



INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent,
Purchasing and Contract Compliance
JD

FROM: Joseph Davis, Director, DREAM

DATE: March 16, 2026

SUBJECT: Recommendation Award – ITB#26ITB1560484K-NJH
Roof Maintenance, Repair and Replacement Services
Countywide-FY2026

Recommendation: We are recommending approval of the lowest responsible bidders for, ITB #26ITB1560484K-NJH, Roof Maintenance, Repair and Replacement Services Countywide in the total amount of \$1,500,000.00 with (A) solicitation RYCARS Construction, LLC (Atlanta, GA) in the amount of \$500,000.00, (B) Ideal Building Solutions, LLC Services (Norcross, GA) in the amount of \$500,000.00, and (C) Ben Hill Roofing and Siding Co, Inc.(Douglasville, GA) in the amount of \$500,000.00 to provide standby roof maintenance, repair, and replacement services on an “as-needed” basis for Countywide facilities. Effective dates: April 1, 2026 through December 31, 2026, with two one-year renewal options.

DISCUSSION: The recommendation was based on the bidders’ prices for laborer, roof materials & supplies, and complete cost according to the three various sample roofing type projects (A- modified/flat roof, B modified/metal roof & C- PVC/TPO roof) provided by calculating the given square/or linear feet and quantity for each required repair services.

Recommendation:

The County received and evaluated five (5) bid responses to the solicitation. RYCARS Construction, LLC submitted the overall lowest bid in the total amount of \$202,245.58; Ideal Building Solutions, LLC submitted the next lowest bid at \$221,377.25; Ben Hill Roofing Siding Co, Inc. submitted the 3rd lowest bid at \$315,067.25; Roof Technology Partners submitted the 4th lowest bid at \$340,982.50 and Base Roofing submitted the 5th lowest bid at \$661,174.00.

Therefore, after careful review, we recommend RYCARS Construction, LLC, Ideal Building Solutions, LLC, and Ben Hill Roofing and Siding Co, Inc. as the lowest responsible and responsive bidders for the awards, to provide standby roof maintenance, repair, and replacement services an “as-needed” basis for Fulton County for FY2026.

Recommended Bidder	Base Bid Amount	Award Authority
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RYCARS Construction, LLC	\$202,245.58	\$500,000.00
Ideal Building Solutions, LLC	\$221,377.25	\$500,000.00
Ben Hill Roofing and Siding Co, Inc.	\$315,067.25	\$500,000.00

RYCARS Construction, LLC, Ideal Building Solutions, LLC. and Ben Hill Roofing and Siding Co, Inc. all have a current contract with Fulton County and have performed very good as Roof Maintenance, Repair and Replacement Contractors for Fulton County as stated in their performance report.

These are time and materials contracts. The requested total spending authority of \$1,500,000.00 is to cover the costs for maintenance repairs/ replacement materials and labor rates for the remaining 9 months of FY2026.

Authorized Signature: Joseph N. Davis Date: 3/16/26
(By Director/Deputy Director)

If you require additional information, contact Khandi Flowers at (404) 612-7944.

- Cc. Tim Dimond, Deputy Director, DREAM
Sam Bakare, Building Construction Manager, DREAM
Patrick Ent, Construction Project Manager, DREAM
Darlene Banks, CAPA, K Team, Purchasing & Contract Compliance
Natascha Hooper, APA, K Team, Purchasing & Contract Compliance
Harry Jordan, Contract Management Administrator, Purchasing/DREAM
Joanna Hernandez, Contracting Officer, Purchasing/DREAM