



TARRANT COUNTY PURCHASING DEPARTMENT

100 E. Weatherford St. #303 • Fort Worth, TX 76196 • (817) 884-1414 • (817) 884-2629 (Fax)

Melissa Lee, C.P.M., A.P.P.
Purchasing Agent

Chris Lax, CPSM, CPCP
Assistant Purchasing Agent

April 18, 2023

Jack L. Hines, President
~~Brandon Heaton~~, Operations Manager Braden Heaton, Operations Manager
Southern Automation, LLC
8101 Valcasi Drive, Suite 115
Arlington, TX 76001
southernautomation@att.net

Re: RFB No. 2021-126, Annual Contract for Automatic and Manual Door Preventative Maintenance and Repair

Dear Jack and ~~Brandon~~, Braden

Referenced bid was for twelve (12) months with two (2) options to renew for additional twelve (12) months each. The original contract was for the period of September 11, 2021, through September 10, 2022. The effective dates for the first renewal option will commence September 11, 2023 and expire on September 10, 2024.

Tarrant County Purchasing Department hereby extends an invitation to Southern Automation, LLC to accept the second and final option for an additional one (1) year period as the primary vendor for this bid as awarded on August 24, 2021. Southern Automation, LLC acknowledges formal renewal of the option, and any contract is contingent upon review and approval by the Tarrant County Commissioner's Court at a later date. Please mark the appropriate response below and provide your signature above your printed name. All prices must remain firm for the optional renewal period through September 10, 2024.

☒ Yes, Southern Automation, LLC will accept the offer to extend the same contract pricing and discounts through September 10, 2024. **Please include a current 1295 Form with your response.**

☐ No, Southern Automation, LLC will NOT accept the offer to extend the same contract pricing and discounts through September 10, 2024.

Are any other governmental entities currently utilizing this contract? ☐ Yes ☒ No
If yes, please return a listing of the participating entities with this letter.

Please email your signed response.

Respectfully signed

Rita C. Pauley, CPO, Senior Buyer
Tarrant County Construction Purchasing
817-212-6829

Jack L. Hines or ~~Brandon Heaton~~
Southern Automation, LLC
817-516-1100
Braden Heaton

4/27/2023

Date

4/27/2023



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Melissa Lee, C.P.M., A.P.P.
Purchasing Agent

Chris Lax, CPSM, CPCP
Assistant Purchasing Agent

April 18, 2023

Chase Pierson, Manager
Peruna Glass dba The Glass Doctor of North Texas
2001 Midway Road, suite 121
Carrollton, TX 75006
cpierson@glassdoctordfw.com

Re: RFB No. 2021-126, Annual Contract for Automatic and Manual Door Preventative Maintenance and Repair

Dear Chase,

Referenced bid was for twelve (12) months with two (2) options to renew for additional twelve (12) months each. The original contract was for the period of September 11, 2021, through September 10, 2022. The effective dates for this second and final renewal option will commence September 11, 2023 and expire on September 10, 2024.

Tarrant County Purchasing Department hereby extends an invitation to Peruna Glass dba The Glass Doctor of North Texas to accept the second option for an additional one (1) year period as the secondary vendor for this bid as awarded on August 24, 2021. Peruna Glass dba The Glass Doctor of North Texas acknowledges formal renewal of the option, and any contract is contingent upon review and approval by the Tarrant County Commissioner's Court at a later date. Please mark the appropriate response below and provide your signature above your printed name. All prices must remain firm for the optional renewal period through September 10, 2024.

☒ Yes, Peruna Glass dba The Glass Doctor of North Texas will accept the offer to extend the same contract pricing and discounts through September 10, 2024. **Please include a current 1295 Form with your response.**

☐ No, Peruna Glass dba The Glass Doctor of North Texas will NOT accept the offer to extend the same contract pricing and discounts through September 10, 2024.

Are any other governmental entities currently utilizing this contract?

☐ Yes ☐ No

If yes, please return a listing of the participating entities with this letter.

Please email your signed response.

Respectfully signed,

Handwritten signature of Rita C. Pauley in black ink.

Rita C. Pauley, CPO, Senior Buyer
Tarrant County Construction Purchasing
817-212-6829

Handwritten signature of Chase Pierson in black ink.

