



## AGENDA REPORT

**Meeting Date:** September 23, 2008  
**Item Number:** F-13  
**To:** Honorable Mayor & City Council  
**From:** Alan Schneider, Director of Project Administration  
**Subject:** ACCEPTANCE OF CONTRACT WORK FOR THE CENTRAL PLANT CHILLER REPLACEMENT BY AIR CONDITIONING SOLUTIONS, INC. IN THE FINAL CONTRACT AMOUNT OF \$769,181.39  
**Attachments:** None

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### **RECOMMENDATION**

It is recommended that the City Council accept the described contract work with Air Conditioning Solutions, Inc. and authorize the recordation of the Notice of Completion.

### **INTRODUCTION**

In accordance with the contract documents the project requires final acceptance of the contract work by the City Council and authorization to record the Notice of Completion with the County Recorder.

### **DISCUSSION**

On January 29, 2008, a contract was awarded on the basis of sealed, competitive bids received after public advertising and public bid opening for the Central Plant Chiller Replacement project. The contract, which was awarded to Air Conditioning Solutions, Inc. consisted of replacement of the existing McQuay chillers with two new chillers utilizing the state of art energy efficient Turbocor compressor technology; install variable speed drives on the Central Plant chilled water pumps; reconfigure the existing chilled water piping to allow for dedicated pumps for each chiller; and integrate the chiller control interface into the existing Honeywell Automation System.

Besides addressing the aging Central Plant equipment and the need to replace it with reliable equipment to provide necessary cooling for the Civic Center campus, this project will result in a significant reduction in energy consumption and costs. Furthermore, this project qualifies for rebates through Southern California Edison (SCE).

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Energy Innovation Group (EIG) operates the Management Affiliates Program (MAP) for the SCE. The MAP program provides rebates for energy projects with qualifying technologies. EIG has determined that this project qualifies for a rebate amount of \$62,000 for the work completed in the contract.

In addition to the rebate, it is estimated the annual energy savings resulting from this project is approximately \$60,000 based on the initial electric bills received after installation of the new chiller equipment.

Field inspection by Public Works & Transportation Facilities Division, Project Administration, and Building & Safety staff during and upon completion of the work has assured that the work was performed according to, and in compliance with, the contract documents for this project, the requirements of the Municipal Code and all other applicable codes.

**FISCAL IMPACT**

The original contract was awarded in the amount of \$667,005. Three change orders were issued during this project, in the amount of \$102,176.39 for additional control equipment and repairs to the cooling tower not included in the original bid. Included in the total change order amount is \$77,120 approved by the City Council on May 6, 2008, for additional cooling units in the Data Center and in the electrical equipment room that houses the uninterruptible power supply (UPS). The final contract amount is \$769,181.39

The amount paid on the contract to date is \$697,351 with the balance of \$71,830.39 due to be paid 30 days after the recordation of the Notice of Completion.

  
FOR David D. Gustavson APPROVED  
Approved By