



**COUNTY OF ERIE
DIVISION OF PURCHASE
MEMORANDUM**

To: All Using Departments

From: Jamie Kucewicz, Buyer

Date: February 26, 2025

Subject: BUILDING MANAGEMENT SYSTEMS MAINTENANCE

Bid No.: 240390-002

Effective Dates: January 1, 2025 through December 31, 2027

Vendor #: 108965

Vendor: SIEMENS INDUSTRY, INC.
85 Northpoint Parkway, Suite 8
Amherst, NY 14228
Contact: Paul Ingham

Telephone: 716-568-0983

Pricing: per attached document



COUNTY OF ERIE
DIVISION OF PURCHASE
INVITATION TO BID

Bids, as stated below, will be received and publicly opened by the Division of Purchase in accordance with the attached specifications. FAX bids are unacceptable. Bids must be submitted in a sealed envelope to:

County of Erie
Division of Purchase
Attention: JAMES D. KUCEWICZ, BUYER (716) 858-6336
95 Franklin Street, Room 1254
Buffalo, New York 14202-3967

NOTE: Lower left-hand corner of envelope MUST indicate the following:

BID NUMBER: 240390-002

OPENING DATE: JANUARY 8, 2025 TIME: 11:00AM

FOR: BUILDING MANAGEMENT SYSTEMS MAINTENANCE

NAME OF BIDDER: SIEMENS INDUSTRY INC.

If you are submitting other Invitations to Bid, each bid must be enclosed in a separate envelope.

Following EXHIBITS are attached to and made a part of the bid specifications, and part of any agreement entered into pursuant to this Invitation to Bid:

- ☒ EXHIBIT "A" - Assignment of Public Contracts
- ☒ EXHIBIT "B" - Purchases by Other Local Governments or Special Districts
- ☐ EXHIBIT "C" - Construction/Reconstruction Contracts
- ☐ EXHIBIT "D" - Bid Bond (Formal Bid)
- ☐ EXHIBIT "E" - Bid Bond (Informal Bid)
- ☒ EXHIBIT "EP" - Equal Pay Certification
- ☐ EXHIBIT "F" - Standard Agreement
- ☒ EXHIBIT "G" - Non-Collusive Bidding Certification
- ☒ EXHIBIT "H" - MBE/ WBE Commitment
- ☒ EXHIBIT "IC" - Insurance **CLASSIFICATION "A"**
- ☐ EXHIBIT "P" & EXHIBIT "PBI" - Performance Bond
- ☐ EXHIBIT "Q" - Confined Space Program Certification
- ☒ EXHIBIT "PW" - NYS Prevailing Wage
- ☒ EXHIBIT "V" - Vendor Federal Compliance Certification

County of Erie
DIVISION OF PURCHASE
NON-COLLUSIVE BIDDING CERTIFICATION

By submission of this bid, each bidder and each person signing on behalf of any bidder certifies, and in the case of a joint bid each party thereto certifies as to its own organization, under penalty of perjury, that to the best of his knowledge and belief:

(1) the prices in this bid have been arrived at independently without collusion, consultation, communication, or agreement, for the purpose of restricting competition, as to any matter relating to such prices with any other bidder or any competitor;

(2) unless otherwise required by law, the prices which have been quoted in this bid have not been knowingly disclosed by the bidder and will not knowingly be disclosed by the bidder prior to opening, directly or indirectly, to any other bidder or to any competitor; and

(3) no attempt has been made or will be made by the bidder to induce any other person, partnership or corporation to submit or not to submit a bid for the purpose of restricting competition.

NOTICE

(Penal Law, Section 210.45)

IT IS A CRIME, PUNISHABLE AS A CLASS A MISDEMEANOR UNDER THE LAWS OF THE STATE OF NEW YORK, FOR A PERSON, IN AND BY A WRITTEN INSTRUMENT, TO KNOWINGLY MAKE A FALSE STATEMENT, OR TO MAKE A FALSE STATEMENT, OR TO MAKE A STATEMENT WHICH SUCH PERSON DOES NOT BELIEVE TO BE TRUE.

BID NOT ACCEPTABLE WITHOUT FOLLOWING CERTIFICATION:

Affirmed under penalty of perjury this December day of 30, 2024

TERMS NET 30 DELIVERY DATE AT DESTINATION _____

FIRM NAME SIEMENS INDUSTRY INC.

