

Sole Source Single Source Standardization Request and Justification Form

The Villages®
Community Development Districts
Purchasing

Date:	Aug 26, 2022	Source Type:	Single Source Standardization	District:	Multiple Districts (see comments)
Requested By:	Brittany Wilson		Requesting Department: Admin		
Commodity / Service:	VCCDD and SLCCD Gate Maintenance and Software Support				

A Sole Source purchase is defined as a non-competitive purchase of supplies, equipment and contractual services that is either: the only item that will produce the desired results; or is available from only one source of supply who possesses the unique and singularly available capability to meet the requirement of the solicitation (such as technical qualifications, ability to deliver at a particular time, or services from a public utility). A Single Source Standardization purchase is when there is functional or performance requirements and there is only one economically feasible product for that purchase; however, there may be multiple sources to purchase from. Per State Statute, all Sole Source requests must be publicly posted for seven (7) business days.

VENDOR/MANUFACTURER INFORMATION

Company Name:	Integrated Fire and Security Solutions(IF	Company Address:	4615 Parkbreeze Court, Orlando, FL 32808		
Contact Name:	Timothy A. Levell, Account Mgr.	Phone #	407-371-7507	Email:	Tlevell@IFSSI.com

JUSTIFICATION

1. Describe all products and/or services to be procured under this exemption:

The services provided under the auspices of Gate Maintenance and Software Support include the initial conversion of hardware at the physical gate locations to Software House C-Cure 9000 controllers. Following the conversions of all hardware, the District would begin utilizing Software House C-Cure licensing to issue gate cards, run reports and general management of the controlled access system. This system will be installed at all existing gates under the ownership of the Village Center Community Development District, Sumter Landing Community Developer and the Developer. Additionally, the Developer will be installing this configuration at all newly constructed gates in The Villages. Integrated Fire and Security Solutions (IFSS) is an authorized agent for Software House products. The Software House business of Sensormatic Electronics, LLC (Software House) recognizes IFSS as an authorized integrator that is qualified to install, service and maintain the Software House products.

2. Briefly explain why it is in the best interest of the District to exempt this procurement from competition:

At the inception of the existing gate software/hardware, the database sufficiently supported the population in The Villages. As growth continued year after year in concert with the volume of card reads at the gates, the incoming data began to overburden and, at times, exceed the capacity of the software database. The District has identified Software House C-Cure as a viable alternative to replace the existing software. This software provides a robust and expandable access control system. The capacity of the database is capable of storing 1 million gate cards and it is administered through one centralized database. An additional benefit to Software House C-Cure is that the software is compatible with nearly all existing peripheral equipment at the gate locations – motors, readers, arms, loops, network electronics etc. In addition, all gate cards issued by the District will continue to work.

3. What steps were taken to verify that these features are not available elsewhere?

Other brands/manufacturers were examined (please list name and phone numbers, and explain why they are not suitable for use by the District- attach additional pages as necessary, do not leave blank):

Staff has continuously worked with the existing software provider, Win-DSX, about expansion of the database, but ultimately the only way to accomplish this is to add additional readers to each gate location at approximately \$3,000 each. The current gate card readers have a capacity of 64,000, so one additional panel would double the capacity to 128,000. Ultimately, the District foresees the need to have three panels at each location to accommodate growth, which is a costly endeavor for a substandard solution. See backup justification.

Other vendors were contacted (please list names and phone numbers, and explain why those contacted would not meet the needs of the District - attach additional pages as necessary, do not leave blank):

See backup justification.

4. Attach documentation from the manufacturer certifying the vendor selected is the only distributor/dealer/contractor for the products or services in question and/or holds the production, unique capability, copyrights, trademark, and/or patent to the item, and check the following applicable statements:

- ☐ Patent, copyright or unique design restrictions (*Sole Source*) *Attach verification from Manufacturer*
- ☐ Proprietary rights in technical data and/or product formulations (e.g. cleaning compounds, lubricating oils, paint, etc.), which can only be determined through extensive laboratory analysis and examination (*Sole Source*) *Attach verification from Manufacturer*
- ☐ Only producer, such as utility supplier or construction material supplier, that will meet the specialized needs of the department or perform the intended function (*Sole Source*) *Attach verification from Manufacturer*
- ☒ Direct replacement parts, equipment or supplies that must be compatible with original equipment already installed but available only from the original equipment manufacturer. Most manufacturers have more than one dealer or distributor for their products. When this is the case, competition between dealers and/or distributors may be possible, eliminating the "sole or single source" restriction (*Single Source*) *Attach verification from Manufacturer*
- ☐ When tests and/or demonstrations of equipment, supplies, part, etc. under actual operating conditions reveal superior quality, performance, design or other characteristics in a product(s), which is available from only one source. Testing must be performed as often as practical (*Single Source*) *Attach verification from Manufacturer*
- ☒ Maintenance, repair services or warranty which require specialized test equipment, procedures, and technical expertise available only from the original equipment manufacturer or authorized/ licensed dealer/ field service representative (*Single Source*) *Attach verification from Manufacturer*
- ☐ The part(s)/equipment are required to permit standardization (*Standardization*)
Must provide justification. For brand-specific items, quotes should still be obtained
- ☐ Other: None or some of the above apply. *Detailed explanation and justification for this sole source/single source standardization request must be attached to this form*

Requested By: Brittany Wilson

Date: Aug 29, 2022

Approvals:

1. 
Department Director _____ Date _____

2.  8/29/22
Purchasing Director _____ Date _____

3. Kenneth Blocker 08/29/2022
District Manager _____ Date _____

**Rejected
Incomplete**

Additional Information Needed
(see comments below)

Date Rejected: _____

Date Rejected: _____

Date Rejected: _____

Comments: _____

Board Approved: ☐ Yes ☐ No Date: _____