



City of Stockton

Legislation Text

File #: 26-0281, **Version:** 1

APPROVE MOTION TO AUTHORIZE A COOPERATIVE PURCHASE AGREEMENT FOR THE REGIONAL WASTEWATER CONTROL FACILITY MAINTENANCE BUILDING ROOF REPLACEMENT PROJECT

RECOMMENDATION

It is recommended that the City Council approve a motion to:

1. Approve findings pursuant to Stockton Municipal Code section 3.68.070 in support of an exception to the competitive bidding process.
2. Approve the use of a Cooperative Purchase Agreement through Omnia Partners, Contract No. R230404, with Weatherproofing Technologies, Inc., in the not to exceed amount of \$417,906.95, for the Regional Wastewater Control Facility Maintenance Building Roof Replacement, Project No. UW26007.
3. Authorize the City Manager to execute a Cooperative Purchase Agreement with Weatherproofing Technologies, Inc. of Beachwood, OH, in the not to exceed amount of \$417,906.95, for the Regional Wastewater Control Facility Maintenance Building Roof Replacement, Project No. UW26007.

It is also recommended that the City Manager be authorized to take appropriate and necessary actions to carry out the purpose and intent of this motion.

Summary

Public Works is responsible for the maintenance of approximately 900,000 square feet of roofs at various City-owned facilities. The Regional Wastewater Control Facility (RWCF) Maintenance and Collections Building has experienced recurring leaks over multiple years. Despite routine maintenance and spot repairs, water intrusion continues to occur. The roof condition has deteriorated beyond its serviceable life and full restoration is required to protect the building's structural integrity and staff operations.

Omnia Partners is a national cooperative procurement organization that offers publicly solicited contracts to government entities nationwide. Use of a Cooperative Purchase Agreement (COOP) streamlines administrative costs and procedures and takes advantage of volume purchasing while maintaining the integrity of the competitive bidding process.

It is recommended that Council approve a motion authorizing the City Manager to execute a COOP through Omnia Partners with Weatherproofing Technologies, Inc. (WTI), in the not to exceed amount of \$417,906.95, for the RWCF Maintenance Building Roof Replacement, Project No. UW26007 (Attachment A).

DISCUSSION

Background

Public Works is responsible for the maintenance of approximately 900,000 square feet of roofs at various City-owned facilities. Once a roof progresses beyond its serviceable life, the restoration or replacement of the roof is necessary.

The RWCF Maintenance and Collections Building is protected by a metal roof system that has experienced ongoing and progressive failure over many years. Persistent roof leaks into the building have been regularly reported during rainy seasons, resulting in repeated emergency patching, sealant applications, and repairs. These preventative maintenance measures have not resolved the underlying issues. Water intrusion continues, allowing moisture to penetrate the insulation, roof decking, and interior spaces, accelerating the deterioration of the roof system and creating operational risk to the critical wastewater functions housed in the facility.

Omnia Partners is a national cooperative procurement organization that offers publicly solicited contracts to government entities nationwide. Use of a COOP streamlines administrative costs and procedures and takes advantage of volume purchasing while maintaining the integrity of the competitive bidding process. Omnia Partners has Contract No. R230404, with WTI, for roofing products and services.

Present Situation

On September 12, 2025, the City obtained a roof retrofit and restoration proposal from WTI through an Omnia Partners COOP. The proposal evaluated approximately 15,356 square feet of roof at the RWCF Maintenance and Collections Building and confirmed that the existing roof has exceeded its service life and requires full replacement rather than continued localized repairs.

The Procurement Division of the Administrative Services Department (ASD) has reviewed and approved use of the COOP for this service. Leveraging the COOP allows the City to access competitively bid pricing while avoiding the delays and costs of a new solicitation.

It is recommended that Council approve a motion authorizing the City Manager to execute a COOP through Omnia Partners with WTI, in the not to exceed amount of \$417,906.95, for the RWCF Maintenance Building Roof Replacement, Project No. UW26007 (Attachment A).

Findings

Pursuant to Stockton Municipal Code section 3.68.070, Council may approve findings which support an exception to the competitive bidding process. These findings include:

1. Omnia Partners, through the Region 4 Education Service Center, the lead public agency, established a COOP with WTI for roofing products, services, and job-order-contracting services, Contract No. R230404.

2. The Request for Proposals (RFP) specifications used by Omnia Partners were assessed against the City's standard RFP process and industry standards of quality and efficiency. The Procurement Division of ASD has determined that the contract meets the obligations of City procurement requirements.
3. Taking advantage of the leveraged procurement agreement negotiated by Omnia Partners will save the administrative expense of City staff conducting a separate procurement.
4. This COOP allows for other agencies such as the City the ability to utilize and participate in this agreement.

FINANCIAL SUMMARY

There are sufficient funds available in the RWCF Maintenance Building Roof Replacement, Project No. UW26007, to execute a COOP with WTI of Beachwood, OH, in the not to exceed amount of \$417,906.95.

Attachment A - COOP with Weatherproofing Technologies, Inc.