ADDRESS 170 NORTHPOINTE PARKWAY SUITE 200

Amherst NY

ZIP 14228

AUTHORIZED SIGNATURE _____


TYPED NAME OF AUTHORIZED SIGNATURE PAUL INGHAM

TITLE AREA MANAGER TELEPHONE NO. 716-568-0983

(Rev.1/2000)

ERIE COUNTY OFFICE BUILDING, 95 FRANKLIN STREET, BUFFALO, NEW YORK 14202 (716) 858-6336

County of Erie
DIVISION OF PURCHASE
BID SPECIFICATIONS

Page 2 of 6 Pages

BID NO. 240390-002

Ship to:
Attention:
Address:

Ship Via:
Date Required at Destination:

ITEM NO.	QUANTITY	U/M	CATALOG NO./DESCRIPTION	UNIT PRICE	TOTAL PRICE
			Vendor to perform maintenance on Building Management Systems		
			at various Erie County locations per the bid specifications.		
			Term of the contract is January 1, 2025 through December 31, 2027		

NOTE: Bid results cannot be given over the phone. All requests for bid results should be submitted in writing or faxed to:

ERIE COUNTY DIVISION OF PURCHASE
Freedom of Information Officer
95 Franklin Street, Rm. 1254
Buffalo, NY 14202
FAX #: 716/858-6465

NAME OF BIDDER SIEMENS INDUSTRY INC.

(Rev. 9/95)

ERIE COUNTY OFFICE BUILDING, 95 FRANKLIN STREET, BUFFALO, NEW YORK 14202 (716) 858-6395

SPECIFICATIONS

Article I – General Information

1001-1 The Department of Public Works Division of Buildings and Grounds requires a custom maintenance service program for Siemens Building Management Systems (BMS) dedicated to the needs of the various Erie County facilities listed in this technical document. The BMS encompasses the DESIGO Building Automation System and the Siemens ALS3 Fire Alarm (FAS) with multiple workstations. Systems reside on the BMS County security network with servers (Located at 45 Elm St.) This will be a Three-year contract for the term January 1, 2025 – December 31, 2027.

1001-2 Any Service to the systems must be performed by factory certified technicians to ensure the integrity and listings of both systems are maintained.

1001-3 the contractor assumes all associated liabilities and risks when performing maintenance to the County Wide Integrated Systems:

1001-4 The County reserves the right to terminate (60-day written notice) at any time, for any reason, or suspend any part of the services described herein when conditions change, operation of a County facility reduced or discontinued, or other similar circumstances take place. In the event of such termination suspension, payments for services shall be suspended without penalty.

1001-5 The contractor shall provide Full Comprehensive Parts and Labor (Including Emergency Calls) to include All BMS Servers, panels, end devices, input-output modules, temperature sensors, power supplies, controllers, modems, PC Workstations Monitors, Printers, Printer cartridges, software (upgrades) and field panel firmware (upgrades) are to be included.

1001-6 Service on the Siemens APOGEE BAS (Fire Alarm and Network Coverage where noted) and at the following facilities:

- 1 - Youth Detention – 810 East Ferry Street, Buffalo, NY 14211 (Network/BAS and Fire Alarm Services)
- 2 - Rath Building – 95 Franklin Street, Buffalo, NY 14202 (Network/BAS and Fire Alarm Services)
- 3 - Erie County Family Court – 1 Niagara Square, Buffalo, NY 14202 (Network/BAS Services Fire Alarm)
- 4 - Erie County Medical Mall – 1500 Broadway, Buffalo, NY 14212 (Network/BAS Services to be Time and Material)
- 5 - EOC Bunker – 1 Sheriff Drive, Orchard Park, NY 14127 (Network/BAS and Fire Alarm Services)
- 6 - EC Fire Training Center - 3359 Broadway Street, Buffalo, NY 14227 (Network/BAS)
- 7* - Public Safety Campus - 45 Elm Street, Buffalo, NY 14203 (Network) BAS & Fume Hood Certification Fire Alarm Services.
- 8 - Alden Correctional – 11581 Walden Avenue, Alden NY 14004 (Network Coverage).
- 9 - County Holding Center – 134 West Eagle Street, Buffalo, NY 14202 (Network Coverage/BAS/Fire Alarm)
- 10 - Erie County Human Services Center – 608 William Street, Buffalo, NY 14206 (Network/BAS and Fire Alarm Services)
- 11 - Botanical Gardens – 2655 South Park Avenue, Buffalo, NY 14218 (Network Coverage BAS and Fire Alarm Services)

Article II - Qualification of Bidders

2001-1 The contractor shall provide authorized factory trained service specialists and engineering to perform service, maintenance and repairs to the Building Automation System. The Contractor shall provide current documentation (At Time of Bid) of factory training of Service Specialists and Engineers for programming, system troubleshooting, system modification and repair to the Siemens DESIGO BAS. The successful contractor shall have a factory certified field office located within a 75-mile radius of Erie County.

