

Date: October 18, 2022

To: Honorable Chairman Jose "Pepe" Diaz  
and Members, Board of County Commissioners

From: Daniella Levine Cava  
Mayor

Agenda Item No. 8(F)(5)

Resolution No. R-987-22

Subject: Recommendation for Approval to Establish a Prequalification Pool: Room Air  
Conditioners

### Summary

This item is for the purchase of room air conditioners (A/C) and related products and services. The pool will be used by multiple County departments to purchase, install and/or de-manufacture various products, including but not limited to package terminal A/Cs window and wall mount A/Cs, portable A/Cs, dehumidifiers, air purifiers, space heaters, and portable fans, via spot market competition. Purchases under this pool will ensure community centers, parks (elderly and youth programs), animal shelters, facilities, disaster relief centers have adequate air conditioning and ventilation within the areas of operation. Staff will continue its outreach efforts to enhance participation by small and local vendors.

### Recommendation

It is recommended that the Board of County Commissioners (Board) approve the establishment of a prequalification pool, *RTQ-02189, Room Air Conditioners* for multiple County departments, with an allocation of \$3,380,000 for a five-year term. To track pool expenditures by vendor, bidding under this and other prequalification pools will gradually be conducted and monitored in a single platform, INFORMS, which will allow staff to provide data reports to the Board, as requested.

### Background

This pool will replace *Prequalification Pool No. RTQ-00073*, which was established for a three-year term under delegated authority. The pool was subsequently extended for five-years by the Board through Resolution No. R-502-17. Upon establishment, *Prequalification Pool No. RTQ-00073* had six vendors, of which three were local and none were certified Small Business Enterprise firms. This pool currently has 10 vendors, of which five are local, and two are certified SBEs.

Departments will use this pool to purchase room A/C units, related products and services under two groups: Group 1 - Purchase of Room A/Cs and related products and Group 2 - Purchase of Room A/Cs and related products including installation and/or de-manufacturing. The largest user of the pool is Public Housing and Community Development Department (PHCD). PHCD will use the pool to replace and repair existing malfunctioning air conditioning units at multiple PHCD facilities. Miami-Dade Water and Sewer Department (WASD), the second largest user, will utilize the pool to install room air conditioners at various WASD work areas where central air conditioning is not available.

### Scope

The scope of this item is countywide in nature.

### Fiscal Impact/Funding Source

The fiscal impact for the five-year term is \$3,380,000. The current pool, *RTQ-00073*, is valued at \$4,841,200 for an eight-year and four-month term and expires on January 31, 2023. The annualized allocation under the replacement pool is slightly higher than the previous pool and is based on estimated usage and operational needs.

| Department                     | Allocation | Funding Source | Contract Manager |
|--------------------------------|------------|----------------|------------------|
| Corrections and Rehabilitation | \$32,000   | General Fund   | Zuleika Davidson |

| Department                               | Allocation         | Funding Source                  | Contract Manager                 |
|------------------------------------------|--------------------|---------------------------------|----------------------------------|
| Fire Rescue                              | \$9,000            | Fire District and Federal Funds | Marianela Betancourt             |
| Internal Services                        | \$174,000          | Internal Services Funds         | Jennyfer Calderon                |
| Parks, Recreation, and Open Spaces       | \$30,000           | General Fund                    | Fernando Robreno                 |
| Public Housing and Community Development | \$2,360,000        | Federal Funds                   | Indira Rajkumar-Futch            |
| Transportation and Public Works          | \$275,000          | DTPW Operating                  | Ana Rioseco/<br>Rodney McMillian |
| Water and Sewer                          | \$500,000          | Proprietary Funds               | Fredrick Taylor                  |
| <b>Total:</b>                            | <b>\$3,380,000</b> |                                 |                                  |

It should be noted that contracts contain termination for convenience provisions, which can be exercised if the commodities and services in this item are affected by the establishment of the constitutional offices.

#### **Track Record/Monitor**

Alonzo Joseph of the Internal Services Department is the Procurement Contracting Manager.

#### **Delegated Authority**

Upon approval of this item, a pool of prequalified vendors will be established to participate in spot market competitions. The County Mayor or the County Mayor’s designee will have the authority to solicit pricing and award contracts up to an aggregate amount of the allocation authorized by the Board. The County Mayor or the County Mayor’s designee will also have the authority to (a) exercise all provisions of the solicitation documents and any resulting contracts pursuant to Section 2-8.1 of the County Code and Implementing Order 3-38 and (b) add vendors to the pool at any time, subject to ratification by the Board on a bi-annual basis.

