

**CITY OF AUSTIN - AUSTIN ENERGY  
RECOMMENDATION FOR COUNCIL ACTION**

**AGENDA DATE: 11/1/2012**

**SUBJECT:** Approve issuance of a rebate to Mira Vista-PCF, Ltd. for performing comprehensive energy efficiency upgrades at Mira Vista Apartments in an amount not to exceed \$200,000.

**AMOUNT AND SOURCE OF FUNDING:** Funding is available from the U.S. Department of Energy (DOE) as a result of the American Recovery and Reinvestment Act of 2009 for the grant period of June 1, 2010 to June 1, 2013.

**FISCAL NOTE:** There is no unanticipated fiscal impact. A fiscal note is not required.

**PRIOR COUNCIL ACTION:** July 28, 2011 – Authorized contract for marketing and outreach services; April 7, 2011 – Authorized contract for an energy efficiency lending program; May 27, 2010 – Approved acceptance of a \$10,000,000 grant from the DOE; authorized interlocal agreement with the City of San Antonio to allow joint purchasing efforts for implementation of the program.

**BOARDS AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012 and the Resource Management Commission on October 16, 2012.

**FOR MORE INFORMATION:** Jeff Vice, Director, Local Government Relations, 322-6087; Fred Yebra, P.E., Acting Vice President, Distributed Energy Services, 482-5305; Stephen Leinweber, Manager, Energy Efficiency Services, at 322-6056.

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In May 2010, the City of Austin received a \$10,000,000 American Recovery and Reinvestment Act (ARRA) of 2009 grant from the U.S. Department of Energy (DOE) under its BetterBuildings program. Administered by Austin Energy, the grant's overarching mission is to increase participation in energy upgrade programs and create a sustainable market for a comprehensive, whole house approach to energy efficiency performance.

One of the goals of the grant is to expand Austin Energy's energy efficiency offerings to include a performance-based approach to energy efficiency upgrades. By incorporating diagnostic testing and energy modeling using sophisticated software, the energy savings impact of a package of improvements is more accurately predicted. Financial incentives in the form of rebates are based on predicted savings of selected upgrade measures. The higher the predicted savings, the greater the rebate.

This Request for Council Action provides incentives for performance-based upgrades in the hard to reach multi-family market. Residents living in upgraded units can expect to see a decrease in electric consumption of up to 30%. The incentives help offset the cost of a comprehensive set of upgrades including duct system sealing, attic insulation, solar screens and water saving devices. Water saving devices help reduce the need to heat water as well as reducing the overall amount of water consumed and are a new conservation measure in the multi-family program.

Austin Energy requests authorization to issue a rebate in an amount not to exceed \$200,000 for performing duct improvements and air sealing, installing compact fluorescent lighting, solar screens, water saving devices, attic insulation and water heater pipe insulation at Mira Vista Apartments, an all-electric property, in accordance with the City of Austin's Multifamily Rebate Program guidelines. This program is one element of Austin Energy's comprehensive Resource, Generation, Climate Protection Plan to 2020, approved in April 2010 by City Council, designed to reduce local air pollution through energy conservation, to reduce peak demand, and to assist customers in reducing electric consumption.

Mira Vista Apartments is located at 9601 Middle Fiskville Road, in Austin, Texas 78753. The property is comprised of 26 buildings containing 200 apartment units, with 182,080 square feet of living space. Based on the results of energy modeling, the demand (kilowatt or kW) savings associated with this energy efficiency duct sealing project is estimated at 260 kW, at a program cost of \$769 per kW saved. The avoided kilowatt hours (kWh), estimated at 562,752 kWh per year, represents a major benefit to the local environment. This project will prevent the following air pollutants from being emitted: 337.9 metric tons of Carbon Dioxide (CO<sub>2</sub>), 0.213 metric tons of Sulfur Dioxide (SO<sub>2</sub>), and 0.236 metric tons of Nitrogen Oxides (NO<sub>x</sub>).

In addition to the reduced air and toxic pollution, the project savings are also equivalent to an estimated 758,693 vehicle miles traveled, the removal of 64.7 cars from roadways, or the planting of 8,681 trees or 434 acres of forest in Austin's parks.