2001-2 The contractor will have successfully completed DESIGO Programming courses and certified to install the latest versions of software and firmware for the BAS. The contractor shall have access to electronic source documentation and Field Support for required software and firmware updates.

2001-3 The contractor shall need access to Siemens DESIGO controllers, software and firmware from a certified factory. The contractor shall stock essential spare parts and materials (refurbished parts shall not be acceptable) in their local warehouse or on-site at the County facility in the event of emergency needs.

2001-4 The contractor shall a qualified field service organization for a minimum of fifteen years. The contractor shall be an established, certified building automation agency capable of performing all work described by their full-time employees. No portion of this contract shall be subcontracted to others.

2001-5 The contractor shall have a flawless record with the New York State Department of Labor. Any infractions within the past ten years, specifically regarding prevailing rate will be subject to disqualification of bidder. Note: Prevailing wage labor rate documentation including specialists must accompany quarterly invoices. (New York State Department of Labor Classification)

Article III – Scope of Services

3001-1 The service specialists shall perform reporting and documentation functions that will allow the Contractor to provide the Owner with a detailed service report regarding time, date, location and cause of each critical failure alarm as well as time, date, location and work done for each time the system is tested. On a monthly basis, the Contractor shall provide the Owner with a report as described above for the previous month's service. This report will be given to an owner's representative from Erie County and can be e-mailed.

WORK INCLUDED

3001-2 Building Automation System Scope During the term of this agreement the successful contractor shall provide all required materials to maintain an operable DESIGO building automation system. The successful bidder shall be capable of operating both Insight and DESIGO CC until Erie County DPW approves the separation of the Insight server from its network. During the course of this agreement the successful contractor shall also replace the engineer workstations at the County facilities with an approved version of Microsoft Windows operating system equipped with hard drive and monitor. The successful contractor shall coordinate and provided instructor lead trainings for DESIGO CC at a branch location (located within a 25 mile radius of downtown Buffalo, NY) for the BAS users on staff of the Erie County DPW. These training dates will be held during the course of this agreement and contractor shall provide the user with a knowledge of the DESIGO CC System including but not limited to: scheduling, alarm management, trending, point editing, graphic editing and troubleshooting of DESIGO CC System.

3001-3 During the term of the contract, the Contractor shall provide both online and onsite emergency support 24 hours per day, 7 days per week as described below for the BAS. **Response time (online and onsite) shall be two hours from time of call for service.**

3001-4 Reno System - During the term of this contract, the Reno alarm notification system to be serviced and maintained and any new points to be added at no additional cost.

3001-5 Remote Support:

In the event of a service call the Contractor shall respond via secure remote access within 2 hours of notification of the event. The contractor shall attempt to resolve any issues and if needed provide on-site service within 2 hours if the situation can't be resolved. All documentation will be provided to the Owner detailing the service call.

3001-6 Onsite Support:

The contractor shall provide this service between scheduled service calls and respond onsite at your facility within 4 hours for critical emergencies, or within 8 hours for non-emergency conditions, Monday through Sunday, 24 hours per day, including Holidays, upon receiving notification of an emergency. Critical emergencies, as determined by your staff, are failures at a system or panel level that would result in the loss of the operation of an entire section of a building or place the facility at high risk.

3001-7 Network Analysis and Optimization:

Two (2) times per year the Contractor shall perform a complete suite of diagnostics on the BAS network. These diagnostics shall include analysis and troubleshooting of network between 45 Elm St. Network Center and each of the Erie County connected facilities.

3001-8 Hardware Support:

The successful contractor shall provide 24-hour support for the BAS servers and associated components throughout the term of this contract. The Contractor shall have access to and be familiar with the serial number and location of each server, client and workstation belonging to the EICN. The specific scope of responsibility for the server hardware and client machines is listed in the paragraphs labeled Network Coverage.

3001-9 Network Preventative Maintenance:

The successful Contractor shall provide certified network technicians to perform preventative maintenance on the servers on a quarterly basis. Documentation of service and location shall be provided and given to the owner

3001-10 Control Loop Tuning:

Control loops drift out of calibration with changes in mechanical efficiency, building use, and climatic conditions. The contractor will ensure control loops for devices such as valves, dampers, actuators, etc.; experience minimized overshooting and oscillatory behavior. The control loops to be included as part of this service, are itemized in the List of Maintained Equipment in this service agreement.

