

MANATEE COUNTY GOVERNMENT INTENT TO AWARD

SUBJECT	Chiller, HVAC and Refrigeration Preventative Maintenance	DATE POSTED	MC <u>6/1/15</u> ✓ SE CC <u>N/A</u>
PURCHASING REPRESENTATIVE	George Earnest CPPB, PH (941) 749-3044	DATE CONTRACT SHALL BE AWARDED	
DEPARTMENT	Property Management	CONSEQUENCES IF DEFERRED	Inability to provide preventative maintenance to critical HVAC systems
SOLICITATION	RFQ #15-1555GE Re-Quote for Chiller, HVAC and Refrigeration Preventative Maintenance	AUTHORIZED BY DATE	George Earnest CPPB 

NOTICE OF INTENT TO AWARD

Manatee County intends to award a blanket purchase order to Tampa Bay Trane per the terms, conditions and specifications of RFQ 15-1555GE.

ENABLING/REGULATING AUTHORITY

Federal/State law(s), administrative ruling(s), Manatee County Comp Plan/Land Development Code, ordinances, resolutions, policy.

Manatee County Code of Laws

BACKGROUND/DISCUSSION

- On April 8, 2015 RFQ 15-1555GE for Re-quote of Chiller, HVAC and Refrigeration Preventative Maintenance was issued. A Mandatory Information Conference was held April 15 with three companies attending: Air Mechanical Services Co., Aqua Services and Tampa Bay Trane. One addendum was issued. On May 7, 2015 four responses were received: Air Mechanical Services Co., Aqua Service Johnson Controls and Tampa Bay Trane.
- The response from Johnson Controls is considered non-responsive as they did not attend the mandatory information conference.
- After an evaluation of the quote submittals, Tampa Bay Trane is the responsive and responsible quote with the lowest total quote price. Tampa Bay Trane is selected for award.
- RFQ Quote Price Tabulations are attached.

ESTIMATED ANNUAL COST:

<\$ 100,000.00

AMT/FREQ OF RECURRING COSTS

Blanket PO with a possible five year term

RFQ 15-1555GE Re-Quote for Chiller, HVAC and Refrigeration Preventative Maintenance
Quote Price Tabulations

TAMPA BAY SYSTEMS SALES, INC. dba TAMPA BAY TRANE		
Chiller, Cooling Tower, AHU's and Associated Equipment Quarterly & Annual Preventative Maintenance		
A	Locations	Annual Maintenance Cost / Building
1	Desoto Center	\$2,227.48
2	Judicial Center	\$9,891.24
3	Convention Center	\$9,855.00
4	Crosley Estate	\$4,308.72
5	Tax Collector	\$1,533.72
Group A Subtotal		\$27,816.16

Data Center CRAC Units – Quarterly & Annual PM, and Full Service		
B	Locations	Annual Maintenance Cost / Building
1	Administration Building (7th)	\$833.72
2	Public Safety Center / EOC	\$2,762.48
3	Desoto Center	\$2,693.72
4	Judicial Center/Hensley wing	\$1,935.00
Group B Subtotal		\$8,224.92

C	Labor Costs for Repairs		
1	Charge Per Hour for Labor as Directed (M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$75.00 X 200 =	\$15,000.00
2	Overtime Charge Per Hour for Labor as Directed (Hours other than M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$105.00 X 100 =	\$10,500.00
Group C Subtotal			\$25,500.00

D	Repair Parts And Replacement Equipment	
Percentage markup for parts and equipment	25% X \$100,000	\$25,000.00
TOTAL QUOTE PRICE (Sum of Subtotals A+B+C+D)		\$86,541.08

AIR MECHANICAL AND SERVICE CORPORATION

**Chiller, Cooling Tower, AHU's and Associated Equipment
Quarterly & Annual Preventative Maintenance**

A	Locations	Annual Maintenance Cost / Building
1	Desoto Center	\$1,560.00
2	Judicial Center	\$6,500.00
3	Convention Center	\$16,500.00
4	Crosley Estate	\$3,950.00
5	Tax Collector	\$780.00
Group A Subtotal		\$29,290.00

Data Center CRAC Units – Quarterly & Annual PM, and Full Service

B	Locations	Annual Maintenance Cost / Building
1	Administration Building (7th)	\$1,500.00
2	Public Safety Center / EOC	\$5,140.00
3	Desoto Center	\$3,427.00
4	Judicial Center/Hensley wing	\$2,025.00
Group B Subtotal		\$12,092.00

Labor Costs for Repairs

C			
1	Charge Per Hour for Labor as Directed (M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$78.00 X 200 =	\$15,600.00
2	Overtime Charge Per Hour for Labor as Directed (Hours other than M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$98.00 X 100 =	\$9,800.00
Group C Subtotal			\$25,400.00

Repair Parts And Replacement Equipment

D		
Percentage markup for parts and equipment	25% X \$100,000	\$25,000.00
TOTAL QUOTE PRICE (Sum of Subtotals A+B+C+D)		\$91,782.00

AQUA PLUMBING AND AIR SYSTEMS, INC.

**Chiller, Cooling Tower, AHU's and Associated Equipment
Quarterly & Annual Preventative Maintenance**

A	Locations	Annual Maintenance Cost / Building
1	Desoto Center	\$15,000.00
2	Judicial Center	\$30,000.00
3	Convention Center	\$40,000.00
4	Crosley Estate	\$15,000.00
5	Tax Collector	\$7,500.00
Group A Subtotal		\$107,500.00

Data Center CRAC Units – Quarterly & Annual PM, and Full Service

B	Locations	Annual Maintenance Cost / Building
1	Administration Building (7th)	\$7,500.00
2	Public Safety Center / EOC	\$37,500.00
3	Desoto Center	\$22,500.00
4	Judicial Center/Hensley wing	\$30,000.00
Group B Subtotal		\$97,500.00

Labor Costs for Repairs

C			
1	Charge Per Hour for Labor as Directed (M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$80.00 X 200 =	\$16,000.00
2	Overtime Charge Per Hour for Labor as Directed (Hours other than M-F, 8-5) (Prop. Mgmt. on-site time only, no travel charges will be accepted)	\$100.00 X 100 =	\$10,000.00
Group C Subtotal			\$26,000.00

Repair Parts And Replacement Equipment

D		
Percentage markup for parts and equipment	30% X \$100,000	\$30,000.00
TOTAL QUOTE PRICE (Sum of Subtotals A+B+C+D)		\$261,000.00