

DEPARTMENT OF VETERANS AFFAIRS

**Justification for Single Source Awards IAW [FAR 13.106-1](#)
For
Over Micro-Purchase Threshold but Not Exceeding the SAT (\$250K)**

Acquisition Plan Action ID: 36C263-21-AP-3300

- 1. Contracting Activity:** Department of Veterans Affairs, VISN 23, Nebraska-Western Iowa Health Care System (NWIHCS) – Omaha Campus, Network Contracting Office 23 (NCO 23), Engineering Department, Purchase Request numbers 636-21-4-5998-01 and 636-21-4-5998-06.
- 2. Brief Description of Supplies/ Services required and the intended use/Estimated Amount:**

This is a new construction project that requires a brand-name only sole source item – Eco Struxure Building Automation System (BAS) by Snyder Electric. This is a partial requirement for Project 636-18-303, Construct Air Handling Tower. The construction vendor must build a 7-story addition to building 1 that will house up to 14 identical air handlers (2 per floor). The core shell designed addition is located on the south and east of the existing elevators and the west facing windows on the southeast wing of the building. The specific work associated with Snyder Electric is for the Building Automation System which includes controllers, sensors, start/stop controls, monitoring devices, programming, system updates, and all other required parts of the BAS. The overall construction project will be solicited in a competitive environment as a 100% Service-Disabled Veteran-Owned Small Business (SDVOSB) Set-aside and will be awarded as a Firm-Fixed Price contract. The estimated cost for this partial requirement of the project is [REDACTED]
- 3. Unique characteristics that limit availability to only one source, with the reason no other supplies or services can be used:** The specified building automation system is the only system that can meet the requirements of the NWIHCS. The intent is to install the same brand name and type of building automation system throughout the medical center to provide a system that is compatible with the existing system. Snyder Electric is used throughout the NWIHCS facility for all temperature control needs which is managed via the BAS. The medical center has standardized on this system to improve patient safety, security, and reduce maintenance and training costs. The current Snyder Electric Building Automation System utilizes proprietary technology so other systems are not able to connect to it. Patient comfort and safety would be risked if a patch work of climate control systems were installed in any facility that already has Snyder Electric brand name components. Lack of a standardized system would impact the facilities ability to maintain proper climate control. Using two or more vendors for these systems would negatively impact the mission by possibly delaying crucial appointments to include surgeries.
- 4. Description of market research conducted and results or statement why it was not conducted:**

Market research was conducted prior to selecting this manufacturer as the facilities standard base. This justification is specific to the manufacturer, Snyder Electric. Snyder Electric installed the current facility-wide building automation system in a separate project that was awarded in a competitive environment. This is a partial requirement of the overall Construct Air Handling Tower project and is only a minor extension of the existing system. At this time, there are no competing vendors whose products are fully compatible with our existing system. However, if a device or system other than

Snyder Electric is found to have the capability to communicate and maintain the integrity of the entire system, then it will be considered acceptable. No other systems are known to be compatible to date.

5. **Approvals in accordance with the [VHAPM Part 806.3 OFOC SOP](#):**

- a. **Contracting Officer or Designee's Certification (required)**: I certify that the foregoing justification is accurate and complete to the best of my knowledge and belief.

Kenneth A. Spohn  Digitally signed by Kenneth A.
Spohn 404542
Date: 2021.06.23 14:34:18 -05'00'

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23 June 2021

Kenneth A. Spohn Signing for Gregg R. Sutcliffe
Supervisory Contracting Officer, NCO23
Network 23 Contracting Office (NCO 23)
Nebraska-Western Iowa Healthcare System – Omaha

Date