#### **Vendors Prequalified for Pool**

A Request to Qualify was issued under full and open competition. Nine vendors responded to the solicitation, including one “No Bid”, and four are being recommended for prequalification, of which three have local addresses, and one is a certified SBE. The solicitation was advertised on BidSync with 5,231 notifications, from which 82 vendors viewed the notification (32 of which were local). The pool will remain open to allow additional vendors that meet the prequalification criteria to be added throughout the pool’s term, subject to ratification by the Board. Staff will continue to reach out to vendors to encourage additional participation.

| Vendor                                             | Principal Address                                     | Local Address                                    | Principal           | Group(s) |
|----------------------------------------------------|-------------------------------------------------------|--------------------------------------------------|---------------------|----------|
| American Portable Air Conditioning, Inc.           | 3355 NW 154 Terrace<br>Miami Gardens, FL              | Same                                             | Alba Cheas          | 1        |
| Blizzard Air Conditioning LLC (SBE)                | 12201 SW 128 Court<br>Unit 107<br>Miami, FL           | Same                                             | Roberto Villaverde  | 1 and 2  |
| Daikin Applied Americas, Inc. d/b/a Daikin Applied | 13600 Industrial Park<br>Boulevard<br>Minneapolis, MN | None                                             | Michael G. Schwartz | 1        |
| The Ware Group LLC dba Johnston Supply             | 11710 Central<br>Parkway<br>Jacksonville, FL          | 14350 NW 56 Court<br>Suite 123A<br>Opa-Locka, FL | Christopher W. Ware | 1        |

**Vendors Not Prequalified for Pool or Did Not Bid**

The vendors in the below table are not being recommended for prequalification or did not bid. However, the Strategic Procurement Division is providing guidance to the vendors that did not meet the prequalification requirements so they can provide the required information and documentation. Upon submission of the required documents and/or verification of information, the vendor may be added to the pool.

| Vendor                                            | Local Address | Reason for Not Recommending                                                                                                                                            |
|---------------------------------------------------|---------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Advanced Roofing, Inc.                            | No            | Vendor did not submit the required documents to satisfy the prequalification criteria. Upon submission of the required documents, the vendor may be added to the pool. |
| D.A.C. Air Conditioning Corp                      | No            |                                                                                                                                                                        |
| Noland Company<br>dba Winsupply of Port St. Lucie | No            |                                                                                                                                                                        |
| Reeve Air Conditioning Inc                        | No            |                                                                                                                                                                        |
| JGJ Distributors LLC*                             | No            | No Bid*                                                                                                                                                                |

\*A “No Bid” means the vendor responded indicating that it will not be providing an offer.

**Due Diligence**

Pursuant to Resolution No. R-187-12, due diligence was conducted in accordance with the Internal Services Department’s Procurement Guidelines to determine vendor responsibility, including verifying corporate status and that there are no performance and compliance issues. The lists that were referenced included convicted vendors, debarred vendors, delinquent contractors, suspended vendors, and federal excluded parties. There were no adverse findings relating to vendor responsibility.

Pursuant to Resolution No. R-140-15, prior to re-procurement, a full review of the scope of services was conducted to ensure the replacement pool reflects the County’s current needs. The review included conducting market research, posting a draft solicitation for industry comment, and holding meetings and drafting sessions with the user department. The scope of services from the previous solicitation did not change.

**Applicable Ordinances and Contract Measures**

- The two percent User Access Program provision will be applied at the time of spot market purchases where permitted by the funding source.
- Small Business Enterprise measures will be determined prior to advertising each spot market competition. Local Preference will be applied at the time of spot market competition where permitted by the funding source. An SBE set-aside applies for spot market competition up to \$250,000 of at least two available SBE certified firms or over \$250,000 of at least three available SBE certified firms, where permitted by the funding source.
- The Living Wage may apply at the time of spot market for Group 2 if the award for services exceeds \$100,000 per year where permitted by the funding source.
- The Maintenance Wage Rate may apply at the time of spot market for Group 2 for services provided to Public Housing and Community Development Department.



Morris Copeland  
Chief Community Services Officer



## MEMORANDUM

(Revised)

**TO:** Honorable Chairman Jose "Pepe" Diaz  
and Members, Board of County Commissioners

**DATE:** October 18, 2022

**FROM:**   
Gen Bonzon-Keenan  
County Attorney

**SUBJECT:** Agenda Item No. 8(F)(5)

Please note any items checked.

