

3. ARCHITECTURAL AND ENGINEERING DESIGN FOR BUILDING AUTOMATION SYSTEM REPLACEMENT AT THE ADULT DETENTION FACILITY -- PROJECT SERVICES
FUNDING -- PROJECT SERVICES

(Request sent to 216 vendors)

RFP #25-0047 PR #Pending

	EXP U.S.Services Inc.	Galloway & Company, LLC	Innovative Groups, LLC
Architectural and Engineering Design for Building Automation System Replacement at the Adult Detention Facility	\$149,898.31	\$174,000.00	\$141,000.00
	Professional Engineering Consultants, PA (PEC)	Schaefer Architecture, Inc. dba Schaefer Architecture	
Architectural and Engineering Design for Building Automation System Replacement at the Adult Detention Facility	\$180,000.00	\$85,000.00	
No Submission	ASM Engineering Consultants, LLC	Cybertron	Dubois Consultants, Inc.
	Express Employment Professionals	Folger & Associates, Inc.	Key Construction, Inc.
	Kirkham, Michael & Associates, Inc.	Mcafee3 Architecture + Design	MJC Architecture
	Oxen Technology	Pinnacle Construction Inc.	TEC Systems Group
	Tessere, Inc.	Tri-State Engineering	Worksafe Physical Therapy, Inc.

On the recommendation of Lee Barrier, on behalf of Project Services, Anna Meyerhoff-Cole moved to **accept the proposal from Schaefer Architecture, Inc. dba Schaefer Architecture in the amount of \$85,000.00.** Brandi Baily seconded the motion. The motion passed unanimously.

A committee comprised of Kendal Ewing - Facilities Maintenance; Andrew Runk - Project Services; Jarod Scott - Sheriff's Office; Greg Gann - Division of Information Technology; and Lee Barrier - Purchasing evaluated the proposal responses based on criteria set forth in the RFP. The committee unanimously agreed to accept the proposal from Schaefer Architecture, Inc. dba Schaefer Architecture.

The Building Automation Systems (BAS) for multiple county-owned facilities are beyond the end of life, almost 20 years old. These systems are computer based and control the HVAC systems to include the operation and diagnostic troubleshooting of cooling towers, chillers, boilers, closed and open loop systems, circulation pumps, air handlers, rooftop units, and more. Replacing the building controls will discard obsolete equipment no longer available for system repairs, provide utility efficiencies, and identify problematic equipment that may not be operating correctly.

This project aims to design, provide drawings and construction documents for the purpose of issuing a bid package for the replacement of the outdated Building Automation System (BAS) at the Sedgwick County Adult Detention Facility. The new BAS will provide enhanced control over essential equipment, including cooling towers, chillers, boilers, circulation pumps, air handlers, and rooftop units ensuring optimal performance and parts availability. It is believed the majority of the sensors, valves, actuators, etc. would be reusable and can be rewired to new controllers.

This is a proposal not a bid. Proposals are scored based on criteria set forth in the RFP. There are five (5) components to this RFP:

Component	Points
A. Experience in similar projects	20
B. Experience with Sedgwick County projects	20
C. Experience with consultants	20
D. Experience with automation systems	20
E. Cost	20
Total Points	100

Questions and Answers

Tania Cole: So, I see that it's Schaefer-Johnson. I'm assuming that this is probably heavily on the engineer side that's designing this and then Schaefer's probably doing the construction documents?

Paul Cavanaugh: Yes, that would be appropriate. That's typically how that's going to work, especially with BAS projects.

Tania Cole: Okay. So I'm assuming that Schaefer Johnson do they have their engineers or are they subcontracting with the engineers on this?

Paul Cavanaugh: They'll subcontract with engineers on the project.

Philip Davolt: This one is specifically the Adult Detention Facility?

Paul Cavanaugh: Correct.

Philip Davolt: Because you mentioned that this BAS system is in multiple county-owned facilities.

Paul Cavanaugh: Yeah, we're going to take the Adult Detention Facility first because it's the most major and the most critical. Then we'll go on to other projects, buildings, afterwards.

Tania Cole: This particular bid is specific to the Adult Detention Facility?

Paul Cavanaugh: Yes, that's correct.