



MEMORANDUM

To: Mayor and City Council

From: Steve Shore, Facilities Manager
Mike Garza, P.E., Director of Public Works

Date: November 12, 2024

Reference: Consider approval of awarding a contract to TDIndustries; an Omnia Partners contract #R200403-TX-310466; for city wide HV/AC repair and maintenance; in the amount of \$395,686.00; as budgeted in the Facilities general fund; and authorizing the City Manager to sign any necessary documents.

2040: Sustainable Government

Introduction:

This agenda item is being presented to consider approval of awarding a Citywide HVAC Maintenance Services contract to TD Industries, Inc., for a one-year period beginning October 1, 2024 and ending September 30, 2025; and authorizing the City Manager to sign any necessary documents.

Background:

The contract proposal from TD Industries, Inc. was solicited through their membership in Omnia Partners (formerly National IPA) purchasing cooperative. Pricing is based on the specific types and quantities of equipment requiring service. The contract term runs from October 1, 2024, through September 30, 2025. Services cover maintenance and repair for HVAC systems across 29 municipal buildings, including the provision of required parts and materials.

Benefit to the Community:

Properly maintained HVAC systems can reduce energy consumption by 5-15%, maximize equipment life, enhance indoor air quality, and minimize equipment downtime, thereby reducing costs and ensuring uninterrupted facility access for public use. The City's size necessitates specialized support for 24/7 operations. TD Industries, with its substantial resources, can guarantee a 4-hour response time, ensuring reliable service and addressing the unique needs of our around-the-clock facilities and operations.

Legal Review:

The Procurement Division has reviewed the documents and determined that this is an appropriate method of contracting with the vendor.

Fiscal Impact:

The fiscal impact of this agenda item is \$395,686.00, as budgeted in the Facilities, General Fund, Building Maintenance account.

Recommendation:

The Public Works Department recommends approval of this contract.