Agenda Item #: 3H-3

PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS AGENDA ITEM SUMMARY

Meeting Date: October 3, 2023			Regular Public Hearing
Department: Facilities Development & Operation	ns		

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: an annual contract with the following contractor for Heating, Ventilation and Air Conditioning (HVAC) services on an as-needed basis through January 6, 2025.

Contractor
Trane U.S. Inc.

Status

SBE or Non-SBE

Non-SBE

Summary: On January 7, 2020, the Board of County Commissioners (Board) approved the annual HVAC contract (R2020-0019 through R2020-0023). The work consists of HVAC services related to system and component installations, upgrades, replacements, modifications and repairs to County-owned properties on an as needed basis. The Contractor now joins the list of twenty-one (21) prequalified contractors for a total of twentytwo (22) prequalified contractors with a contract expiration date of January 6, 2025. The specific requirements of the work will be determined by individual work orders issued against this annual HVAC contract. These contracts are five (5) year indefinite-quantity contracts with a maximum cumulative value of \$23,000,000 across all prequalified contractors. Work will be awarded as work orders on a lump-sum, competitively bid basis across all prequalified contractors. Contractors may qualify at any time and be added to this annual HVAC contract before the term ends. Projects less than \$100,000 are bid among the pool of certified Small Business Enterprise (SBE) contractors, when three (3) or more small businesses are qualified under the contract. Projects \$100,000 or greater are advertised on the vendor self-service (VSS) website and are bid among the pool of pre-qualified contractors while projects \$200,000 or greater are advertised on the VSS website and additionally advertised in the newspaper. The bidding pool is further expanded, for projects \$100,000 or greater, to include additional bidders responding to the specific project advertisement that submit a qualification application at least ten (10) calendar days before the bid due date. The annual HVAC contract was presented to the Goal Setting Committee on August 21, 2019 and the Committee established Affirmative Procurement Initiatives (APIs) of sheltered market for projects less than \$100,000 (when three (3) or more small businesses are qualified under the annual contract) or an SBE contractor will be given a price preference for projects \$100,000 or greater if its bid is within 10% of the lowest non-small business bid. Actual Small/Minority/Women Owned Business Enterprise (S/M/WBE) participation will be identified on each work order, and will be tracked cumulatively for all work orders issued. To date, the cumulative S/M/WBE participation for all work orders under the annual HVAC contract is 27.53%. (Capital Improvements) Countywide (MWJ)

Background and Justification: The pre-qualification for this contract was advertised on September 29, 2019. The Contractor has met the established criteria and now join the list of twenty-one (21) contractors already pre-qualified for the contract. Work will be awarded as work orders on a lump-sum, competitively bid basis across all prequalified contractors. Projects less than \$100,000 are bid among the pool of certified SBE contractors, when three (3) or more small businesses are qualified under the contract. Projects \$100,000 or greater are advertised on the VSS website and are bid among the pool of pre-qualified contractors while projects \$200,000 or greater are advertised on the VSS website and additionally advertised in the newspaper. The bidding pool is further expanded, for projects \$100,000 or greater, to include additional bidders responding to the specific project advertisement that submit a qualification application at least ten (10) calendar days before the bid due date. Contractors may qualify at any time and be added to this annual HVAC contract before the term ends.

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Attachments:

- 1. Contract for Trane U.S. Inc.
- 2. Annual Contract HVAC 19601: Control Sheet

Recommended By:	Some l'agal Collos	9/01/23
	Department Director	Date
Approved By:	WBake _	9/20/23
	County Administrator	Date

II. FISCAL IMPACT ANALYSIS

Α.	Five Year Summary of Fi	scal Impact:				
Fisc	al Years	2024	2025	2026	2027	2028
Ope Exte	ital Expenditures rating Costs rnal Revenues Lind Match (County					
	FISCAL IMPACT	*				
	ODITIONAL FTE SITIONS (Cumulative)					
	em Included in Current Bu s this items include use of fo			x No	x	
Bud	get Account No: Fund _	Dept _	Unit	Object	t Prog	ram
	missioners (Board) approval on therwise, funding will com Departmental Fiscal Rev	e from project		proved by the I		ressed at that
A. (OFMB Fiscal and/or Con OFMB 94 915	Is laws	A	ents:	Jacola d Control	al 911210.
В.	Legal Sufficiency: Assistant County Attorney	9/1	9/23	, V		7
C.	Other Department Revie	ew:				
	Department Director					

This summary is not to be used as a basis for payment.