## RCA PROJECT FACT SHEET

Customer Name: Mira Vista Apartments  
Property Owner: Mira Vista-PCF, Ltd.  
Property Management Company: Legend Asset Management

File Number: Not assigned

Facility Address: 9601 Middle Fiskville Road, Austin, TX 78753

Customer Contact: Robbie Burns, Property Manager

Estimated Rebate: Not to exceed \$200,000

Equipment Installed: Duct improvements, air sealing, solar screens, water saving devices, compact fluorescent lighting, water heater pipe insulation

Demand Savings: 260 kW – estimated

kWh Savings: 562,752 kWh – estimated savings per year

Cost per kW: \$ 769

Estimated Project Cost: \$240,000

Estimated Completion Date: Jan 31, 2013

Site Information: All electric property, 26 buildings, 200 units with two floor plans, 182,080 square feet of living space

<div style="text-align: center;"> A U S T I N C I T Y C O U N C I L  <b>AGENDA</b> </div> <div style="display: flex; justify-content: space-around;">     </div>				
<b>Recommendation for Council Action (Purchasing)</b>				
Austin City Council	Item ID:		Agenda Number	<ITEM_OUTLINE>
Meeting Date:	November 1, 2012			
Department:	Purchasing			
Subject				
<p>Authorize award, negotiation, and execution of a 24-month requirements supply contract with SIEMENS ENERGY, INC., or the other qualified offeror to RFP No. GAL0007, for the purchase of 145kV dead tank circuit breakers for use at Austin Energy substations in an estimated amount not to exceed \$2,593,592, with three 12-month extension options in an estimated amount not to exceed \$1,296,976 per extension option, for a total estimated contract amount not to exceed \$6,484,880.</p>				
Amount and Source of Funding				
<p>Funding in the amount of \$1,188,730 is available in the Fiscal Year 2012-2013 Operating Budget of Austin Energy. Funding for the remaining 13 months of the original contract period and extension options is contingent upon available funding in future budgets.</p>				
Fiscal Note				
<p>There is no unanticipated fiscal impact. A fiscal note is not required.</p>				
Purchasing Language:	Best evaluated proposal.			
Prior Council Action:				
For More Information:	Gage Loots, Buyer II/512-322-6118			
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 15, 2012.			
MBE / WBE:	This contract will be awarded in compliance with Chapter 2-D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.			
Related Items:				
Additional Backup Information				

This contract with Siemens Energy, Inc. will provide Austin Energy (AE) with 145kV 63kA short circuit interrupt rating dead tank circuit breakers to be purchased on an as-needed basis. Circuit breakers are devices that can be opened to de-energize the transmission line or substation bus during construction, maintenance or fault conditions. As the primary protection mechanism, these devices are opened during fault conditions in order to limit the damaging effects of high current on substation equipment. In the event the breaker cannot clear the fault, there are secondary protection mechanisms in place that activate; however, there is greater risk of a larger outage. Therefore, these circuit breakers are a critical element of a substation and overall electric reliability. AE will install the breakers at various substations; either as upgrades to existing equipment or as new installations.

An AE evaluation team with expertise in this area evaluated the proposals and unanimously chose this proposal as the best to provide these products. Evaluation criteria used to evaluate the proposals included the technical solution, cost, experience, manufacturing capabilities, delivery lead times, responsiveness to terms and conditions, and local business presence.

This request allows for the development of an agreement with a qualified offeror that Council selects. If the City is unsuccessful in negotiating a satisfactory agreement with the selected offeror, negotiations will cease with that provider. Staff will return to Council so that Council may select another qualified offeror and authorize contract negotiations with this provider.

MBE/WBE solicited: 4/3

MBE/WBE bid: 0/0

#### **PRICE ANALYSIS**

- a. Adequate competition.
- b. One hundred thirty-three notices were sent, including four MBEs and three WBEs. Three proposals were received, with no response from the MBE/WBEs.

#### **APPROVAL JUSTIFICATION**

- a. Best evaluated proposal. Siemens Energy, Inc. is the current provider of these products.
- b. The Purchasing Office concurs with Austin Energy's recommended award.
- c. Advertised on the Internet.