Chase Pierson, Manager
Peruna Glass dba The Glass Doctor of North Texas
972-271-6800

4/27/23

Date

Memorandum

Date: April 18, 2023

To: Mike Amador, Willie Shephard, Chad Raines, Joshua Palmer

Dept.: Facilities Management

From: Rita C. Pauley, Senior Buyer, Construction Tarrant County Purchasing

Re: **Second and Final** Renewal of 2021-126, Annual Contract for Automatic and Manual Door Preventative Maintenance and Repair

The above referenced contract will expire on September 10, 2023. This contract included two (2) options to renew with the vendor for additional twelve (12) month terms. This second and final renewal term would commence September 11, 2023, and would expire September 10, 2024.

If you wish to exercise this option to renew and continue this contract with the vendor(s) listed below for twelve (12) more months, check the appropriate box and email this form back to me on or before **Tuesday, May 2, 2023, by 12:00 Noon.**

Current Contracted Vendors:

Primary	Southern Automation, LLC
Secondary	Peruna Glass dba The Glass Doctor of North Texas



Yes, I wish to continue the current contract with the above-mentioned vendor(s) for the first renewal term of the contract.

Funds to support this contract will be provided by the following accounts:

532011/10000-2023/Various

☐ No, I do not wish to renew the current contract with the above-mentioned vendor(s) for the following reason(s).

SIGNATURE: Chad Raines DATE: 4/19/23

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
SECTION I: PREVENTATIVE MAINTENANCE VISITS						
1895 Courthouse						
1	PM Visit - Swing Door, Opener DETEX AO19 2000 - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
2	PM Visit - Swing Door, Opener Besam EL-150 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
350 Building						
3	PM Visit - Swing Door, Opener LCN 4630/4640 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
4	PM Visit - Swing Door, Opener LCN 4820-18 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Administration Building						
5	PM Visit - Swing Door, Opener Besam EL-150 - Four Doors	2	\$ 70.00	\$ 560.00	\$ 250.00	\$ 2,000.00
Charles F. Griffin Building						
6	PM Visit - Swing Door, Opener Tormax TTX-II - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
7	PM Visit - Swing Door, Detex A019 2000 - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
Corrections Center						
8	PM Visit - Swing Door, Opener Gear Motor - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Elections Center						
9	PM Visit - Swing Door, Opener Record DCS183-345 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
10	PM Visit - Swing Door, Opener Record DCS183-346 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
SECTION I: PREVENTATIVE MAINTENANCE VISITS						
Family Law Center						
11	PM Visit - Swing Door, Opener Detex A019 2000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
12	PM Visit - Opener Lockman Peck 3061 2000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Lancaster Annex						
13	PM Visit - Sliding Door, Quad 700 - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
Medical Examiner's Office						
14	PM Visit - Sliding Door, Norton 6900 - Eight Doors	2	\$ 70.00	\$ 1,120.00	\$ 250.00	\$ 4,000.00
Miller Ave Administration Building						
15	PM Visit - Swing Door, Opener LCN 4630/4640 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Northeast Courthouse						
16	PM Visit - Swing Door, Opener LCN Senior Swing 9500 - Nine Doors	2	\$ 70.00	\$ 1,260.00	\$ 250.00	\$ 4,500.00
Northwest Annex						
17	PM Visit - Swing Door, Opener Detex A019 2000 - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
Northwest Subcourthouse						
18	PM Visit - Swing Door, Opener Detex A019 2000 - Two Doors	2	\$ 70.00	\$ 280.00	\$ 250.00	\$ 1,000.00
Plaza Building						
19	PM Visit - Swing Door, Opener Detex A019 2000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
20	PM Visit - Swing Door, Opener Gyrotech 35-4800 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00