ATTACHMENT #2

ANNUAL CONTRACT - HVAC #19601: CONTROL SHEET

ORIGINAL CONTRACT + CAPACITY IN	GREASES (Approved 1/7/202	0)	\$23,000,000.00	\$\$\$.dd()\b\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\
HVAC CONTRACT Expires 1/	6/2025	Menangan kangantah	\$5,000,000.00	
Board Item - Increase Capacity (1/12/2021) (Amendment #1)			\$3,000,000.00	
Board Item - Increase Capacity (4/5/2022) (Amendment #2)			\$5,000,000.00	
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	PROJECT INFORMATION						DOLLARS		SBE PARTIC		
DATE PROVED	PROJECT#	PROJECT NAME	FIRM	W.O. AMOUNT	W.O. #		SUPPLE MENT#	\$ TO DATE	\$ CAPACITY REMAINING	\$ SBE W.O.	\$ M/WB W.O.
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	CAPACITY REMAINING	Total SBE \$	Total M/WBE \$	Cumulative SBE %	Cumulative M/WBE %						
	\$8,841,944.79	3,897,362.40	2,412,447.03	27.53%	61.90%						
		NAME OF FIRM / CONTRACT R#		FIRM	TOTAL WORK ORDERS		TOTAL SBE \$	CONTRACT CUMULATIVE SBE %	TOTAL M/WBE \$	CONTRACT CUMULATIVE M/WBE %	
	1	Air Conditioning Filters Plus, Inc. R2023-0734		Air Conditioning	\$98,500.00	\$	-	0.00%	98,500.00		
	2	Air Handlers of the Palm Beaches, Inc R2022-0185		Air Handlers	\$0.00	\$			-		
	3	Air Mechanical & Service Corp - R2020-0229		AMSC	\$976,614.00	\$	-	0.00%	*		
	4	The Airtex Corporation - R2020-0236		Airtex	\$740,656.00	\$	733,769.00	99.07%		0.00%	
	5	Bradley Heating & Air Conditioning, Inc R2021-0059		Bradley	\$0.00	\$			-		
	6	Breezy Cool Air Conditioning Inc R2022-0845		Breezy	\$0.00	\$	-				
	7	CT/HX Services, LLC - R2022-0698		CT/HX	\$0.00	\$	-		_		
	8	Cedars Electro-Mechanical, Inc R2020-0019		Cedars		\$	2,637,978.49	82.36%	2,234,467.03	84.70%	
	9	D.A.C. Air Conditioning Corp - R2020-0231		DAC	\$974,695.97	\$	28,600.00	2.93%		0.00%	
	10	E.C. Stokes Mechanical Contractors, Inc R2020-0232		Stokes	\$793,157.66	\$	142,274.84	17.94%	-	0.00%	
	11	Farmer & Irwin Corp R2020-0020		Farmer	\$973,568.00	\$	147,577.00	15.16%	49,900.00	33.81%	
	12	Florida Mechanical LLC - R2020-0021		Florida	\$3,993,765.80	\$	162,545.64	4.07%	7,140.00	4.39%	
	13	Johnson Controls, Inc R2021-1795		Johnson	\$0.00	\$	-		-		
	14	Key Mechanical Services, Inc. R2023-0733		Key	\$0.00	\$	_				
İ	15	Koldaire, Inc R2020-0233		Koldaire	\$0.00	\$	-		_		
	16	Page Mechanical Group, Inc. R2021-1061		Page	\$0.00	\$	-	-			
	17	Precision Air System, Inc R2020-0022		Precision	\$1,471,997.07	\$	31,377.43	2.13%	9,200.00	29,32%	
	18	Quantum Mechanical, LLC - R2020-0234		Quantum	\$0.00	\$	-	-	-		
	9	Sailfish Mechanical - R-2020-0235		Sailfish	\$0.00	\$		*	-		
	20	Thermal Concepts, Inc R2020-0237		Thermal	\$750,245.00	\$	7,180.00	0.96%	7,180.00	100.00%	
		Thermo Air, Inc R2020-0023		Thermo Air	\$181,830.50	\$	6,060.00	3.33%	6,060.00	100.00%	
•	22	Trane U.S. Inc.		Trane	\$0.00	\$	-		-		
				TOTAL	14,158,055.21		3,897,362.40	27.53%	2,412,447.03	61.90%	