3001-11 Data Protection & Data Recovery Services:

The Contractor will perform scheduled database back-ups of your workstation database & graphics and / or field panel databases and provide safe storage of this critical business information. Should a catastrophic event occur, we will respond onsite (or online service is included in this service agreement) to reload the databases and system files from our stored back-up copy, to restore system operation as soon as possible. All equipment to be included as part of this service.

3001-12 Preventive Maintenance:

Provide preventive maintenance in accordance with a program of routines as determined by facility requirements, equipment application and location. The list of field panels and/or devices, included under this service, is identified in the List of Maintained Equipment in this service agreement. Automation controls can drift out of calibration with changes in HVAC component performance characteristics, building use, and climatic conditions. This service will extend equipment life, reduce energy consumption, and reduce the risk of costly and disruptive breakdowns. The contractor shall provide a monthly visit to all locations listed on this agreement as a part of their maintenance plan. The successful contractor shall also provide a web portal for Erie County to review work orders, submit invoices and organize their building automation service coverage. Individual user names and passwords will be provided to authorized Erie County personnel for this website where they can monitor all system activity between BAS contractor.

3001-13 Software Upgrades:

The successful contractor will provide you with software and documentation updates to your existing DESIGO BAS software subscription annually. This includes software patches, revisions and bulletin announcements. Included is onsite training to familiarize you with the new features and their associated benefits. All gateways and interfaces needed for software upgrades shall be provided by the Contractor and installed prior to software upgrades. If an upgrade to the servers is required then all upgrades shall be in accordance with UL guidelines to ensure the integrity of the system. The Contractor assumes all liability for the Siemens and EICN BAS equipment associated with upgrades to the software.

3001-14 DDC Panel Firmware Upgrades:

The Contractor shall provide and install any new or upgrade panel processor that is released by the Contractor during the course of this agreement. The new or upgrade firmware shall be provided for all installed BAS field panels. Additionally the Contractor shall provide, at the project site, training detailing the impact of this new process and instructing the County personnel on how to incorporate the new features into the operation of the BAS.

3001-15 Repair and Replacement:

The Contractor shall **provide all repair labor and materials** to maintain the BAS in operable condition. The intent is to ensure the entire BAS is maintained in operating condition and downtime is limited. The Contractor will be responsible to all controllers, software, sensors, end devices, switches, motors and firmware. Damages to equipment resulting from accidents, fire, water, storm or negligence by the owner for any reason beyond the Contractors control other than normal wear and tear, shall not be the responsibility of the Contractor. The equipment covered in this agreement consists of all Siemens material including controllers, sensors, damper and valve motors and misc. material installed by Siemens as part of any capital project or service project with Erie County.. This service is also applicable to all Fire Alarm equipment itemized in the Equipment table for the specific facilities listed.

3001-16 Account Management:

In order to ensure that all of the Contractor's efforts are being delivered in a coordinated manner, and to provide oversight and management of the contractual responsibilities under this agreement, the Contractor shall assign a project manager with full responsibility and authority to act on the Contractor's behalf. The lead service specialist for the project and account executive shall not be accepted as the Account Manager; it must be a member of the Contractor's staff with the responsibility of managing the implementation of this agreement.

3001-17 Fire Alarm Testing:

The Contractor shall inspect, test, clean, adjust and repair or replace all system devices and components to maintain proper system operation and integrity per NFPA 72 Standards. All manual initiated devices shall be activated and alarm verified at the main panel. All automatic sensing devices shall be cleaned and initiated and their alarm signal verified at the main panel. All audible and visual alarm devices shall have their operation verified. Audible devices are to be tested at times to minimize occupant disruptions, coordinate with Facility Stationary Engineers.

3001-18 Underwriters Laboratory Listings: The Contractor shall provide material coverage and certified specialists for work on any product with a UL listing. This includes controllers and workstations at County facilities.

3001-19 Prevailing Wage

Contractor agrees that the costs contained herein shall be submitted with the requirement that all wages paid to the workers shall be no less than the minimum prescribed by the New York State Department of Labor for the specific crafts used in the area where the work is performed. It is our responsibility to obtain necessary information to submit bid under NYS Labor regulations and laws. For prevailing wage rates, the address is www.labor.state.ny.us

Article IV Erie County Network Coverage

4001-1 The Erie County Department of Public Works Buildings and Grounds Division require a maintenance contract for the Siemens Building Automation System at the County Operations Center (COC) in Downtown Buffalo, located at 45 Elm Street. The BAS encompasses the entire Erie County system servers and clients at the Operations Center for the Siemens DESIGO BAS. The system is used to monitor fire alarm and temperature control points throughout the County facilities. Any services provided on the system must be performed by authorized factory certified technicians to ensure the integrity of the system is maintained. The BAS at COC is used for central monitoring for the Erie County DPW and is required to be operational at all times. The contractor assumes all associated risk and liability when performing service on the system.

