	Quality Control Program	4	4	
3.	Financial Capacity	4	4	\$10m operating cash
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	70	
	Subtotal - Pricing	70	70	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	13	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	70	
	TOTAL AVAILABLE POINTS	100	98	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Garry Smith
Name of Respondent:	JC Commercial
Date of Rating:	12/18/2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	2	Good New construction experience. Did not reflect as much remodel/refurb
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	2	No Hunt County. Large DFW activity
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	2	PM not identified

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	3	
2.	Quality Control Program	4	4	
3.	Financial Capacity	4	4	
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	65	
	Subtotal - Pricing	70	65	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	65	
	TOTAL AVAILABLE POINTS	100	92	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Garry Smith
Name of Respondent:	Ston Sell
Date of Rating:	12/18/2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	2	No Hunt County Heavy North Texas
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	14	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	3	
2.	Quality Control Program	4	4	
3.	Financial Capacity	4	2	Commented their capacity does not have a need for this project
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	13	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	50	
	Subtotal - Pricing	70	50	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	14	
B.	Subtotal - Capacity to Perform	15	13	
C.	Subtotal - Pricing	70	50	
	TOTAL AVAILABLE POINTS	100	77	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Gerry Smith
Name of Respondent:	SCI
Date of Rating:	12/18/2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		Cash \$5.7m in 2024 Revenue 2025 - \$95m " 2021 - \$26m
Must pass all above areas to proceed. If a Fail is marked, <u>stop here</u>.				

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	2	Light Renovation only at prior projects
2.	Prior Project Descriptions	3	2	only 4, minimal detail
3.	Experience in Local Community	3	1	No Hunt County. mostly in Tyler Tx
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	2	No PM

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	10	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	3	2	Boiler plate - Not specific to J-30 But Generally accepted
2.	Quality Control Program	4	4	
3.	Financial Capacity	4	4	
4.	Bonding Capacity	4	4	
5.				
	Subtotal - Capacity to Perform	15	14	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	60	
	Subtotal - Pricing	70	60	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	10	
B.	Subtotal - Capacity to Perform	15	14	
C.	Subtotal - Pricing	70	60	
	TOTAL AVAILABLE POINTS	100	84	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	Garry Smith
Name of Respondent:	Mulliken
Date of Rating:	12/18/2025

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal		✓	No schedule No Prior Project Generally shows no interest in responsiveness
2.	Financial Stability		✓	⊕

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history			
2.	Prior Project Descriptions			
3.	Experience in Local Community			
4.	Organization Chart/Staffing Plan with key personnel proposed for this project			

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel			
6.				
	Subtotal - Experience and Qualifications	15		

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule			
2.	Quality Control Program			
3.	Financial Capacity			
4.	Bonding Capacity			
5.				
	Subtotal – Capacity to Perform	15		

C. Pricing – Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70		
	Subtotal – Pricing	70		

Total Score (A + B + C)

A.	Subtotal – Experience and Qualifications	15		
B.	Subtotal – Capacity to Perform	15		
C.	Subtotal – Pricing	70		
	TOTAL AVAILABLE POINTS	100		

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	GROVE
Name of Respondent:	TEGRITY
Date of Rating:	12/15/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	Solid
2.	Prior Project Descriptions	3	3	Solid
3.	Experience in Local Community	3	0	NO WORK STATED IN HUNT Co.
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	Solid

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	3	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.	Liability Insurance was STATED ON BACK OF PAGE 4B			
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	70	5/5 Low \$500K Lower than MRP
	Subtotal - Pricing	70	70	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15		
C.	Subtotal - Pricing	70	70	
	TOTAL AVAILABLE POINTS	100	97	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	GROVE
Name of Respondent:	JC COMMERCIAL
Date of Rating:	12/15/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.	LIABILITY INS STATED IN PRICING TAB			
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	60	
	Subtotal - Pricing	70	60	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	60	\$500K ↑ Than Low Bid
	TOTAL AVAILABLE POINTS	100	87	Pricing ↓ Local Exp ↓

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	GROVE
Name of Respondent:	SCI
Date of Rating:	12/15/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		
Must pass all above areas to proceed. If a Fail is marked, <u>stop here</u>.				

