

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF SAN BERNARDINO COUNTY
AND RECORD OF ACTION**

October 21, 2025

FROM

DON DAY, Director, Project and Facilities Management Department

SUBJECT

Amendment to Contract with Trane U.S., Inc. dba Southern California Trane for Chiller and Heating, Ventilation, Air Conditioning Maintenance and Unforeseen Repair Services

RECOMMENDATION(S)

Approve **Amendment No. 1 to Contract No. 23-1237** with Trane U.S., Inc. dba Southern California Trane to provide additional chiller and heating, ventilation, air conditioning preventative maintenance and repair services for existing locations and six additional locations, increasing the contract amount by \$572,591, from \$2,323,475 to \$2,896,066, with no change to the contract term of December 1, 2023 through November 30, 2028.

(Presenter: Don Day, Director, 387-5000)

COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES

Promote the Countywide Vision.

Operate in a Fiscally-Responsible and Business-Like Manner.

FINANCIAL IMPACT

Approval of this item will not require additional Discretionary General Funding (Net County Cost). The cost for additional maintenance and repair services at some existing locations and for six additional locations will increase the contract by \$572,591, which includes a not-to-exceed amount of \$75,000 for unforeseen repairs. The contract includes a base amount, which is increasing upon approval of Amendment No. 1, for routine maintenance services, and an additional amount to cover unforeseen repairs, which are detailed in the table below. Payments for services provided under this contract will be made from the Facilities Management Division (FMD) budget (7302001000). Sufficient appropriation is included in the FMD 2025-26 budget and will be included in future recommended budgets. The annual contract costs are as follows:

Fiscal Year	Original Annual Cost	Amendment No. 1	Total Annual Cost
2023-24	\$183,572	-	\$183,572
2024-25	\$314,695	-	\$314,695
2025-26	\$314,695	\$96,754	\$411,449
2026-27	\$314,695	\$165,864	\$480,559
2027-28	\$314,695	\$165,864	\$480,559
2028-29	\$131,123	\$69,109	\$200,232
Unforeseen Repairs	\$750,000	\$75,000	\$825,000
Total Cost	\$2,323,475	\$572,591	\$2,896,066

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Costs for preventative maintenance and repairs are included in maintenance charges reimbursed by County department occupants. These charges are either based on an average cost per square foot or billed as requisition work to County departments for facilities not charged on a per square foot cost for maintenance.

BACKGROUND INFORMATION

Many large buildings or campuses in the County's real estate portfolio use chilled water systems to provide air conditioning to the spaces. These chilled water systems utilize machines known as chillers to refrigerate water that is then circulated via pumps through a series of coils designed to control space temperatures and provide comfort cooling. This item provides for preventative maintenance service on additional chiller/ Heating, Ventilation, Air Conditioning (HVAC) equipment at existing locations and at six new County-owned buildings.

On November 14, 2023 (Item No. 52), the Board of Supervisors approved a non-competitive Contract No. 23-1237 with Trane U.S., Inc., dba Southern California Trane (Trane), in an amount not to exceed \$2,323,475, including a base amount of \$1,573,475 for routine preventative maintenance, and an amount not to exceed \$750,000 for unforeseen repair services at 22 County-owned locations for the period of December 1, 2023 through November 30, 2028.

Approval of Amendment No. 1 to Contract No. 23-1237 with Trane will provide additional preventative maintenance services on chiller/HVAC equipment at existing locations and at the following additional County-owned locations which are either new buildings brought into the County-maintained system or services provided on previously non-contracted existing locations:

- Innovation Technology Department (ITD) location at 670 E. Gilbert St., San Bernardino
- ITD location at 851 Cooley Dr., Colton
- Glen Helen Rehabilitation Administration – 18000 W. Institution Rd., Devore
- Public Health – 451 Vanderbilt Way, San Bernardino
- Sheriff Headquarters – 655 E. 3rd St., San Bernardino
- High Desert Government Center – 15900 Smoke Tree St., San Bernardino

PROCUREMENT

N/A

REVIEW BY OTHERS

This item has been reviewed by County Counsel (Kaleigh Ragon, Deputy County Counsel, 387-5455) on September 24, 2025; Project and Facilities Management (Jennifer Costa, Chief of Facilities Management, 387-2920) on September 29, 2025; and County Finance and Administration (Edwardo Mora, Administrative Analyst, 387-4376) on October 2, 2025.

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Record of Action of the Board of Supervisors
San Bernardino County

APPROVED (CONSENT CALENDAR)

Moved: Joe Baca, Jr. Seconded: Curt Hagman
Ayes: Col. Paul Cook (Ret.), Jesse Armendarez, Dawn Rowe, Curt Hagman, Joe Baca, Jr.

Lynna Monell, CLERK OF THE BOARD

BY 
DATED: October 21, 2025



cc: PFMD - Ayala w/agree
Contractor - c/o PFMD w/agree
File - w/agree
MBA 10/27/2025