



AGENDA ITEM SUMMARY

Agenda Date	October 27, 2025
Requested Action	RECEIVE BIDS AND APPROVE RESOLUTION NO. 2025-R81; A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BOERNE, TEXAS, AWARDED THE CONTRACT FOR HIGH DENSITY MINERAL BOND PROJECT TO HOLBROOK ASPHALT FOR AN AMOUNT NOT TO EXCEED \$870,870.00; AND AUTHORIZING THE CITY MANAGER TO MANAGE AND EXECUTE THE RELATED CONTRACT.
Contact Person	Jeffrey Carroll – Engineering & Mobility Director
Background Information	The City’s annual street maintenance and preservation program is a key component of maintaining safe and reliable transportation infrastructure. Historically, City crews have used chip seal as the primary pavement preservation treatment for local and collector streets. Chip seal remains a proven, cost-effective method for sealing cracks, improving skid resistance, and extending pavement life. As part of the City’s ongoing efforts to improve pavement management practices and extend the life cycle of its roadway network, staff began evaluating additional surface preservation technologies in 2021. Micro Seal (Slurry Seal) and HA5 (High-Density Mineral Bond) have since been introduced to complement chip seal operations by providing enhanced surface protection, improved appearance, and extended service life where appropriate. These additional surface treatments are tools in the City’s pavement preservation toolbox, allowing flexibility in selecting the most suitable treatment based on pavement condition, traffic volume, and roadway classification. This bid solicitation covers a twelve (12) month period with an option to renew for up to four (4) additional twelve (12) month periods, including defined language for future price adjustments. The contract also allows other governmental entities, via interlocal agreements, to purchase services from the successful bidder.

In accordance with Texas Local Government Code §252.021, competitive sealed bidding was required for this procurement exceeding \$100,000. The City issued a Request for Bids (RFB) for the materials and application of a high-density mineral bond surface treatment for use in City Street preservation projects. The solicitation was publicly advertised on October 1 and 8, 2025, in the Boerne Star and posted on both the City’s procurement portal and CivCast. Bid submissions were due October 16, 2025.

On October 16, 2025, sealed bids were publicly opened and read aloud at City Hall. One (1) bid was received, which was anticipated due to the limited number of qualified suppliers and applicators of this proprietary product within Texas.

The bid proposal was structured using theoretical project sizes in square yards (SY) to ensure consistent pricing across varying project scales. Bidders provided unit pricing under three volume-based brackets — Small (50,000–99,999 SY), Medium (100,000–199,999 SY), and Large (200,000+ SY) — allowing flexibility for projects of different sizes and promoting fair, scalable pricing.

Project Size	Area of Work	Bid Unit Price
Small	50,000 to 99,000 SY	\$4.35/SY
Medium	100,000 SY to 199,99 SY	\$4.29/SY
Large	200,000 SY or more	\$4.24/SY

At this time, no specific streets or locations have been selected for High-Density Mineral Bond application. Approval of this item authorizes the City Manager to execute a multi-year contract with the successful bidder, Holbrook Asphalt, enabling future street preservation projects to proceed efficiently with established unit pricing and known budget values. The Not to Exceed contract value listed in bid is based upon a theoretical large size project with a project area of 200,00 SY.

Staff recommend that the City Council accept the bid and authorize the City Manager to execute a contract with Holbrook Asphalt for street preservation purposes, subject to legal review and compliance with state procurement law.

To maintain Council oversight, the approval motion may be amended to require separate City Council approval for each future project task order to be performed under this contract once specific locations and scopes of work are determine

Strategic Alignment <i>(Example: C2 – Customer Feedback, B1 – Data Driven Decision)</i>	F2 – Investing in and maintaining high-quality infrastructure systems and public assets. B3 – Providing streamlined and efficient process.
Financial Considerations	Funding street preservation work is included in the Street Department annual budget. Actual project cost will depend on final quantities and project scope.
Citizen Input/Board Review	N/A
Legal Review	N/A
Alternative Options	N/A
Supporting Documents	Resolution No. 2025-R81 Bid opening results Holbrook bid