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	0	NO HUNT Co. Exp
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	12	NO HUNT COUNTY EXPERIENCE LISTED

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	4	
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.	Liability is NOT SPECIFICALLY STATED. LETTER ON TAB 3 PAGE 17 SAYS LIMITS CAN BE PROVIDED			
	Subtotal - Capacity to Perform	15	15	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	60	
	Subtotal - Pricing	70	60	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	
B.	Subtotal - Capacity to Perform	15	15	
C.	Subtotal - Pricing	70	60	
	TOTAL AVAILABLE POINTS	100	87	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	GROVE
Name of Respondent:	MULLIKEN
Date of Rating:	12/15/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓	✓	Failed to include Schedule, Financial Statement, Staffing Plan, Org Structure
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor 0 - 3	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	BASED ON PERSONAL KNOWLEDGE Bid does not include overview
2.	Prior Project Descriptions	3	0	NOT PROVIDED
3.	Experience in Local Community	3	3	BASED ON PERSONAL KNOWLEDGE
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	0	NOT PROVIDED

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	0	INFORMATION NOT PROVIDED
6.				
	Subtotal - Experience and Qualifications	15	6	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	0	NOT PROVIDED
2.	Quality Control Program	4	0	"
3.	Financial Capacity	3	0	"
4.	Bonding Capacity	4	4	
5.	INSURANCE LIABILITY IS MET			
	Subtotal - Capacity to Perform	15	4	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	10	Significantly higher than the MEDIAN & MEAN
	Subtotal - Pricing	70	10	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	6	DETAILS NOT PROVIDED. ORG IS MINIMAL, NO REAL ORGANIZATION
B.	Subtotal - Capacity to Perform	15	4	DATA NOT PROVIDED FOR EVALUATION
C.	Subtotal - Pricing	70	10	High to low 2 ND highest (2/5) WITH NO REAL BASIS
	TOTAL AVAILABLE POINTS	100	20	

REQUEST FOR PROPOSALS (RFP) FOR CONSTRUCTION SERVICES RATING SHEET

Entity Name:	Hunt County
RFP Title or Number:	RFP # 268-26, Construction Services for the 1-30 Administrative Facility
Source of Funds:	American Rescue Plan Act (ARPA) (list others) funded with Coronavirus State and Local Fiscal Recovery Funds (SLFRF) allocated under the American Rescue Plan Act (ARPA)
Evaluator's Name:	GROVE
Name of Respondent:	STANSELL
Date of Rating:	12/15/25

Rate the Respondent by awarding points up to the maximum listed for each factor. Information necessary to assess the Respondent on these criteria may be gathered either from the Respondent's proposal response and/or by contacting past/current clients (references) of the Respondent. Respondents proposing to offer specific services (if allowed in the RFP) should be scored only on those services. Rate the Respondent in the following areas:

Pass/Fail Criteria

	Factor	Pass	Fail	Comments
1.	Responsiveness of Proposal	✓		
2.	Financial Stability	✓		

Must pass all above areas to proceed. If a Fail is marked, stop here.

A. Experience and Relevant Qualifications - Past Performance Experience in services similar in size and scope; total number and types of employees, skills, knowledge and abilities, company background history, number of years in providing similar services.

	Factor	Maximum Points	Score	Comments
1.	Construction history for similar work, number of years in business, number of projects completed, type of construction, construction time, number of years of construction history	3	3	
2.	Prior Project Descriptions	3	3	
3.	Experience in Local Community	3	0	
4.	Organization Chart/Staffing Plan with key personnel proposed for this project	3	3	

	Factor	Maximum Points	Score	Comments
5.	Relevant Experience/Quality of Personnel	3	3	
6.				
	Subtotal - Experience and Qualifications	15	15 12	

B. Capacity to Perform - Demonstrated capacity to perform requested work.

	Factor	Maximum Points	Score	Comments
1.	Construction Schedule	4	4	
2.	Quality Control Program	4	2	NOT CLEARLY STATED OR EXPANDED ON
3.	Financial Capacity	3	3	
4.	Bonding Capacity	4	4	
5.	NOTE: \$5M Liability Ins CAN BE OBTAINED - STATED IN TAB E			
	Subtotal - Capacity to Perform	15	13	

C. Pricing - Prices for all goods and/or services shall be all inclusive and valid for 90 days.

	Factor	Maximum Points	Score	Comments
1.	Price of Proposal	70	0	HIGHEST PRICE (1/5)
	Subtotal - Pricing	70	0	

Total Score (A + B + C)

A.	Subtotal - Experience and Qualifications	15	12	NO EXPERIENCE IN HUNT COUNTY
B.	Subtotal - Capacity to Perform	15	13	LACK OF QUALITY CONTROL PROGRAM
C.	Subtotal - Pricing	70	0	HIGHEST PRICE (1/5) \$1.5M THAT LOW
	TOTAL AVAILABLE POINTS	100	25	