

City of Fort Worth, Texas

# Mayor and Council Communication

DATE: 06/24/25 M&C FILE NUMBER: M&C 25-0574

LOG NAME: 13P COOP COMPREHENSIVE HVAC SERVICE JH AVIATION

SUBJECT

(ALL) Authorize Agreements with Texas AirSystems, LLC Using Two Interlocal Purchasing System (TIPS) Contracts for a Combined Annual Amount Up to \$1,465,000.00 for the Purchase of Comprehensive Heating Ventilation & Air Conditioning Services, and Authorize Two, One-Year Renewal Options for Up to the Same Annual Amount for the Aviation, Water, Property Management, and Public Events Department

RECOMMENDATION:

It is recommended that the City Council authorize agreements with Texas AirSystems, LLC using two Interlocal Purchasing System (TIPS) Contracts for a combined annual amount up to \$1,465,000.00 for the purchase of comprehensive heating ventilation & air conditioning services, and authorize two, one-year renewal options for up to the same annual amount for the Aviation, Water, Property Management, and Public Events Departments.

DISCUSSION:

The Aviation and Water Departments approached the Purchasing Division to finalize annual agreements with Texas AirSystems, LLC, utilizing cooperative agreements from The Interlocal Purchasing System (TIPS) Contracts No. 25010501 and 25010502. During the term of the agreements, departments will utilize \$1,465,000.00 for comprehensive heating ventilation & air conditioning services on an as-needed basis and accommodate the following issues (not limited to):

City of Fort Worth, Meacham International Airport Variable Refrigerant Flow (VRF) Condenser Replacements: These condensers were installed from 2014 to 2016 and have had numerous issues with varying mechanical and electronic component failures. After a preliminary site survey of the facility, it is recommended that the existing LG VRF Generation 4 Condensers be replaced with the LG VRF Generation 5 Condensers.

City of Fort Worth, Holly Water Treatment Plant and Village Creek Water Reclamation Facility currently have projects in progress utilizing Texas AirSystems, LLC (started under previous agreement, City Secretary Contract Order (CSCO) 60522 – TIPS 220106, which expired March 31, 2025 and was replaced with these TIPS agreements) to improve and maintain digester galleries and headworks for the facilities. These projects are critical to maintaining suitable air quality in these facilities. The Water Department also utilizes this supplier for maintenance and service labor, parts and service for new and existing systems, and various temporary portable heating and cooling equipment for emergency backup needs.

Adding spending capacity for the Public Events Department to provide services on “as needed” basis for the Will Rogers Memorial Center.

Allotting spending capacity for the Property Management Department to use "as needed" for city-wide repairs and maintenance.

Participating departments' annual allocation for the agreements are as follows:

Department	Amount
Property Management	\$15,000.00
Public Events	\$100,000.00
Aviation	\$750,000.00
Water	\$600,000.00

Staff reviewed the pricing under TIPS Cooperative Contracts 25010501 and 25010502 and determined the pricing to be fair and reasonable.Both TIPS Cooperative Contracts were published on January 9, 2025 and January 16, 2025. Responses were opened on February 21, 2025. All listed cooperative contracts offer fixed discounts.

Funding is budgeted in the General Operating & Maintenance category in the Municipal Airport, Water & Sewer and Culture & Tourism Funds and the General Fund for the Aviation, Water, Public Events and Property Management Departments.

AGREEMENT TERMS – The initial term of each agreement will begin on the date of execution and expire on March 31, 2026.

RENEWAL TERMS – This Agreement may be renewed for up to two additional one-year terms, in accordance with the terms of the TIPS Contracts.

COOPERATIVE PURCHASE: State law provides that a local government purchasing an item under a cooperative purchasing agreement satisfies any state law requiring that the local government seek competitive bids for the purchase of items. TIPS contracts are competitively bid to increase and simplify the purchasing power of government entities across the State of Texas.

BUSINESS EQUITY: A business equity goal is not assigned when purchasing from an approved purchasing cooperative or public entity.

ADMINISTRATIVE CHANGE ORDERS - An administrative change order or increase may be made by the City Manager up to the amount allowed by relevant law and the Fort Worth City Code and does not require specific City Council approval as long as sufficient funds have been appropriated.

This Cooperative Agreement will serve ALL COUNCIL DISTRICTS.

**FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that funds are available in the current operating budget, as previously appropriated, in the Municipal, Water & Sewer, Culture & Tourism Funds and the General Fund to support the approval of the above recommendation and execution of the agreements. Prior to any expenditure being incurred, the Aviation, Water, Public Events and Property Management Departments have the responsibility to validate the availability of funds.

<b><u>Submitted for City Manager's Office by:</u></b>	Reginald Zeno	8517
	Valerie Washington	6192
<b><u>Originating Business Unit Head:</u></b>	Reginald Zeno	8517
	Roger Venables	6334
<b><u>Additional Information Contact:</u></b>	Brandy Hazel	8087
	Jordan Henry	8461