Evaluation Category	Maximum Points	Siemens Energy, Inc. Richland, MS	Stuart C. Irby Co. Austin, TX	HVB AE Power Systems, Inc. Suwanee, GA
<b>Total Evaluated Cost</b> (Proposer with lowest cost to City will be given maximum points, remaining given on a percentage ratio basis)	40	40	29	*
<b>Technical Concept and Solutions Proposed</b> (Grasp of the requirement and its solution(s), completeness and thoroughness of the technical data and documentation.)	25	25	15	*
<b>Demonstrated Applicable Experience, Personnel Qualifications &amp; Manufacturing Capabilities</b>	15	15	14	*
<b>Delivery Lead Times</b>	5	5	3	*
<b>Responsiveness to Terms &amp; Conditions</b>	5	3	5	*
<b>Local Business Presence</b>	10	0	10	*
<b>Total</b>	100	88	76	*

\* Non-responsive due to failure to provide information required to evaluate demonstrated applicable experience, personnel qualifications, and manufacturing capabilities.

NOTE: As per Section 252.049 of the local government code, contents of a proposal shall remain confidential until a contract is awarded or as directed by the Texas Attorney General's Office. Therefore, the matrix will include points awarded for price but exact pricing will not be disclosed.

**CITY OF AUSTIN – PURCHASING DEPT.  
RECOMMENDATION FOR COUNCIL ACTION**

**AGENDA DATE: 11/08/2012**

**VENDOR NAME: TEXAS METER & DEVICE COMPANY, LLC.**

**SUBJECT:** Authorize award and execution of a supply contract for the purchase of dual socket meter adapters for Austin Energy with **TEXAS METER & DEVICE COMPANY, LLC.** in an amount not to exceed \$106,986, or the following qualified bidder, consistent with local preference law, **KBS ELECTRICAL DISTRIBUTORS, INC.** in an amount not-to-exceed \$109,718.

**AMOUNT AND SOURCE OF FUNDING:** Funding is available in the Fiscal Year 2012-2013 Operating Budget of Austin Energy.

**FISCAL NOTE:** There is no unanticipated fiscal impact. A fiscal note is not required.

**FOR MORE INFORMATION CONTACT:** Gage Loots, Buyer II/512-322-6118

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**PURCHASING:** Lowest bid.

**MBE/WBE:** This contract will be awarded in compliance with Chapter 2-D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.

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This contract is for the one-time purchase of 660 dual socket meter adapters for Austin Energy (AE) to be used for the Pecan Street Project (PSP). PSP will operate multiple Automatic Meter Reading (AMR) / Advanced Metering Infrastructure (AMI) networks which require two meters, connected in series, at a customer's meter location. One meter will be read by AE's AMR provider for standard billing purposes. The other meter will be read by PSP's AMR/AMI provider to collect customer various usage data for analysis by PSP. The dual socket meter adapters to be purchased under this contract are required to connect two meters in series as is necessary for PSP.

If Council chooses to invoke the City's local preference policy and select KBS Electrical Distributors, Inc., the motion should be stated as follows in order for the record to reflect the appropriate findings. Motion: "I move to authorize the award and execution of an agreement with KBS Electrical Distributors, Inc. for the purchase of dual socket meter adapters based on the fact that the local bidder offers the City the best combination of contract price and additional economic development opportunities for the City created by the contract award, including the employment of residents of the City and increased tax revenues to the City."

MBE/WBE solicited: 4/4

MBE/WBE bid: 0/0

**BID TABULATION**  
 IFB No. GAL0041  
 Dual Socket Meter Adapters  
 (1 – line item, qty. 660)

<b><u>Vendor</u></b>	<b><u>Unit Price</u></b>	<b><u>Total Bid Amount</u></b>
<b>Texas Meter &amp; Device Company, LLC. Waco, TX</b>	<b>\$162.10</b>	<b>\$106,986.00</b>
Globe Electric Supply Company Houston, TX	\$164.80	\$108,768.00
KBS Electrical Distributors, Inc. Austin, TX	\$166.24	\$109,718.40
Priester-Mell & Nicholson, Inc. Austin, TX	\$167.00	\$110,220.00
Marwell Corporation Mentone, CA	\$168.00	\$110,880.00
Texas Electric Cooperatives Austin, TX	\$181.40	\$119,724.00
KLP Commercial, LLC Round Rock, TX	\$186.38	\$123,010.80
Techline, Inc. Austin, TX	\$187.95	\$124,047.00

A complete bid tabulation is on file in the Purchasing Office and is on the City of Austin, FASD Purchasing Office website.

