



Interoffice Memorandum

October 23, 2023

TO: Mayor Jerry L. Demings
-AND-
County Commissioners



Carrie Mathes, CFCM, NIGP-CPP, CPPO, C.P.M., Manager II, Procurement Division

CONTACT: Richard Steiger, FMA, Manager II, Facilities Management Division
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SUBJECT: Approval of Purchase Order M112698, Purchase of Chiller Renewal Services for Central Energy Plant 1 at Orange County Corrections

ACTION REQUESTED:

Approval of Purchase Order M112698, Purchase of Chiller Renewal Services for Central Energy Plant 1 at Orange County Corrections, with Trane U.S. Inc., in the amount of \$577,604.

PROCUREMENT:

This purchase order procures services which entail inspection and maintenance of the chillers, returning the compressors to like-new condition, and is inclusive of an extended warranty. This renewal process replaces worn materials, restores compressor performance, and updates applicable components to current designs.

FUNDING:

Funding is available in account number 0001-043-1718-3810.

APPROVALS:

The Facilities Management Division concurs with this recommendation.

REMARKS:

The three chillers located at Central Energy Plant 1 are 24 years old and the failure of a chiller could result in the inability to control temperatures and humidity in several buildings, leaving staff and inmates with no air conditioning. A Capital Improvement Program project to construct a new Central Energy Plant and replace the chillers is projected to be completed in approximately five years. To replace a single chiller at this time is estimated to cost \$800,000 to \$1,000,000 and have a 50 week lead time. This renewal service will restore critical components and return the chillers to original specifications. No other known companies provide this service, as the chillers require OEM parts only available through Trane U.S. Inc. Trane U.S. Inc. is the original equipment manufacturer and

offers extended warranty programs for their products. Utilizing the renewal program will provide a five-year warranty for the chillers on parts and labor. The price is determined to be fair and reasonable in comparison to previous purchase orders for renewal services.