ATTACHMENT A
SOLE SOURCE FACILITY JUSTIFICATION TRANSMITTAL

Public Contract Code section 3400 provides, in pertinent part, that:

"(a) The Legislature finds and declares that it is the intent of this section to encourage contractors and manufacturers to develop and implement new and ingenious materials, products, and services that function as well, in all essential respects, as materials, products, and services that are required by a contract, but at a lower cost to taxpayers.

(b) No agency of the state, nor any political subdivision, municipal corporation, or district, nor any public officer or person charged with the letting of contracts for the construction, alteration, or repair of public works, shall draft or cause to be drafted specifications for bids, in connection with the construction, alteration, or repair of public works, (1) in a manner that limits the bidding, directly or indirectly, to any one specific concern, or (2) calling for a designated material, product, thing, or service by specific brand or trade name unless the specification is followed by the words "or equal" so that bidders may furnish any equal material, product, thing, or service. In applying this section, the specifying agency shall, if aware of an equal product manufactured in this state, name that product in the specification. Specifications shall provide a period of time prior to or after, or prior to and after, the award of the contract for submission of data substantiating a request for a substitution of "an equal" item. If no time period is specified, data may be submitted any time within 35 days after the award of the contract.

(c) Subdivision (b) is not applicable if the awarding authority, or its designee, makes a finding that is described in the invitation for bids or request for proposals that a particular material, product, thing, or service is designated by specific brand or trade name for any of the following purposes:

(2) In order to match other products in use on a particular public improvement either completed or in the course of completion."

Weathermatic Flow Communications

This is a sole source procurement because:

- ☐ This is a sole provider of items compatible with existing equipment or systems.
- ☑ This is a sole provider of items compatible with existing equipment or systems.
- ☐ This is a sole provider of factory-authorized warranty service.
- ☐ This is a sole provider of goods or services that perform a unique function in order to meet the specialized needs of the District. Please provide specific detail below.

  The District's Irrigation Center Control system is currently Weathermatic Smartlink. Communication between Smartlink and another brand would not be compatible.

- ☑ There are overriding circumstances which negate the benefit of compliance with applicable code and District policy regarding competitive bidding processes. Below are specific details below as to what those circumstances are, and why this sole source procurement would be in the best interest of the District.

The District's irrigation control system is Weatehrmatic Smartlink which allows the landscape team to manage and control all campus irrigation systems. The risk factors and challenges stated below present overriding circumstances which would negate the benefit that any competitive bid could offer:

- Risk of other brand weather sensors not being compatible and damaging landscape.
- Potential for system incompatibility and/or failure to integrate with the Weathermatic Smartlink software.
- Cost of removal, disassembly and replacement of existing irrigation systems throughout all campuses.
- Cost of additional training of staff on new software and equipment.

Weathermatic is the sole manufacturer of the District's irrigation central control system, its affiliated franchises are the exclusive providers of the equipment, services and maintenance required to support the irrigation system.

What steps were taken to verify that these goods or services are not available elsewhere?

See Supplier and Contractor Information Page Below For Contact Details.
Each vendor was asked whether or not their firm could provide service, maintenance and monitoring to the Weathermatic Flow Communications without removing, replacing or otherwise modifying the current equipment?

This is a restricted brand or trade name, and no substitutions are allowed because:

☑ The requested product is an integral repair part or accessory compatible with existing landscaping and irrigation systems.

Equipment/System:	Weathermatic Flow Communications
Manufacturer/Model Number:	SL-AIRCARDFLOW

☑ The District has standardized on the requested product, and use of another brand/model would require considerable time and funding to evaluate or implement. Please provide details below:

The District has standardize on the Weathermatic Smartlink irrigation control system. Only Weathermatic Flow Communications are compatible with the Smartlink technology.

Supplier or Contractor Information:

Weathermatic
3301 W Kinglsey Rd
Garland, TX 75041
(972)278-6131

RECOMMENDATION

Sufficient evidence has been provided upon which the Board can find that the exception found in Public Contract Code section 3400 (c) (2) applies to the identified product(s). Approve a finding to authorize use of the above stated exception for Flow Communications in the MiraCosta Design Standards Manual for all the projects in the MM program. Require that said finding be included in all pertinent bid/proposal documents for those projects where such product(s) will be used.