**PRICE ANALYSIS**

- a. Adequate competition.
- b. One hundred fifty-five notices were sent including four MBEs and four WBEs. Eight bids were received, with no response from the MBE/WBEs.
- c. The pricing offered represents a 2.9% decrease from the last contract award made August 2012.

**APPROVAL JUSTIFICATION**

- a. Lowest bid received.
- b. The Purchasing Office concurs with Austin Energy's recommended award.
- c. Advertised on the Internet.



**CITY OF AUSTIN- PURCHASING DEPT.  
RECOMMENDATION FOR COUNCIL ACTION  
VENDOR NAME: BARON USA, INC.**

**AGENDA DATE: 11/01/2012**

**SUBJECT:** Authorize award, negotiation, and execution of a contract with **BARON USA, INC.** for the purchase of the refurbishment and upgrade of an oil processor for substation equipment for Austin Energy in an estimated amount not to exceed \$185,000.

**AMOUNT & SOURCE OF FUNDING:** Funding in the amount of \$185,000 is available in the Fiscal Year 2012-2013 Capital Budget of Austin Energy.

**FISCAL NOTE:** A fiscal note is required.

**PURCHASING:** Sole Source.

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**MBE/WBE:** This contract will be awarded in compliance with Chapter 2-9D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this contract.

**FOR MORE INFORMATION CONTACT:** Gage Loots, Buyer II/512-322-6118

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This contract with Baron USA, Inc., Cookeville, TN, is for the refurbishment and upgrade of an oil processor for Austin Energy (AE) substation equipment. This processor is an integral part of performing substation maintenance, as it allows AE crews to remove oil from a power transformer or oil circuit breaker, filter it and store it during maintenance or repair. It then allows AE to vacuum fill the unit after maintenance is complete. In addition, when a fault occurs, gasses sometimes develop in the oil and the processor is used to remove those gasses so the equipment can function properly.

The current oil processor has many parts that are now obsolete and no longer supported or readily available in the marketplace. The upgrade incorporates commercially available components that will be easily obtainable for future replacement of parts that are designed to wear out. Most importantly, the upgrade will extend the life of the unit at a fraction of the cost of a new unit. A new model similar to the existing unit will cost between \$800,000 and \$1,000,000 with an estimated life of 15 years; however, this refurbishment and upgrade for \$185,000 will extend the life of the currently owned unit by approximately 10 years.

Baron USA, Inc. is the sole manufacturer and developer of the proprietary hardware and software required to complete this upgrade and does not permit outsourcing of these products and services through third-parties. Therefore, Baron USA, Inc. is the sole source provider of the products and services to be provided under this contract.

The original contract for purchase of the current oil processor was issued as a competitive solicitation in 2002.

**CITY OF AUSTIN – PURCHASING DEPT.  
RECOMMENDATION FOR COUNCIL ACTION  
VENDOR NAME: CONTROL PANELS USA, INC.**

**AGENDA DATE: 11/01/2012**

**SUBJECT:** Authorize award, negotiation, and execution of a 24-month requirements supply contract with **CONTROL PANELS USA, INC.**, or the other qualified offeror to RFP No. GAL0008, for the purchase of relay panels for use at Austin Energy substations in an estimated amount not to exceed \$2,524,254, with three 12-month extension options in an estimated amount not to exceed \$1,262,127 per extension option, for a total estimated contract amount not to exceed \$6,310,635.

**AMOUNT AND SOURCE OF FUNDING:** Funding in the amount of \$1,156,950 is available in the Fiscal Year 2012-2013 Operating Budget of Austin Energy. Funding for the remaining 13 months of the original contract period and extension options is contingent upon available funding in future budgets.

**FISCAL NOTE:** There is no unanticipated fiscal impact. A fiscal note is not required.

**FOR MORE INFORMATION CONTACT:** Gage Loots, Buyer II/512-322-6118

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**PURCHASING:** Best evaluated proposal.

**MBE/WBE:** This contract will be awarded in compliance with Chapter 2-D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.

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This contract with Control Panels USA, Inc. will provide Austin Energy (AE) with substation relay panels to be purchased on an as-needed basis. Electrical relays are used to protect AE's high voltage transmission lines, substation equipment, and distribution system. The relay panels, along with other related equipment, monitor the system and during unexpected conditions will isolate, protect, or continue operation as required.

