



Procurement Management Department

Commission Agenda Staff Report

Date: June 16, 2026

Resolution No.: 2026-XX

To: Mayor and City Commission

From: Darvin Williams, City Manager

Prepared By: Shereece George Depusoir, Chief Procurement Officer

Agenda Title: Resolution Approving and Authorizing an Agreement for Guaranteed Energy Performance Contracting Services with Leopardo Energy PLLC and Leopardo Construction, Inc.

Background

The City of North Miami Beach is committed to responsible stewardship of public resources, operational excellence, environmental sustainability, and the long-term resiliency of municipal facilities and infrastructure. And sought to identify and implement energy conservation measures, facility improvements, and operational efficiencies that reduce utility consumption, lower operating costs, improve building performance, and extend the useful life of public assets.

The City of Cleveland advertised and awarded solicitation No. AR2410 Public Safety Energy Improvements to Leopardo Energy PLLC and Leopardo Construction, Inc ("Leopardo"), through Ordinance No. 723-2025 by the City of Cleveland Council on August 13, 2025, subsequently entering into an agreement with Leopardo effective October 9, 2025, ("Piggyback Contract").

Leopardo will provide comprehensive turnkey services including facility assessments, investment-grade energy audits, architectural and engineering design, implementation planning, construction management, procurement, financing, installation, commissioning, training, measurement and verification, maintenance services, and overall project management. They will conduct detailed technical evaluations of City facilities and infrastructure to identify opportunities for energy, water, and operational savings through the installation of energy-efficient equipment, systems, and technologies.

The result is a guaranteed savings program whereby the projected reductions in utility and operational costs are contractually guaranteed to equal or exceed the costs associated with the implementation and financing of the approved energy conservation measures with financing for the project may be structured over a term not exceeding twenty (20) years or the average useful life of the implemented improvements, whichever is less, with annual payments supported by verified savings generated through the program. Leopardo shall reimburse the City for any shortfall between the guaranteed savings and the actual verified savings achieved during the term of the agreement.

Recommendation

The program provides the City with an opportunity to modernize public facilities, enhance energy resilience, improve operational reliability, reduce deferred maintenance needs, and generate measurable long-term cost savings without increasing the immediate financial burden on taxpayers.

The Chief Procurement Officer recommends that the City Commission approve and authorize the City Manager or designee to execute an agreement with Leopardo Energy PLLC and Leopardo Construction, Inc. for a guaranteed energy savings program.

Fiscal Impact

There is no initial capital expenditure required by the City for project assessment, audit, or development activities. Project implementation costs will be financed through a guaranteed energy savings model, whereby verified reductions in utility and operational expenses are contractually guaranteed to offset project costs over the term of the agreement.