

**TOWN OF PRESCOTT VALLEY
REQUEST FOR COUNCIL ACTION
Date: June 3, 2010**

SUBJECT: Civic Center HVAC Control System Upgrade, CIP# F218

SUBMITTING DEPARTMENT: Public Works

PREPARED BY: Ken Stanton, Public Works Operations Manager, for
Norm Davis, P.E., Public Works Director

AGENDA LOCATION: Comments/Communications , Consent , Work/Study ,
New Business , Public Hearing , Second Reading

ATTACHMENTS: a) Pueblo Mechanical & Controls Inc. Quotation b) Mohave Educational Services
Cooperative Contracts (on file at the Town Clerk's office)

SUMMARY BACKGROUND: In 2006, the Public Works Department began pursuing the upgrade of the electronic control system used for Heating and Air Conditioning in the Civic Center. In the budget year 2007/2008, money was budgeted to enable us to begin this upgrade on two floor levels of the building and to carry forward the project in the following budget year. In October of 2007, the Public Works Department solicited Request for Proposals (RFP) to start the upgrade. The RFP was canceled and no further action was taken due to the economic conditions that unfolded at that point.

This program is to upgrade the control system on the Civic Center HVAC units to enable us to actively manage the utility cost of the structure and to use set-backs and more natural gas to maintain the building comfort while realizing substantial cost savings in operating the building. Preliminary numbers have shown that the proper usage of this system could result in a payback of the cost in a 5-year period. The system currently in use is proprietary and also obsolete and we are no longer able to buy replacement parts for maintenance. It also does not use set-back timings and active management to enable us to realize the cost benefits of maintaining the space temperatures only during occupied hours.

Last year, with the assistance of the Community Development Department, we were able to secure a grant under the Energy Efficiency and Conservation Block Grant through the Department of Energy under American Reinvestment and Recovery Act (ARRA) funding to allow us to proceed with this project.

The Public Works Staff reviewed three proposals provided by companies through the State Department of Administration and the Mohave Educational Services Cooperative Contracts for these services. As a member, the Town of Prescott Valley is eligible to purchase through these contracts. After reviewing the proposals and checking references, it was decided to offer Pueblo Mechanical & Controls Inc. the contract. This contractor has done a substantial amount of work with the Humboldt Unified School District and they very highly recommended this firm.

Included in their proposal is the software and computer to run the system, retrofitting of the 81 Variable Air Volume Control systems in the building, updating all temperature sensor units, installation of new control systems on the five HVAC systems on the building, onsite training of staff, and a two-year warranty on the system. The Federal ARRA grant will cover the total cost. Full system conversion completion is anticipated by September 15th.

This program would address the current years' goal for reducing energy cost while enabling the Public Works Department to improve the comfort level of all work areas in the Civic Center.

OPTIONS ANALYSIS: For discussion only.

ACTION OPTION: For discussion only.

RECOMMENDATION: For discussion only.

FISCAL ANALYSIS: This project would be funded by the grant from the Energy Efficiency and Conservation Block Grant through the Department of Energy under ARRA funding. No further Town funding would be required.

Table 1 STREETS (HURF) FUND

HVAC Control System - Civic Center		
HTE Code(s): 290-9500-700-7410		Finance Proj. # GN1001
FISCAL YEAR 2010/2011	Approved Budget: \$95,000.00 Expended & Encumbered: \$0.00 Contract: <u>-\$88,276.99</u> < (this action) Balance: \$6,723.01	FISCAL YEAR 2010/2011

REVIEWED BY:

Management Services Director _____ Town Clerk _____

Town Attorney _____

Town Manager _____

COUNCIL ACTION:

Approved Denied Tabled/Deferred Assigned to _____