An Austin Energy evaluation team with expertise in this area evaluated the proposals and unanimously chose this proposal as the best to provide these products. Evaluation criteria used to evaluate the proposals included the technical solution, cost, experience, manufacturing capabilities, delivery lead times, responsiveness to terms & conditions, and local business presence.

This request allows for the development of an agreement with a qualified offeror that Council selects. If the City is unsuccessful in negotiating a satisfactory agreement with the selected

offeror, negotiations will cease with that provider. Staff will return to Council so that Council may select another qualified offeror and authorize contract negotiations with this provider.

MBE/WBE solicited: 4/3

MBE/WBE bid: 0/0

### **PRICE ANALYSIS**

- a. Adequate competition.
- b. Two hundred twenty-six notices were sent, including four MBEs and three WBEs. Five proposals were received, with no response from the MBE/WBEs.

### **APPROVAL JUSTIFICATION**

- a. Best evaluated proposal. Control Panels USA, Inc. is not the current provider of these products.
- b. The Purchasing Office concurs with Austin Energy's recommended award.
- c. Advertised on the Internet.

Substation Relay Panels

GAL0008

Evaluation Category	Maximum Points	Control Panels USA, Inc. Georgetown, TX	Electrical Power Products, Inc. Des Moines, IA	Schweitzer Engineering Laboratories, Inc. Pullman, WA	Keystone Electrical Manufacturing Des Moines, IA	Birmingham Control Systems Birmingham, AL
<b>Total Evaluated Cost</b> (Proposer with lowest cost to City will be given maximum points, remaining given on a percentage ratio basis)	40	40	37	*	*	*
<b>Technical Concept and Solutions Proposed</b> (Grasp of the requirement and its solution(s), completeness and thoroughness of the technical data and documentation.)	25	25	23	*	*	*
<b>Demonstrated Applicable Experience, Personnel Qualifications &amp; Manufacturing Capabilities</b>	15	14	14	*	*	*
<b>Delivery Lead Times</b>	5	5	3	*	*	*
<b>Responsiveness to Terms &amp; Conditions</b>	5	5	4	*	*	*
<b>Local Business Presence</b>	10	0	0	*	*	*
<b>Total</b>	100	89	81	*	*	*

\* Non-responsive due to failure to provide information required to evaluate demonstrated applicable experience, personnel qualifications, and manufacturing capabilities.

NOTE: As per Section 252.049 of the local government code, contents of a proposal shall remain confidential until a contract is awarded or as directed by the Texas Attorney General's Office. Therefore, the matrix will include points awarded for price but exact pricing will not be disclosed.

**CITY OF AUSTIN – AUSTIN ENERGY  
RECOMMENDATION FOR COUNCIL ACTION****AGENDA DATE: 11/1/2012**

**SUBJECT:** Approve a resolution authorizing the filing of eminent domain proceedings for the construction of the 345 kV Austrop to Dunlap Transmission Line Project to acquire a 3.662 acre electric easement out of the James Gilleland Survey No. 13, Travis County, Texas in the amount of \$39,453. The owners of the needed property interest are Fannie Ruth Salyer, et al; Sylvia Gay Meyer; and Don Allen Salyer. The general route of the project runs west from the Austrop Substation located on Blake-Manor Road to the Dunlap Substation under construction east of Taylor Lane. The easements being acquired run along and parallel to the south side of an existing City of Austin electric transmission easement.

**AMOUNT AND SOURCE OF FUNDING:** Funding is available in the Fiscal Year 2012-2013 Capital Budget of Austin Energy.

**FISCAL NOTE:** A fiscal note is required.

**FOR MORE INFORMATION CONTACT:** Jeff Vice, Director, Local Government Relations, 322-6087; Dan Smith, Acting Vice President, Electric Service Delivery, 505-7009; Sonny Poole, Manager, Public Involvement and Real Estate, 322-6442.

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

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Austin Energy must acquire additional easements of varying width to address safety issues related to the trees located on either side of existing 100-foot wide electrical easements. The easements will allow for the trimming or removal of trees that pose a threat of falling into the transmission lines. A new 345 kV transmission circuit is being constructed to serve the Dunlap Substation. The new substation and transmission line are needed to deliver reliable electric service to meet a growing demand.

The new Transmission Line requires the acquisition of a permanent electric easement on the property listed above. Austin Energy has attempted to purchase the needed permanent electric easement, but has been unable to agree with the owner on the fair market value of the needed easement. Therefore, Austin Energy is requesting authorization to file an action in eminent domain on behalf of the City of Austin.

