



**City of Santa Ana**  
**20 Civic Center Plaza, Santa Ana, CA 92701**  
**Staff Report**  
**April 18, 2023**

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**TOPIC:** Ross Annex Third and Fourth Floors HVAC Automation

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**AGENDA TITLE**

Award a Purchase Order to Siemens Industry, Inc. in the Amount of \$400,000 to Automate Heating, Ventilation, and Air Conditioning (HVAC) Building Controls at the Ross Annex (Specification No. 23-047) (General Fund)

**RECOMMENDED ACTION**

Authorize a one-time purchase order and payment to Siemens Industry, Inc. for the automation of HVAC building controls on the third and fourth floors of the Ross Annex Building in the amount of \$356,538, plus a contingency of \$43,462, for a total amount not to exceed \$400,000, subject to non-substantive changes approved by the City Manager and City Attorney.

**DISCUSSION**

The Public Works Agency's Parks, Fleet, and Facilities Services Division oversees City facilities to ensure mechanical systems operate reliably and efficiently, as well as meet all applicable laws and regulations. In an effort to improve building efficiency and reduce energy and maintenance costs, the Facilities Services team recommends automating the heating, ventilation, and air conditioning (HVAC) system at the Ross Annex. The existing pneumatic control system is outdated and not efficient.

HVAC automation of the Ross Annex's third and fourth floors would allow Facilities Services to control temperatures for optimal energy usage and comfort from an existing building automation system (BAS) workstation that currently controls City Hall, the Main Library, and Newhope Library. The BAS system assists in identifying where problems originate, which enables staff to quickly respond and rectify the issue. The system also provides continuous monitoring and adjusts performance to meet changing building conditions. The improvement is a continuous effort to standardize and integrate City facilities onto the same BAS.

Santa Ana Ordinance No. NS-2312 authorizes the City to purchase against contracts issued to vendors who have been awarded by a State Agency, County, City, or other Public Agency after a competitive bidding process substantially equivalent to the City's standard bidding process. Sourcewell (formerly National Joint Powers Alliance) awarded a contract to Siemens Industry, Inc. (No. 030421-SIE) for the procurement of

Facility Systems, Equipment, Software, and Related Services. By leveraging the procurement power through cooperative purchasing, the City of Santa Ana can obtain nationally vetted, high-quality products at competitive volume pricing, per the City's existing Purchasing guidelines.

**FISCAL IMPACT**

Funds are budgeted and made available in the following account for the specified year.

<b>Fiscal Year</b>	<b>Accounting Unit (Project No.)</b>	<b>Fund Description</b>	<b>Accounting Unit, Account Description</b>	<b>Amount</b>
2022-23	01117017-66200 (23-6031)	General Fund	PWA-Service Enhancement, Buildings & Building Improvements	\$400,000

Submitted By: Nabil Saba, P.E., Executive Director – Public Works Agency

Approved By: Kristine Ridge, City Manager