



Hall County Government

FINANCIAL SERVICES
PURCHASING DIVISION

CONTRACT EXECUTION SIGNATURE REQUEST

Date: February 20, 2025

To: David Gibbs, Chairman, BOC

From: Andrew Youngblood, Purchasing Supervisor

Your signature is requested to execute the attached Contract:

Bid/Contract No: 2025-040

Bid/Contract Name: Replace Centrifugal Chiller at Hall County Jail

Department(s) Requesting Contract: Sheriff's Office

Award Recipient Name: Conditioned Air Systems, Inc.

Contract Description:

Annual Contract New Renewal

Prior Year's Spend: \$

Price Increase Requested Increase Percentage:

Project/Service Contract Estimated Amount: \$479,400.00

Product Contract Estimated Amount:

Comment:

Approve the award of Task Order #2025-040 Replace Centrifugal Chiller at Hall County Jail for the Sheriff's Office to Conditioned Air Systems, Inc. of Gainesville, GA in the amount of \$479,400.00.

Task Order #2025-040 was the result of the competitively bid RFQ/P #44-034 Demand Services for On-Call HVAC Unit Installation, Repair, & Maintenance.

POST OFFICE DRAWER 1435
GAINESVILLE, GA 30503

t: 770.535.8270 | f: 770.531.6711

FINANCIAL SERVICES DIRECTOR
Taylor Samples, CPA

ASSISTANT FINANCE DIRECTOR
Elizabeth White

PURCHASING MANAGER
Andy Penick



Hall County Government

FINANCIAL SERVICES
PURCHASING DIVISION

Task Order #2025-040

February 12, 2025

For the provision of Replace Centrifugal Chiller at Hall County Jail

Demand Services Contract # 44-034

POST OFFICE DRAWER 1435
GAINESVILLE, GA 30503

t: 770.535.8270 | f: 770.531.6711

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PROJECT DESCRIPTION

Hall County, Georgia is issuing Task Order #2025-040 to Demand Services On-Call Contractors to Furnish and Install a helical rotary chiller (screw type chiller) to replace the existing Trane centrifugal chiller, including all associated parts and project management, at the Hall County Jail located at 1700 Barber Rd, Gainesville, GA 30507.

Task Order bids must be received or emailed by Thursday, February 20, 2025, on the 4th floor of the Hall County Government Center, located at 2875 Browns Bridge, Gainesville, GA 30504 by 2:00pm. Email bids to Andrew Youngblood, Purchasing Supervisor, at andrew.youngblood@hallcounty.org.

SCHEDULE OF EVENTS

Release Date: Wednesday, February 12, 2025

Site Visit: Please contact Lamar Jones, Project Manager, for an appointment to view the work site. Email: ljones@hallcounty.org, Cell: (678) 617-4518.

Bidder Questions Due Date: Monday, February 17, 2025. Send questions to andrew.youngblood@hallcounty.org.

Response to Bidder Questions Due Date: Wednesday, February 19, 2025

Bid Due Date: Thursday, February 20, 2025, by 2:00pm

SPECIFICATIONS and SCOPE OF WORK:

This is a turnkey job to remove and dispose of the existing Trane centrifugal chiller and install a new helical rotary chiller, pump, monitor, and any other associated items needed for efficient functionality of the new chiller.

- Remove and dispose of existing Trane centrifugal chiller, pump, and monitor.

- Furnish and install one (1) Trane brand helical rotary chiller (screw type chiller).
 - Water cooled, 330-ton or equivalent in fit, form, and function with adaptable frequency drive.
 - AHRI certified.
 - Integral standard safety devices.
 - Chilled water reset.
 - Condenser regulating valve must be installed.
 - No flow safety switch.
 - Furnish and install all new gauges and thermometers.
 - Furnish and install isolated valves to isolate separate existing air-cooled chiller.
 - Chiller must be operational as designed by the manufacturer and capable to operate at peak tonnage.
 - Manufacturer’s representative must start up new chiller upon installation.
 - Provide 5-year parts, labor, and refrigerant warranty.
 - Awarded contractor shall be responsible for integrating the new chiller with the existing controls.
 - Awarded contractor shall be responsible for all piping and insulation of the new chiller.
 - Awarded contractor shall include delivery of new chiller/rigging and set up of new chiller on existing pad.
- Furnish and install new refrigerant monitor for chiller refrigerant sensing.
- Furnish and install new chilled water pump to accommodate new chiller GPM requirements.

Electrical:

The awarded contractor shall provide any additional electrical upgrades needed to ensure proper operation of the new chiller, meeting all national, state, and local codes, including under/over voltage protection.

Bonds:

Bidders shall include a letter of bondability with their bids. The awarded contractor shall provide performance and payment bonds equal to 100% of the awarded sum of the project prior to the issuance of a Notice to Proceed.

Lump Sum Bid \$ _____

Estimated Lead Time for chiller and parts: _____

Estimated installation time: _____

IN WITNESS WHEREOF, said Parties have hereunto affixed their signature and seal on the day, month, and year below. Bidder must print the full legal company name and d/b/a as it appears on its W-9 form below:

Print Company's Full Legal Name Below:

Conditioned Air Systems Inc.

HALL COUNTY, GEORGIA

D/B/A _____

By: Andy Kalinauskas

By: _____

Print Name: Andy Kalinauskas

David Gibbs, Chairman
Hall County Board of Commissioners

Title: President

Date: _____

Sworn to and subscribed before me this

Attestation: _____

17 Day of February, 2025.

Board of Commissioners Clerk

Notary Public: [Signature]

Print Name: Tamara Browning

Notary commission expires: 05/20/28