## SURVEY



### EXHIBIT "A"

SURVEY PLAT OF AN ELECTRIC EASEMENT COMPRISED OF THREE (3) STRIPS OF LAND HAVING A TOTAL AREA OF 3.662 ACRES OR 159540 SQUARE FEET OF LAND IN JAMES GILLELAND SURVEY NUMBER 13, ABSTRACT NUMBER 12, IN TRAVIS COUNTY, TEXAS, SAID STRIPS OF LAND CROSSING OVER A PORTION OF THAT CALLED 130.683 ACRE TRACT OF LAND DESCRIBED TO FANNIE RUTH SALYER IN THOSE CERTAIN TWO SPECIAL WARRANTY DEEDS AS RECORDED IN VOLUME 13149, PAGE 383, OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND IN DOCUMENT NUMBER 1999019515 OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID 3.662 ACRE ELECTRIC EASEMENT BEING SHOWN ON A PLAT LABELED EXHIBIT "B" ATTACHED HERETO AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOW:

COMMENCING for reference at a one-half inch iron rod found (Grid Coordinates of Y(N) 10076159.860, X(E) 3177786.590 Texas Central Zone 4203, NAD83) for the north corner of the said Salyer tract of land, same being the west corner of that called 247.156 acre tract of land described to Club Deal 120 Whisper Valley, Limited Partnership in that certain Special Warranty Deed as recorded in Document Number 2006152073 of the Official Public Records of Travis County, Texas, same being the north corner of that certain City of Austin electric and telephone line easement as recorded in Volume 3270, Page 2353, of the Deed Records of Travis County, Texas and a point on the southeast Right of Way line of Taylor Lane, a road in Travis County, Texas;

THENCE South 27°16'01" West, along the common dividing line of the said Salyer tract of land and the said Taylor Lane, same being the northwest line of the said City of Austin electric and telephone line easement a distance of 102.50 feet to a point for the north corner of and **POINT OF BEGINNING** of the herein described 3.662 acre electric easement, same being the west corner of the said City of Austin electric and telephone line easement and a point on last said common dividing line;

THENCE coincidence with the southwest line of the said City of Austin electric and telephone line easement and crossing over the said Salyer 130.683 acre tract of land the following two (2) courses:

- 1) South 65°17'22" East, a distance of 43.95 feet to a point for an exterior angle corner of the herein described 3.662 acre electric easement, same being an interior angle corner of the City of Austin electric easement;
- 2) South 62°02'19" East, a distance of 4446.14 feet to a point for the most southerly east corner of the herein described 3.662 acre electric easement, same being the south corner of the said City of Austin electric and telephone line easement, same being a point on the common dividing line of the said Salyer tract of land and that called Tract One: 43.83 acres of land described to Beard and Beard Investments, LP., in that certain Warranty Deed With Vendor's Lien as recorded in Document Number 2007079955 of the Official Public Records of Travis County, Texas and from this point a wood corner post found for the east corner of the said Salyer tract of land bears North 25°48'58" East, a distance of



**(SURVEY PLAT OF AN ELECTRIC EASEMENT COMPRISED OF THREE (3) STRIPS OF LAND IN JAMES GILLELAND SURVEY NUMBER 13, ABSTRACT NUMBER 12, IN TRAVIS COUNTY, TEXAS)**

100.07 feet, same being the most southerly corner of the said Whisper Valley 247.156 acre tract of land and a point on the northwest line of the said Beard 43.83 acre tract of land;

**THENCE** South 25°48'58" West, coincidence with the southeast line of the said Salyer 130.683 acre tract of land, same being the northwest line of the said Beard 43.83 acre tract of land a distance of 37.03 feet to a point for the most easterly south corner of the herein described 3.662 acre electric easement and from this point a one-half inch iron rod found for an exterior angle corner of the said Salyer 130.683 acre tract of land, same the west corner of the said Beard 43.83 acre tract of land bears South 25°48'58" West, a distance of 325.84 feet;

