



**CITY OF FORT LAUDERDALE  
City Commission Agenda Memo  
REGULAR MEETING**

**#22-0715**

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**TO:** Honorable Mayor & Members of the  
Fort Lauderdale City Commission

**FROM:** Greg Chavarria, City Manager

**DATE:** August 16, 2022

**TITLE:** Motion Approving an Agreement for Installation of Heating, Ventilation and  
Air Conditioning (HVAC) services at Fire Rescue Station #54 - Koldaire,  
Inc. - \$490,615 - (**Commission District 1**)

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**Recommendation**

Staff recommends the City Commission approve an agreement, in substantially the form attached, with Koldaire, Inc., for the procurement of installation of heating, ventilation, and air conditioning (HVAC) services at the Fire Rescue Station #54, in the amount of \$490,615, which includes allowances of \$45,000.

**Background**

Fire Rescue Station #54, located at 3211 NE 32<sup>nd</sup> Street, was constructed in 2018. At the time of occupancy, it was not apparent that the poorly functioning air conditioning system would result in excessive humidity, as the system was commissioned during a low humidity period. As summer conditions intensified, a number of mechanical issues affected one rooftop unit resulting in at least one major condensation event on the second floor with high temperature and humidity levels in that area.

A study was performed of the existing system in the summer of 2019 that concluded the replacement of the entire system was needed to meet the humidity and temperature requirements.

This scope of work includes the complete replacement of all the units (indoor and outdoor), ductwork, and controllers to permanently address the indoor condensation and humidity issues on the first and second floors and the apparatus bay.

On March 25, 2022, the Procurement Services Division issued an Invitation to Bid (ITB) No. 12660-1023. Since no bids were submitted on or before the due date and time, the bid deadline was extended. The City received the following two (2) bids in response to the solicitation, which was opened on June 24, 2022:

1. B&I Contractors, Inc.
2. Koldaire, Inc.

Neither firm listed their status as a Disadvantaged Business Enterprise. Both bids were reviewed for compliance with the solicitation requirements. Koldaire, Inc. was deemed the low, responsive, and responsible bidder.

**Resource Impact**

There is a fiscal year impact to the City in the amount of \$490,615 for the contract award and allowances, \$39,915 for equipment costs not part of this bid, and \$87,520 for in-house project management fees, for a total cost of \$618,050. Funds for this agreement, in the amount of \$28,715, are available in the FY 2022 Community Investment Plan in the accounts listed below with \$589,335 contingent upon approval by the City Commission and appropriation of the consolidated budget amendment CAM #22-0262.

<i>Funds available as of July 13, 2022</i>					
ACCOUNT NUMBER	INDEX NAME (Program)	CHARACTER CODE/ SUB-OBJECT NAME	AMENDED BUDGET (Character)	AVAILABLE BALANCE (Character)	AMOUNT
331-P12735.331-6501	Fire Station 54 HVAC	Capital Outlay/ Force Account	\$230,000	\$28,715	\$87,520
331-P12735.331-6599	Fire Station 54 HVAC	Capital Outlay/ Construction	\$230,000	\$28,715	\$501,815
				<b>TOTAL AMOUNT ►</b>	\$589,335

**Strategic Connections**

This item is a 2022 *Top Commission Priority*, advancing the Infrastructure and Resilience initiative.

This item advances the *Fast Forward Fort Lauderdale 2035 Vision Plan: We Are Ready*.

This item supports the *Advance Fort Lauderdale 2040 Comprehensive Plan* specifically advancing:

- The Infrastructure Focus Area
- The Climate Change Element
- Goal 2: Achieve a climate-resilient community through the protection and adaptation of public infrastructure, services, and natural resources from adverse climate change impacts.

**Related CAM**

22-0262

**Attachments**

Exhibit 1a - Solicitation

Exhibit 1b- Solicitation

Exhibit 2 - Bid Tabulation

### Exhibit 3 - Agreement

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