- ☐ "3-Day Rule" for committees applicable if raised
- ☐ 6 weeks required between first reading and public hearing
- ☐ 4 weeks notification to municipal officials required prior to public hearing
- ☐ Decreases revenues or increases expenditures without balancing budget
- ☐ Budget required
- ☐ Statement of fiscal impact required
- ☐ Statement of social equity required
- ☐ Ordinance creating a new board requires detailed County Mayor's report for public hearing
- ☒ No committee review
- ☐ Applicable legislation requires more than a majority vote (i.e., 2/3's present \_\_\_\_, 2/3 membership \_\_\_\_, 3/5's \_\_\_\_, unanimous \_\_\_\_, CDMP 7 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, CDMP 2/3 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, or CDMP 9 vote requirement per 2-116.1(4)(c)(2) \_\_\_\_ to approve
- ☒ Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved \_\_\_\_\_ Mayor  
Veto \_\_\_\_\_  
Override \_\_\_\_\_

Agenda Item No. 8(F)(5)  
10-18-22

RESOLUTION NO. R-987-22

RESOLUTION AUTHORIZING ESTABLISHMENT OF PREQUALIFICATION POOL RTQ-02189 FOR MULTIPLE COUNTY DEPARTMENTS FOR A FIVE-YEAR TERM IN A TOTAL AMOUNT UP TO \$3,380,000.00 FOR THE PURCHASE OF ROOM AIR CONDITIONERS AND RELATED PRODUCTS (GROUP 1) AND ROOM AIR CONDITIONERS AND RELATED PRODUCTS INCLUDING INSTALLATION AND/OR DE-MANUFACTURING (GROUP 2); AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO SOLICIT PRICING, AWARD CONTRACTS, EXERCISE ALL PROVISIONS OF THE SOLICITATION DOCUMENTS AND ANY RESULTING CONTRACTS PURSUANT TO SECTION 2-8.1 OF THE CODE OF MIAMI-DADE COUNTY, FLORIDA AND IMPLEMENTING ORDER 3-38, AND ADD VENDORS TO THE POOL AT ANY TIME, SUBJECT TO RATIFICATION BY THE BOARD ON A BI-ANNUAL BASIS

**WHEREAS**, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

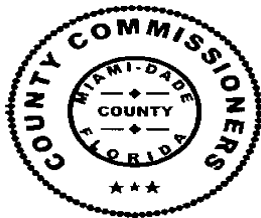
**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that this Board authorizes the establishment of Prequalification Pool RTQ-02189 for multiple County departments for a five-year term in a total amount up to \$3,380,000.00 for the purchase of room air conditioners and related products (Group 1) and room air conditioners and related products including installation and/or de-manufacturing (Group 2); and authorizes the County Mayor or County Mayor's designee to (a) solicit pricing and award contracts up to an aggregate amount of the allocation authorized by the Board, (b) exercise all provisions of the solicitation documents and any resulting contracts pursuant to section 2-8.1 of the Code of Miami-Dade County, Florida and Implementing Order 3-38, and (c) add vendors to the pool at any time, subject to ratification by the Board on a bi-annual basis.

A copy of the solicitation document is on file and available upon request from the Internal Services Department, Strategic Procurement Division.

The foregoing resolution was offered by Commissioner **Rebeca Sosa**, who moved its adoption. The motion was seconded by Commissioner **Oliver G. Gilbert, III** and upon being put to a vote, the vote was as follows:

|                                       |            |                        |            |
|---------------------------------------|------------|------------------------|------------|
| Jose "Pepe" Diaz, Chairman            | <b>aye</b> |                        |            |
| Oliver G. Gilbert, III, Vice-Chairman | <b>aye</b> |                        |            |
| Sen. René García                      | <b>aye</b> | Keon Hardemon          | <b>aye</b> |
| Sally A. Heyman                       | <b>aye</b> | Danielle Cohen Higgins | <b>aye</b> |
| Eileen Higgins                        | <b>aye</b> | Kionne L. McGhee       | <b>aye</b> |
| Jean Monestime                        | <b>aye</b> | Raquel A. Regalado     | <b>aye</b> |
| Rebeca Sosa                           | <b>aye</b> | Sen. Javier D. Souto   | <b>aye</b> |

The Chairperson thereupon declared this resolution duly passed and adopted this 18<sup>th</sup> day of October, 2022. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this resolution and the filing of this approval with the Clerk of the Board.



MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: **Basia Pruna**  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.

OR

Oren Rosenthal