



EOB HVAC Renovation

(P361103)

Category	General Government	Date Last Modified	11/17/25
SubCategory	County Offices and Other Improvements	Administering Agency	General Services
Planning Area	Rockville	Status	Final Design Stage

EXPENDITURE SCHEDULE (\$000s)

Cost Elements	Total	Thru FY25	Est FY26	Total 6 Years	FY 27	FY 28	FY 29	FY 30	FY 31	FY 32	Beyond 6 Years
Planning, Design and Supervision	393	393	-	-	-	-	-	-	-	-	-
Construction	3,972	3,972	-	-	-	-	-	-	-	-	-
Other	7	-	7	-	-	-	-	-	-	-	-
TOTAL EXPENDITURES	4,372	4,365	7	-	-	-	-	-	-	-	-

FUNDING SCHEDULE (\$000s)

Funding Source	Total	Thru FY25	Est FY26	Total 6 Years	FY 27	FY 28	FY 29	FY 30	FY 31	FY 32	Beyond 6 Years
G.O. Bonds	4,105	4,098	7	-	-	-	-	-	-	-	-
PAYGO	123	123	-	-	-	-	-	-	-	-	-
Recordation Tax Premium (MCG)	144	144	-	-	-	-	-	-	-	-	-
TOTAL FUNDING SOURCES	4,372	4,365	7	-	-	-	-	-	-	-	-

APPROPRIATION AND EXPENDITURE DATA (\$000s)

Appropriation FY 27 Request	-	Year First Appropriation	FY20
Appropriation FY 28 Request	-	Last FY's Cost Estimate	4,372
Cumulative Appropriation	4,372		
Expenditure / Encumbrances	4,365		
Unencumbered Balance	7		

PROJECT DESCRIPTION

The funding provides for the interim chiller replacement.

LOCATION

101 Monroe St. Rockville, Maryland.

ESTIMATED SCHEDULE

Chiller replacement equipment purchase programmed for FY23 with construction and installation expected in FY24.

PROJECT JUSTIFICATION

The Executive Office Building was built in 1979, and its HVAC system is over 40 years old. In 2006, the Department of General Services hired a consultant (URS Inc.) to conduct a condition assessment study to identify the condition of the HVAC system. The outcome of this study indicated that all equipment and components have reached the end of their economic life expectancy. Moreover, the existing all-electric heating system is highly inefficient and is costly to operate. The consultant study recommended that the entire HVAC system be redesigned with state-of-the-art technology, highly-efficient equipment, and be replaced in its entirety.

FISCAL NOTE

In FY23, supplemental in G.O. Bonds for the amount of \$3,972,000.

COORDINATION

Department of General Services, City of Rockville, Office of the County Executive, Department of Technology and Enterprise Business Solutions, Department of Finance, Montgomery County Fire and Rescue Service, Department of Human Resources, Office of Management and Budget, Department of Transportation, Washington Gas, WSSC Water, and Pepco.