



Legislation Text

File #: ID 21-0325, **Version:** 1

Resolution Authorizing the Greensboro Coliseum Complex HVAC Equipment and Controls Engineer/Maintenance Service Agreement in the Amount of \$915,639 with Johnson Controls, Inc.

Council Priority: Create an Environment to Promote Economic Development Opportunities and Job Creation

Department: Coliseum
Council District: 1

Public Hearing: N/A
Advertising Date/By: N/A

Contact 1 and Phone: Matt Brown, 373-7406
Contact 2 and Phone: Mike Perdue, 373-7457

PURPOSE:

City Council is requested to approve a 59 month term HVAC Equipment and Controls Maintenance Service Contract between Johnson Controls and the Greensboro Coliseum for ongoing support and maintenance of the Johnson Controls HVAC Equipment / Controls and Fire Alarm systems at the Greensboro Coliseum Complex in the amount of \$14,775 monthly year 1, \$15,144 monthly year 2, \$15,323 monthly year 3, \$15,911 monthly year 4 and \$16,308 monthly for months 49-59. This maintenance service contract includes an onsite, full time Johnson Controls engineer, general preventive maintenance of all the Johnson Controls HVAC equipment / controls and Fire Alarm systems, required Annual NFPA 72 testing and \$5,000 annually in Johnson Controls proprietary replacement parts.

Johnson Controls provided the only response to the RFP. At that time their bid was over budget with a total cost of \$1,041,595. However after Value Engineering between Johnson Controls and Coliseum Staff we were able to bring the cost within budget in the amount of \$915,639, a savings of (\$125,956.)

BACKGROUND:

Johnson Controls installed a custom proprietary designed Johnson Controls HVAC Equipment / Controls and Fair Alarm systems in the Greensboro Coliseum Complex as part of the original construction contract in 1990. Johnson Controls HVAC / Controls and Fire Alarm systems are throughout the Greensboro Coliseum Complex, it is critical these proprietary Johnson Controls HVAC Equipment / Controls and Fire Alarm systems be operated and maintained 24/7/365 by qualified and manufacturer certified Johnson Controls HVAC Equipment / controls engineers and technicians.

M/WBE:

Coliseum staff worked closely with the MWBE staff and reached out to ALL of the MWBE HVAC registered and listed contractors in the city's MWBE data bank, both by email and with follow up telephone calls. However, none of the M/WBE HVAC Contractors responded back to the request for proposal (RFP) for this contract. Johnson Controls will be utilizing their own Johnson Controls certified engineers and technicians to fulfill this contract, and will be providing only Johnson Control Proprietary parts. A National HVAC controls

Company Johnson Controls hires and supports and unitizes services from M/WBE Suppliers whenever possible. Please see the attached documentation / information for Johnson Controls.

BUDGET IMPACT:

This contract is funded in the maintenance budget of the Greensboro Coliseum Complex annual budget.

Contract Inclusions:

- On site, full time 40 hour per week/52 weeks per year manufacturer Certified Johnson Controls Equipment / Controls and Fire Alarm Engineer/Technician
- General preventive maintenance of all the Johnson Controls HVAC equipment / controls and Fire Alarm systems.
- Annual NFPA 72 testing
- \$5,000 in Johnson Controls Parts.

RECOMMENDATION / ACTION REQUESTED:

The Coliseum Complex staff requests that City Council approve this Contract in the amount of \$915,639. Over the 59 monthly contract with Johnson Controls.