

THE JUDICIARY, STATE OF HAWAII
NOTICE AND REQUEST FOR SOLE SOURCE

TO: Chief Procurement Officer

FROM: Facilities Management

Name of Requesting Division/Program

Pursuant to HRS § 103D -306 and HAR Chapter 3-122, Subchapter 9, The Judiciary requests sole source approval to purchase the following:

1. Describe the goods, services or construction to be procured:

Repair and maintenance service contract for the air conditioning computerized system which covers the Automated Logic's WebCTRL System at Ka'ahumanu Hale

2. Vendor/Contractor/Service Provider Name:

Island Controls, Inc.
4355 Lawehana Street #1
Honolulu, HI 96818

3. Amount of Request:

\$9,239.25 plus tax

4. Term of Contract (shall not exceed 12 months), if applicable:

From: 05/01/2025

To: 04/30/2026

5. Prior Judiciary Procurement Sole Source No.
(if applicable):

6. Describe in detail the following:

a. The unique features, characteristics, or capabilities of the goods, service or construction.

Ka'ahumanu Hale uses Automated Logic Web CTRL products for its air conditioning computerized system. Automated Logic Controls' reputation as provided by Island Controls, Inc is predicated upon providing building automation systems which are intuitively designed, feature rich, extremely powerful, and provide many years of reliable operation. Building automation systems covers all aspect of our product including design, engineering, programming, installation, start-up and warranty. This includes ALC hardware/software sales, warranty support of ALC systems and factory training. Island Controls' local expertise and resources, combined with the company's access to Island Controls' engineering resources and support reassures that the Judiciary will continue to have access to their expertise and support. We require our maintenance contractor to be authorized by our controls manufacturer, Automated Logic (ALC). For reasons of safety, health, energy efficiency, it is prudent to avoid consequent uncertainties and complications of introducing vendors not authorized the by our equipment manufacturer.

b. How the unique features, characteristics or capabilities of the goods, service or construction are essential for the department.

The Automated Logic WebCTRL system has been programmed to control the air conditioning systems which helps reduce energy usage. Because the Automated Logic WebCTRL system are programmable, building operators can pre-program building functions such as the temperature to meet specific criteria, increasing efficiency while maintaining occupancy comfort. Real-time equipment failure or service interruption alerts allow for quicker response and resolution of minor concerns before they become significant issues. Building supervisors no longer have to physically go to the site location to begin repairs. ALC's reputation is predicated upon providing building automation systems which are intuitively designed, feature rich, extremely powerful, and provide many years of reliable operation.

7. Describe the efforts and results in determining that this is the only vendor/contractor/service provider who can provide the goods, services or construction:

Per the attached sole source letter Island Controls, Inc. is an ALC (Automated Logic) Distribution Regional Partner and solely responsible for all aspects of the ALC products and services. They were selected because vendor is the only company in the State of Hawaii that is authorized, certified, and trained to provide designing, engineering, programming, installing, start-up and warranty for maintaining the existing ALC WebCTRL system. Island Controls' staff are factory trained and will provide all the ALC software and hardware tech-tips and updates from the factory. Vendor services includes all Software and Upgrades, these are important to keep the system operational. As with all computer systems, and especially the system which controls the air conditioning systems helps reduce energy usage, these updates and upgrades along with periodic system maintenance and backup provides the Judiciary with a continuously operational system.

8. Alternate source. Describe the other possible sources for the goods, services, or construction that were investigated but did not meet the department's needs.

Automated Logic (ALC) products and services are solely represented in the State of Hawaii by Island Controls. They are responsible for all aspects of our product including design, engineering, programming, installation, start-up and warranty. This includes ALC hardware/software sales, warranty support of ALC systems and factory training.

No other vendor will meet our needs in order to be able to repair and maintain the existing ALC products that are currently installed in our automated air conditioning system or provide the necessary technical assistance or any other support in order to maintain and service the existing computerized system.

8. Identify the primary responsible staff person(s) conducting and managing this procurement. (Appropriate delegated procurement authority and completion of mandatory training required).

*Point of contact (Place asterisk after name of person to contact for additional information).

Name	Division/Program	Phone Number	email address
Mark Santoki	Acting First Circuit / DCCA	539-4205	Mark.M.Santoki@courts.hawaii.gov
Kaili Soon*	Facilities Management Manager	539-4005	Kaili.B.Soon@courts.hawaii.gov

Department shall ensure adherence to applicable administrative and statutory requirements, including HAR chapter 3-12, Subchapter 15, Cost Pricing Data, if required.

All requirements/approvals and internal controls for this expenditure is the responsibility of the Division/Program. I certify that the information provided above is, to the best of my knowledge, true and correct.

/s/ Lori Okita

Department/Division/Program Head Signature

3/03/2025

Date

For Chief Procurement Officer Use Only

Date Notice Posted: _____

Inquiries about this request shall be directed to the contact named in Item 8. Submit written objection to this NOTICE OF REQUEST FOR SOLE SOURCE within seven (7) calendar days, or as otherwise allowed, from the Date Notice Posted to:

Chief Procurement Officer – The Judiciary
Financial Services Department
Contracts & Purchasing Office
1111 Alakea Street, 6th Floor
Honolulu, Hawaii 96813-2807

Chief Procurement Officer (CPO) Comments:

☐

Approved

☐

Disapproved

☐

No Action Required

Chief Procurement Officer Signature

Date



January 13, 2025

Reference: Island Controls, ALC Distribution Regional Partner

To whom this may concern,

Automated Logic (ALC) products and services are solely represented in the State of Hawaii by Island Controls. They are responsible for all aspects of our product including design, engineering, programming, installation, start-up and warranty. This includes ALC hardware/software sales, warranty support of ALC systems and factory training. Island Controls has been an authorized dealer of Automated Logic Corporation (ALC) since 1998 and continues to demonstrate its expertise through the successful completion of a wide range of challenging control projects.

ALC's reputation is predicated upon providing building automation systems which are intuitively designed, feature rich, extremely powerful, and provide many years of reliable operation. Island Controls' local expertise and resources, combined with the company's access to Island Controls' engineering resources and support, will hopefully be of substantial reassurance to you.

If you have any questions, please feel free to e-mail me at chad.best@carrier.com. I hope you will give Island Controls the opportunity to serve you.

Sincerely,

A handwritten signature in black ink, appearing to read "Chad Best", with a long horizontal line extending to the right.

Chad Best
Region Sales Manager
West Coast US