4001-2 The County Network Operations (Located at 45 Elm St) BAS is tied into the Erie County Emergency Information Control Network "Security Network" (EICN). The contractor assumes all risk and liability for the EICN when servicing the BAS and associated systems. All and any upgrades to the BAS will be compatible with the EICN and performed with the coordination of the Erie County DPW. The EICN encompasses the BAS at the following facilities:

Youth Detention – 810 East Ferry Street, Buffalo, NY 14211
Rath Building – 95 Franklin Street, Buffalo, NY 14202
Erie County Family Court – 1 Niagara Square, Buffalo, NY 14202
Erie County Medical Mall – 1500 Broadway, Buffalo, NY 14212
EOC Bunker – 1 Sheriff Drive, Orchard Park, NY 14127
EC Fire Training Center - 3359 Broadway Street, Buffalo, NY 14227
Public Safety Campus - 45 Elm Street, Buffalo, NY 14203
Alden Correctional – 11581 Walden Avenue, Alden NY 14004
County Holding Center – 134 West Eagle Street, Buffalo, NY 14202
Botanical Gardens – 2655 South Park Avenue, Buffalo, NY 14218
Erie County Human Services Center – 608 William Street, Buffalo, NY 14206
Erie County Medical Examiners Offices – 501 Kensington Buffalo NY 14215

Article V Repair and Replacement: The Contractor shall **provide all repair labor and materials** to maintain the BAS in operable condition. The intent is to ensure the entire BAS is maintained in operating condition and downtime is limited. The Contractor will be responsible to all servers, workstations, clients, monitors, printers and software. Damages to equipment resulting from accidents, fire, water, storm or negligence by the owner for any reason beyond the Contractors control other than normal wear and tear, shall not be the responsibility of the Contractor.

Article VI Payment

Payment for the services is to be made in quarterly installments upon receipt of invoice and attached service reports. Payments will not be released without proper detailed documentation of services and certified payroll required by Department of Labor.

Annual Cost for years 2025 - 2027 as Follows:

Facility #1 Youth Detention	2025 <u>\$54,500</u>	2026 <u>\$56,740</u>	2027 <u>\$58,500</u>
Facility #2 Rath Building	2025 <u>\$81,700</u>	2026 <u>\$85,100</u>	2027 <u>\$88,640</u>
Facility #3 Family Court	2025 <u>\$67,740</u>	2026 <u>\$70,560</u>	2027 <u>\$73,120</u>
Facility #4 Medical Mall	2025 <u>\$22,100</u>	2026 <u>\$22,780</u>	2027 <u>\$23,640</u>
Facility #5 EOC Bunker	2025 <u>\$10,200</u>	2026 <u>\$10,600</u>	2027 <u>\$10,920</u>
Facility #6 EC Fire Training	2025 <u>\$10,200</u>	2026 <u>\$10,600</u>	2027 <u>\$10,920</u>
Facility #7 Public Safety	2025 <u>\$122,340</u>	2026 <u>\$126,120</u>	2027 <u>\$131,300</u>
Facility #8 Correctional Facility (Alden)	2025 <u>\$53,540</u>	2026 <u>\$55,200</u>	2027 <u>\$57,500</u>
Facility #9 Holding Center	2025 <u>\$76,500</u>	2026 <u>\$78,860</u>	2027 <u>\$82,100</u>
Facility #10 608 William	2025 <u>\$36,160</u>	2026 <u>\$37,600</u>	2027 <u>\$38,800</u>
Facility #11 Botanical Gardens	2025 <u>\$38,400</u>	2026 <u>\$39,600</u>	2027 <u>\$41,300</u>
Facility #12 EC Medical Examiner	2025 <u>\$31,400</u>	2026 <u>\$32,700</u>	2027 <u>\$34,100</u>
TOTAL	2025 <u>\$604,780</u>	2026 <u>\$626,440</u>	2027 <u>\$650,840</u>

List Hourly Labor Rates for services not covered under this Specification:

Technical Labor: \$175.64 \$253.00 \$253.00
Regular Rate Holiday Rate Overtime Rate

Mechanic Labor
Regular Rate \$180.00 Holiday Rate \$294.00 Overtime Rate \$253.00