

**Purchase Request #7**  
**Regular Board Meeting October 22, 2019**  
**Consideration of Approval to Contract**  
**for Emergency Boiler Replacement**

**ADMINISTRATION RECOMMENDATION/REPORT**

The District President recommends the Board of Trustees approve a contract for emergency replacement of domestic hot water boilers, pursuant to Texas Education Code 44.031(h), from Cleaver Brooks Sales and Service, Inc. for the student housing.

**BACKGROUND**

Since taking over the student housing property, one of the boilers has been repaired twice, costing \$6,066.36. The boilers are the original equipment at the facility, which was built in 1999. According to the boiler repair technician's notes, if repairs can be made to the 350-gallon storage tank leaks, it will take more than one day. Such repairs will be temporary due to thin metal in the expansion tank, and future failures may not be repairable. According to maintenance records, this repair has been made four times prior to the District taking ownership.

Reference (REF) Number 4273 has been issued in order to track the volume of spend for emergency replacement of domestic hot water boilers. The delay posed by procurement methods required under Texas Education Code 44.031 could potentially cause students living in the student housing to be without hot water or be displaced until the equipment can be replaced.

**IMPACT OF THIS ACTION**

The domestic hot water boilers are in poor condition and in need of replacement. There are two gas-fired, copper fin tube boilers (1,630,000 btuh each) with a 350-gallon storage tank, and associated circulating pumps and accessories located in the clubhouse mechanical room. Domestic hot water is circulated underground to all six of the apartment buildings. If the boilers and storage tank do leak and cannot be repaired, a temporary trailer mounted boiler and tank will need to be brought in. If readily available, this will result in an average cost of around \$4,500/day, a \$15,000 delivery/hook-up charge, and \$15,000 for removal. Depending on the estimated availability of the boiler, this can run to be an order of magnitude of around \$60,000-\$70,000 for temporary measures on top of the cost of the boiler.

**BUDGET INFORMATION (INCLUDING ANY STAFFING IMPLICATIONS)**

This purchasing request is for spend authorization of \$80,000, which is budgeted in the FY20 operating budget.

**RESOURCE PERSONNEL**

Jason Parry

Executive Director of Facilities & Construction

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