

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL,
SIGNED ORDINANCE ADOPTED BY THE CITY COUNCIL.**

ORDINANCE

APPROVING A CONTRACT WITH PREMIER COMFORT SERVICE COMPANY, INC., TO PROVIDE PREVENTATIVE MAINTENANCE AND REPAIRS FOR VARIOUS TYPES OF HEATING, VENTILATION, AND AIR CONDITIONING (HVAC) SYSTEMS AT THE SAN ANTONIO PUBLIC LIBRARY FOR AN ESTIMATED COST OF \$419,558.00 ANNUALLY AND AN ESTIMATED TOTAL COST OF \$2,097,790.00 OVER THE CONTRACT TERM. FUNDING IN THE AMOUNT OF \$419,558.00 IS AVAILABLE IN THE GENERAL FUND CONTINGENT UPON CITY COUNCIL OF THE FY 2024 PROPOSED BUDGET. FUNDING FOR SUBSEQUENT YEARS IS CONTINGENT UPON CITY COUNCIL APPROVAL OF THE ANNUAL BUDGET.

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WHEREAS, the City released a Request for Competitive Sealed Proposals (RFCSP) to provide the City of San Antonio with preventative maintenance, inspections, and repairs for various types of heating, ventilation, and air conditioning (HVAC) systems and supporting components at the San Antonio Public Library; and

WHEREAS, these services are required to preserve the safety, reliability, and functionality of the equipment located within the various library facilities; and

WHEREAS, nine proposals were received, of which two proposals were deemed nonresponsive due to respondents' failure to meet the Small Business Economic Development Advocacy (SBEDA) Program subcontracting requirement, one proposal was deemed nonresponsive for being substantially incomplete and the remaining five proposals were evaluated; and

WHEREAS, staff recommends Premier Comfort Service Company, Inc., for award of a contract based on the City's standard RFCSP evaluation process; and

WHEREAS, approval of this ordinance will authorize a contract beginning upon award and ending July 31, 2026, with the option for the City to renew for two additional, one-year periods, for an estimated annual cost of \$419,558.00, and an estimated total cost of \$2,097,790.00 for the entire contract period including renewal options; and

WHEREAS, all expenditures will be in accordance with the applicable fiscal year's budget approved by City Council; **NOW THEREFORE:**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The proposal submitted by Premier Comfort Service Company, Inc., to provide the City of San Antonio with preventative maintenance, inspections, and repairs for various types of heating, ventilation, and air conditioning (HVAC) systems and supporting components at the San Antonio Public Library for an estimated annual cost of \$419,558.00 is hereby accepted, subject to and contingent upon the deposit of all required bonds, performance deposits, insurance certificates and endorsements. A copy of the Score Summary and RFCSP is attached hereto and incorporated herein for all purposes as **Exhibit I**.

SECTION 2. Funding for this ordinance in the amount of \$419,558.00 is contingent upon City Council approval of the Fiscal Year 2024 budget in Fund 11001000, Cost Center 402010001 and General Ledger 5204050. All expenditures will be in accordance with the Fiscal Year 2024 budget and subsequent budgets that fall within the term of the contract.

SECTION 3. Additional funding is contingent upon City Council approval of the Fiscal Year 2025 and subsequent budgets that fall within the contract term.

SECTION 4. Funds will be encumbered upon issuance of purchase orders, and payment is authorized to Premier Comfort Service Company, Inc.

SECTION 5. The financial allocations in this ordinance are subject to approval by the Deputy Chief Financial Officer, City of San Antonio. The Deputy Chief Financial Officer may, subject to concurrence by the City Manager or designee, correct allocations to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document Numbers, and SAP GL Accounts as necessary to carry out the purpose of this ordinance.

SECTION 6. This ordinance is effective immediately upon passage by eight or more affirmative votes; otherwise, it is effective on the tenth day after passage.

LC
__/__/23
Item No. __

PASSED and APPROVED this __ day of _____, 2023.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Debbie Racca-Sittre, City Clerk

Andrew Segovia, City Attorney

DRAFT