Request for Proposal 1415-123

Carson City, Nevada Performance Contract for Energy/Operating Cost Saving Measures

Status Update: June 2, 2016



LATE MATERIAL

Item # 21 D & E Meeting Date: 06/02/16



Explanation

- Getting authority to move forward obtaining project financing.
- Multiple options based on amounts of QECB financing received.
- All options are self funding.
- The resolution is requesting approval to move forward at the maximum project value.
- Final project value is based on amount of Qualified Energy Conservation Bonds received.
- This will return to the Board for final approval in July.



Project Development Schedule Milestones

•	RFP 1415-123 Performance Contract for Energy Savings	January 9, 2015
•	RFP Responses Due	February 12, 2015
•	Short List Interviews / Ameresco Selected	April 21-23, 2015
•	3rd Party Engineer Contract – Pre Audit Kick-off	July 22,2015
•	Audit Agreement Approval	October 1,2015
•	30% Audit Report Delivered to City	November 16, 2015
•	60% Audit Report Sent to Governor's Office of Energy	December 21, 2015
•	90% Audit Report Delivered to City	February 29, 2016
•	100% Audit Report and Contracts to Board	May 19, 2016
•	100% Audit Report and Contracts to Board Energy Savings Performance Contract Negotiations Complete	May 19, 2016 May 27, 2016
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•	Energy Savings Performance Contract Negotiations Complete	May 27, 2016
•	Energy Savings Performance Contract Negotiations Complete BOS: Meeting on Financing and QECB Resolutions	May 27, 2016 June 2, 2016
•	Energy Savings Performance Contract Negotiations Complete BOS: Meeting on Financing and QECB Resolutions 100% Audit Report Submitted to Governor's Office of Energy	May 27, 2016 June 2, 2016 June 27, 2016
•	Energy Savings Performance Contract Negotiations Complete BOS: Meeting on Financing and QECB Resolutions 100% Audit Report Submitted to Governor's Office of Energy BOS: Energy Savings Performance Contract Approval	May 27, 2016 June 2, 2016 June 27, 2016 July 21, 2016



Project Scope and Investment Depend on Finance Rate

- Base Scenario Financed Amount @ 3.5% Interest Rate: \$3,695,946
- Scenario 2 Financed Amount @ 2.0% Interest Rate: \$4,367,605
- Scenario 3 Financed Amount @ 1.0% Interest Rate: \$5,373,393
- Note: Interest Rate and Self-funded Project Size Improves Proportional to the Amount of Qualified Energy Conservation Bond Financing Secured
- Scenario 2 Assumes \$3.1M of QECB's
- Scenario 3 Assumes \$5.1M of QECB's
- The Resolution is Asking for Approval of A Maximum Project Value Sized to Fund the Maximum Project



Proposed ECM Matrix for 2% and 1% QECB Financing

×	e Scenario at 3.5% - Project Financing of \$3,695,94 Scenario #2 at 2.0% - Estimated Project Cost \$4,367,605 Scenario #3 at 1.0% - Estimated Project Cost \$5,373,393	6	novation Center				blic Works A-D	lding 2 (Fleet)	lding 3 (Sand Barn) Idine 7	Iding 9	lding 11	lding 13	ex		Fire Station 52 and Fire Training Building		Resources	tion Building		Juvenile Detention Center and Juvenile Court			tion Building		Mills Park Complex / Marv Teixeira Pavilion	nplex	rts Complex	et Lighting
	ote: 🗙 is incremental to Black Xs' and Red X's are Incremental to Black X's	Aquatic Facility	Building Resource Innovation	Cemetery	City Hall	Community Center	Corporate Yard: Public Works A-D	Corporate Yard: Building 2 (Fleet)	Corporate Yard: Building 3 (Sand Barn) Corporate Yard: Building 7	Corporate Yard: Building	Corporate Yard: Building	Corporate Yard: Building	Court House Complex	Fire Station 51	Fire Station 52 and	Fire Station 53	Health and Human	Juvenile Administration Building	Juvenile Annex	Juvenile Detention	Carson City Library	Senior Center	Sheriff's Administration Building	Sheriff's Dispatch	Mills Park Complex	Centennial Park Complex	Pete Livermore Sports Complex	Fairview Drive Street Lighting
ECM	1: Interior & Exterior Lighting Retrofits																											
1.1	Interior LED Lighting and Controls	Х	Х	Х	Х	Х	Х	4	X	X		X	Х	Х	х	_	х	_	Х	Х	Х	Х	Х	_	_	_	Х	4
1.2	Exterior LED Lighting and Controls	Х	х	Х	х	Х	Х	_	X	X		х	X	х	Х	х	x	Х	х	Х	Х	Х	х	X	х	X	Х	\perp
1.3	Can Lighting LED Retrofit												х															
	2: Boiler Replacement																											
2.1	Install high-efficiency condensing boilers	Х			х								х															
ECM	13: Energy Management System Upgrades & Retro-Commissioning	5																										
3.1	Upgrade existing IBEX controllers to BACtalk	Х			Х			Т		Г				Х			Т	Т								Т	Т	Т
3.2	Global controller upgrade and network connection	Х			Х	х	Т	Т		Т			Х	Х	х	х	Т	х	Т		х		Т	х	Т	Т	Т	Т
3.3	Upgrade network EMS software	Х			х	х		Т					х	х	х	х	х	х	T		х	х	х	х	T	\top	T	T
3.4	EMS front-end re-commissioning	Х			х	х							х	Х	х	х	х	х			х	х	х	х		\uparrow	+	+
3.5	Install DDC EMS control system and connect to citywide network																									\pm	+	1
3.6		Х			*								Х															\Box
	New AC/RTU Unit Controls				х																						┶	
	4: Building Envelope						_																					
4.1	Repair air leakage at building envelope penetrations		X	X	х	х	X		X	X	Х		х	X	х		х			х	х	х	х					
4.2	Repair air leakage at building windows	Х				х									Х						х							
4.3	Install weather-stripping at building doors	Х	Х	х	х	х	X	x	X	Х	Х	X	х	Х	х	X	х	х	х	х	х	х	х	х	х	X	X	
4.4	Improve compartmentalization associated with undesirable air flow infiltration								x					X		x							x					
4.5	Improve conduction and install insulation at building		х				T	Τ									Τ	Τ							T	Т		Τ
4.6	Install destratifcation fans	Х						Т									T									Т	T	T
ECM	I 5: City Hall HVAC Retrofit																											
5.1	New AC Supply Unit and VAV with reheat system				х			Т																	Т	Т	Т	Т
ECM	7: Building Dynamics																						l.	, i				
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Incremental Addition in 2% Scenario = City Hall Air Conditioning Replacement



Main Incremental Addition in 1% Scenario = Court House Boiler Replacement

ameresco.com

Thank You

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