



City of Killeen

Legislation Details (With Text)

File #: RS-22-081 **Version:** 1 **Name:** HVAC Maintenance and Repair Services
Type: Resolution **Status:** Passed
File created: 5/27/2022 **In control:** City Council
On agenda: 6/28/2022 **Final action:** 6/28/2022
Title: Consider a memorandum/resolution authorizing maintenance and repair of HVAC equipment by The Brandt Companies, LLC in an amount not to exceed \$92,005 in Fiscal Year 2022.
Sponsors: Community Development Department, Police Department, Aviation Department, City Attorney Department
Indexes:
Code sections:
Attachments: 1. Renewal Letter, 2. Certificate of Interested Parties, 3. Presentation

Date	Ver.	Action By	Action	Result
6/28/2022	1	City Council	Approved	Pass
6/21/2022	1	City Council Workshop		

Consider a memorandum/resolution authorizing maintenance and repair of HVAC equipment by The Brandt Companies, LLC in an amount not to exceed \$92,005 in Fiscal Year 2022.

DATE: **June 21, 2022**
TO: **Kent Cagle, City Manager**
FROM: **Jonathan Locke, Executive Director of Finance**
SUBJECT: **HVAC Maintenance and Repair**

BACKGROUND AND FINDINGS:

The City has an inventory of approximately 400 heating, ventilation, and air conditioning (HVAC) units that vary in complexity, size, and type. Building Services uses HVAC vendors to assist in the maintenance and repair of the City’s HVAC units with a budget of \$267,469. The Brandt Companies, LLC is used for maintenance and repair of large complex chiller and boiler units. In addition, the Police Department uses The Brandt Companies, LLC to service all units within their buildings independently of work orders managed by Building Services. In 2021, the Police Department entered into a two-year maintenance and inspection agreement with The Brandt Companies, LLC in the amount of \$38,329.46 (\$19,164.73 annually) based off the Texas Buyboard purchasing cooperative contract #631-20.

The Brandt Companies, LLC provides repair and maintenance services through the Texas Buyboard purchasing cooperative, contract #631-20 that expires November 30, 2022, including renewal periods. Currently, the City has spent \$42,005 with The Brandt Companies for HVAC maintenance and repair, \$4,791 of the amount is from the Police Department’s maintenance and inspection agreement. With the warmer months here, Building

Services estimates \$50,000 in additional HVAC maintenance and service repairs to include the remaining service contract payments for the Police Department prior to yearend. The total estimated HVAC maintenance and repair expenses with The Brandt Companies, LLC in Fiscal Year 2022 is \$92,005.

THE ALTERNATIVES CONSIDERED:

1. Do not approve the maintenance and repair of HVAC equipment by The Brandt Companies, LLC.
2. Approve the maintenance and repair of HVAC equipment by The Brandt Companies, LLC.

Which alternative is recommended? Why?

Alternative 2 is recommended, which will assist Building Services in the maintenance and repair of the City's HVAC equipment

CONFORMITY TO CITY POLICY:

Yes, purchases made through a cooperative contract are exempt from the competitive bidding process as stated in Texas Local government Code section 271.102, subchapter F; a local government that purchases goods or services under this subchapter satisfies any state law requiring the local government to seek competitive bids for the purchase of goods or services.

FINANCIAL IMPACT:

What is the amount of the expenditure in the current fiscal year? For future years?

The estimated annual expenses for The Brandt Companies in Fiscal Year 2022 are \$92,005. HVAC repair and maintenance expenses for future years are expected to be similar.

Is this a one-time or recurring expenditure?

Recurring expenditure

Is this expenditure budgeted?

Yes, departments budget funds in the Repair and Maintenance/Building account, XXX-XXXX-XXX.42-10.

If not, where will the money come from?

N/A

Is there a sufficient amount in the budgeted line-item for this expenditure?

Yes

RECOMMENDATION:

City Council authorize the maintenance and repair of HVAC equipment by The Brandt Companies, LLC in an amount not to exceed \$92,005 in Fiscal Year 2022.

DEPARTMENTAL CLEARANCES:

Aviation
Community Development
Police Department
Finance
Legal

ATTACHED SUPPORTING DOCUMENTS:

Renewal Letter
Certificate of Interested Parties