SIGNATURE:

Tom Macias, Facilities Director — **Date** 9/14/18

Geoff Bachanas, PMO Director — **Date** 9/17/18

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ATTACHMENT B
SOLE SOURCE ARCHITECT/ENGINEERING JUSTIFICATION SUMMARY REPORT TRANSMITTAL

September 1, 2018

Re: Weathermatic Flow Communication

Within the Design & Construction Standards MiraCosta CCD has identified or designed various proprietary systems or products that meet specific District performance requirements, allow for seamless integration into existing systems, provide ease of maintenance, and afford a lower total cost of ownership. In these instances, the District is requesting that these systems and products shall be provided without substitution. The following Specification Section 32 84 00 is one that meets these special requirements.

Our experience working with other Colleges and Universities shows that single sources for some materials, products, equipment, and systems is a common approach to achieving best value.

We have reviewed the facility justification transmittal for the above-referenced item and believe that the District's sole-sourcing of this specification section meets the requirements for District's benefit as described above.

Sincerely,

Joe Sion
Associate Principal/Senior Manager

523 W 6th Street #245
Los Angeles CA 90014

How To Specify

- SmartLink Specifcations

SMARTLINK AIRCARDS		SMARTLINK NETWORK SERVICE PLANS		SMARTLINK NETWORK WARRANTY	
MODEL	DESCRIPTION	YEAR	DESCRIPTION	MODEL	DESCRIPTION
SL-AIRCARD	SmartLink Aircard	1, 2, 3, 5 or 10 (years)	Software Services, Cloud Storage & Unlimited Updates	W	Covers Aircard, Controller, and Weather Station from Lightning, Theft, and Physical Damage for One Year.
SL-AIRCARD-FLOW	SmartLink Flow Aircard	1F, 2F, 3F, 5F or 10F (years)	Software Services, Cloud Storage & Unlimited Updates		

Categories: How to Specify, SmartLine, SmartLink

Technical Specifications

SMARTLINK WIRELESS LANDSCAPE NETWORK

SMARTLINK WIRELESS LANDSCAPE NETWORK Shall be compatible with indoor and outdoor suitable modular weather based controllers, configurable in 4, 8, 12, 16, 20, 24, 36 and 48 stations through the addition of 4 or 12 station modules, and equipped with on-site weather monitors with adjustable rain sensors.

CONSTRUCTION: Connectivity to controllers shall be through a cellular Aircard via RJ-11 phone line connection in the controller. Aircard shall be weatherproof for indoor or outdoor mounting with antenna included; optional high gain antenna.

OPERATION:

- Shall be internet based application with no software to be applied on internet appliance
- Unlimited data, unlimited number of users, and unlimited sites with no training, long term contracts or software required.
- Shall allow all controller programming functions to be accomplished through the manufacturers Web interface.
- Internet appliance can be a desktop computer, laptop computer, computer tablet and/or a smart phone with internet capability
- Communication from the internet appliance to the controller will consist of a compound network utilizing cellular, wireless and conventional connections.
- Application servers shall have on-site supervision by a data center with 365/24/7 operation such as Amazon Cloud Servers. Application servers shall be located in multiple regions to assure total up-time in case of catastrophic failure in a region.
- Shall have multi-level security with secure login and password is provided through the web application to assure data security. Users can be assigned specified privileges varying from Read Only to Standard user.
- Shall manage multiple groups with multiple sites with multiple controllers from a single internet appliance.
- Users can view all sites through a dashboard overview capable of including alerts for fault conditions including key system performance aspects: electrical, hydraulic, and communications.
- Automated email alerts for remote electrical diagnostics.
- Point and click website navigation including Smart Search, header bar menus, and next/previous buttons.
- Global commands enable multiple sites to be selected from a single screen to perform a single operation including: System Off, System On, Rain Delay, and Clear Faults.
- Shall enable remote control operation through any mobile smart phone, computer tablet, or other mobile internet appliance.

WARRANTY: Manufacturer's warranty shall cover defects in materials and workmanship plus lightning; Optional Total Equipment Protection Warranty shall cover control system for lightning, theft, and physical damage for the length of service.

OPTIONS: Optional Premium Custom Reporting package provides graphical view of water usage relative to historical benchmarks and calculated evapotranspiration based on the site location and irrigation area.

Weathermatic®
3301 W. Kingsley Road
Garland, Texas 75041-2207
888-484-3776 Fax: 972-271-5710
www.weathermatic.com