SECTION I: PREVENTATIVE MAINTENANCE VISITS

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
Plaza Building						
21	PM Visit - Swing Door, Opener Norton 5700 - Ten Doors	2	\$ 70.00	\$ 1,400.00	\$ 250.00	\$ 5,000.00
22	PM Visit - Swing Door, Opener Tormax 1102 - Nine Doors	2	\$ 70.00	\$ 1,260.00	\$ 250.00	\$ 4,500.00
Resource Connection Building 1100						
23	PM Visit - Swing Door, Opener Besam 235392 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
24	PM Visit - Swing Door, GTR 5X567378013 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 1200						
25	PM Visit - Swing Door, Opener Besam 235394 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
26	PM Visit - Swing Door, Opener Besam 235395 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
27	PM Visit - Swing Door, Opener Besam 235396 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 1300						
28	PM Visit - Swing Door, Opener KM DC112-944 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
29	PM Visit - Swing Door, Opener Besam BS235402 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
30	PM Visit - Swing Door, Opener GTR 51563722018 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
31	PM Visit - Swing Door, Opener GTR 51563721009 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
SECTION I: PREVENTATIVE MAINTENANCE VISITS						
Resource Connection Building 1400						

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
32	PM Visit - Swing Door, Opener Tormax 5D1101 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
33	PM Visit - Swing Door, Opener Besam BS235401 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
34	PM Visit - Swing Door, Opener Norton 6000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 1500						
35	PM Visit - Swing Door, Opener Tormax 2011 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 2100						
36	PM Visit - Swing Door, Opener Besam BS244352 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
37	PM Visit - Swing Door, Opener Tormax SD 1101 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
38	PM Visit - Swing Door, Opener Besam BS244354 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 2200						
39	PM Visit - Swing Door, Opener Besam BS094992 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 2300						
40	PM Visit - Swing Door, Opener Besam BS094993 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
41	PM Visit - Swing Door, Opener Besam BS094994 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00

SECTION I: PREVENTATIVE MAINTENANCE VISITS

Resource Connection Building 2300

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
42	PM Visit - Swing Door, Opener Besam BS235404 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
43	PM Visit - Swing Door, Opener Besam BS0235403 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
44	PM Visit - Swing Door, Opener Tormax SD 1101 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Resource Connection Building 2400						
45	PM Visit - Swing Door, Opener Tormax SD 1101 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Subcourthouse at Mansfield						
46	PM Visit - Swing Door, Opener Ingersollrand 4820-186 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
47	PM Visit - Swing Door, Opener Tormax SD 1102 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Subcourthouse in Arlington						
48	PM Visit - Swing Door, Opener Detex A019 2000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
49	PM Visit - Swing Door, Opener Norton 6900 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Tim Curry Justice Center						
50	PM Visit - Swing Door, Opener Lockman Peck 2000 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
SECTION I: PREVENTATIVE MAINTENANCE VISITS						

RFB 2021-126 AUTOMATIC AND MANUAL DOOR PREVENTATIVE MAINTENANCE AND REPAIR

			Primary		Secondary	
			Southern Automation, LLC		Peruna Glass Inc dba Glass Doctor of North Texas	
			Arlington, TX		Carrollton, TX	
			HUB:	No	HUB:	No
			Co-Op:	Yes	Co-Op:	Yes
Item	Item	Qty	Unit	Extended	Unit	Extended
51	PM Visit - Swing Door, Opener Horton Automatics 4900 DCS 122-927 - One Door	2	\$ 70.00	\$ 140.00	\$ 250.00	\$ 500.00
Tom Vandergriff Civil Courts						
52	PM Visit - Swing Door, Opener Magic Force B14 417 - Four Doors	2	\$ 70.00	\$ 560.00	\$ 250.00	\$ 2,000.00
TOTAL SECTION I: PREVENTATIVE MAINTENANCE VISITS			\$ 13,440.00		\$ 48,000.00	
SECTION II: AUTOMATIC AND MANUAL DOOR REPAIR						
1	Parts Mark-Up	1	20%		50%	
2	Regular Hourly Rate	60	\$ 70.00	\$ 4,200.00	\$ 100.00	\$ 6,000.00
3	Non-Regular Hourly Rate	1	\$ 105.00	\$ 105.00	\$ 245.00	\$ 245.00
4	Holiday/Weekend Hourly Rate	1	\$ 140.00	\$ 140.00	\$ 245.00	\$ 245.00
TOTAL SECTION II: AUTOMATIC DOOR REPAIR			\$ 4,445.00		\$ 6,490.00	
BID TOTAL			\$ 17,885.00		\$ 54,490.00	