



CITY OF NOVI CITY COUNCIL
JULY 7, 2025

SUBJECT: Approval to purchase a replacement compressor for the chiller at the Public Safety Building through our currently contracted HVAC company, Systemp, in the amount of \$48,562.62.

SUBMITTING DEPARTMENT: Integrated Solutions – Facilities Management

KEY HIGHLIGHTS:

- The compressor on circuit #2 for the Public Safety Building chiller has failed beyond the point of repair.
- The chiller system is currently running at half of its capability to cool internal spaces.
- This is a one-time purchase with parts estimated to arrive in mid-July.

FINANCIAL IMPACT

	FY 25/26	Total
EXPENDITURE REQUIRED	\$ 48,562.62	\$ 48,562.62
BUDGET		
1. General Fund: Public Safety - Building Maintenance 101-301.00-934.000	\$ 48,562.62	\$ 48,562.62
APPROPRIATION REQUIRED	\$ 0	\$ 0
FUND BALANCE IMPACT	\$	\$

BACKGROUND INFORMATION:

The Public Safety building utilizes a Carrier chiller to cool internal spaces throughout the building. To accomplish this, the chiller has two circuits, each with its compressor that alternates to supply cold water to the air handling units. In extreme heat, both circuits will operate simultaneously to meet demand. While performing routine maintenance on the chiller, our contracted vendor, Systemp, noted low pressure in one of the compressors. Upon testing, a significant leak on the compressor for circuit #2 was discovered. The outside metal casing was cracked beyond the point of repair, preventing the compressor from running. The compressor must be replaced and recharged for the circuit to function correctly.

Currently, the chiller is operating on one circuit and is struggling to meet the building's cooling demands. Additionally, if this primary circuit fails for any reason, the entire building would be without any means of cooling its internal spaces. Our current contracted vendor, Systemp, has provided a quote to provide the following services. Remove the failed compressor, install a new compressor, reconnect the wiring and plumbing, perform testing, and recharge the refrigerant. All of these services and pricing are in line with the Systemp HVAC vendor contract previously approved by the City Council.

RECOMMENDED ACTION: Approval to purchase a replacement compressor for the chiller at the Public Safety Building through our currently contracted HVAC company Systemp in the amount of \$48,562.62.



Proposal

Jun 17, 2025

Quote #: 2452

CITY OF NOVI
CITY OF NOVI FINANCE DEPARTMENT
NOVI, MI 48375

Subject: Chiller Repairs - Compressor Replacement

Location: POLICE DEPARTMENT

Attn: Matt Turco
mturco@cityofnovi.org

Thank you for allowing Systemp Corporation the opportunity to furnish our proposal for your review. Our quote will include all labor, materials, equipment, and subcontractors to complete the above project according to industry standards and practices.

SCOPE OF WORK

Recover existing refrigerant from the chiller system

Disconnect and remove the failed compressor from the chiller unit

Inspect piping, electrical connections, and mounting base for any signs of damage or wear

Install new replacement compressor, ensuring proper alignment and secure mounting

Reconnect all piping, electrical wiring, and control connections

Replace filter drier and perform system evacuation to remove moisture and non-condensables

Pressurize system and check for leaks using approved leak detection methods

Recharge system with correct refrigerant charge per manufacturer specifications

Test run the chiller and verify proper operation of the new compressor

Record operating pressures, temperatures, amperages, and report any irregularities

\$48,562.62

Total Proposal as Outlined Above.....

Sincerely,
Benjamin Ostrander

3355 Bald Mountain Rd, Suite 10, Auburn Hills, MI 48326