**THENCE** crossing over the said Salyer 130.683 acre tract of land the following sixteen (16) courses:

- 1) North 62°02'19" West, a distance of 1083.25 feet to a point for an exterior ell corner of the herein described 3.662 acre electric easement;
- 2) North 27°57'41" East, a distance of 5.00 feet to a point for an interior ell corner of the herein described 3.662 acre electric easement;
- 3) North 62°02'19" West, a distance of 1027.51 feet to a point for interior ell corner of the herein described 3.662 acre electric easement;
- 4) South 27°57'41" West, a distance of 21.00 feet to a point for an exterior ell corner of the herein described 3.662 acre electric easement;
- 5) North 62°02'19" West, a distance of 848.54 feet to a point for a west corner of the herein described 3.662 acre electric easement, same being a point on the southeast line of that called 1.055 acre tract of land referred to as Easement 2, awarded to the City of Austin as recorded in Document Number 2011089534 of the Official Public Records of Travis County, Texas;
- 6) North 27°57'41" East, coincidence with the southeast line of the said Easement 2 a distance of 53.00 feet to a point for a north corner of the herein described 3.662 acre electric easement, same being the east corner of the said Easement 2 and a point on the southwest line of the said electric and telephone line easement recorded in Volume 3270, Page 2353, of the Deed Records of Bastrop County, Texas;
- 7) North 62°02'19" West, along the common dividing line of the said Easement 2 and the said City of Austin electric and telephone line easement a distance of 200.00 feet to a point for a east corner of the herein described 3.662 acre electric easement, same being the north corner of the said Easement 2 and a point on the southwest line of the said City of Austin electric and telephone line easement;
- 8) South 27°57'41" West, coincidence with the northwest line of the said Easement 2 a distance of 53.00 feet to a point for a south corner of the herein described 3.662 acre electric easement;
- 9) North 62°02'19" West, departing the northwest line of the said Easement 2 and continuing over the said Salyer 130.683 acre tract of land a distance of 296.46 feet to a point for an exterior angle corner of the herein described 3.662 acre electric easement;
- 10) North 27°57'41" East, a distance of 22.00 feet to a point for an interior angle corner of the herein described electric easement;
- 11) North 62°02'19" West, a distance of 235.99 feet to a point for a west corner of the herein described 3.662 acre electric easement, same being a point on the southeast line of that called 1.055 acre tract of land referred to as Easement 1, awarded to the City of Austin as

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**(SURVEY PLAT OF AN ELECTRIC EASEMENT COMPRISED OF THREE (3) STRIPS OF LAND IN JAMES GILLELAND SURVEY NUMBER 13, ABSTRACT NUMBER 12, IN TRAVIS COUNTY, TEXAS)**

recorded in Document Number 2011089534 of the Official Public Records of Travis County, Texas;

- 12) North 28°03'02" East, coincidence with the southeast line of the said Easement 1, a distance of 31.00 feet to a point for a north corner of the herein described 3.662 acre electric easement, same being the east corner of the said Easement 1 and a point on the southwest line of the said City of Austin electric and telephone line easement;
- 13) North 62°02'19" West, along the common dividing line of the said Easement 1 and the said City of Austin electric and telephone line easement a distance of 200.00 feet to a point for a east corner of the herein described 3.662 acre electric easement, same being the north corner of the said Easement 1 and a point on the southwest line of the said City of Austin electric and telephone line easement;
- 14) South 28°03'02" West, coincidence with the northwest line of the said Easement 1, a distance of 31.00 feet to a point for a south corner of the herein described 3.662 acre electric easement;
- 15) North 62°02'19" West, departing the northwest line of the said Easement 1 and continuing over the said Salyer 130.683 acre tract of land a distance of 554.91 feet to a point for an interior angle corner of the herein described 3.662 acre electric easement;
- 16) North 65°17'22" West, a distance of 44.45 feet to a point for the most northerly west corner of the herein described 3.662 acre electric easement, same being a point on the common dividing line of the said Salyer 130.683 acre tract of land and the said Taylor Lane and from this point a one-half inch iron rod found on last said common dividing line bears South 27°16'01" West, a distance of 612.42 feet;

**THENCE** North 27°16'01" East, coincidence with the northwest line of the said Salyer 130.683 acre tract of land, same being the southeast right of way line of the said Taylor Lane a distance of 31.03 feet to the **POINT OF BEGINNING** and containing 3.662 acres (159540 square feet) of land more or less.

**BASIS OF BEARINGS: GRID NORTH, TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS CENTRAL ZONE 4203, NAD83.**

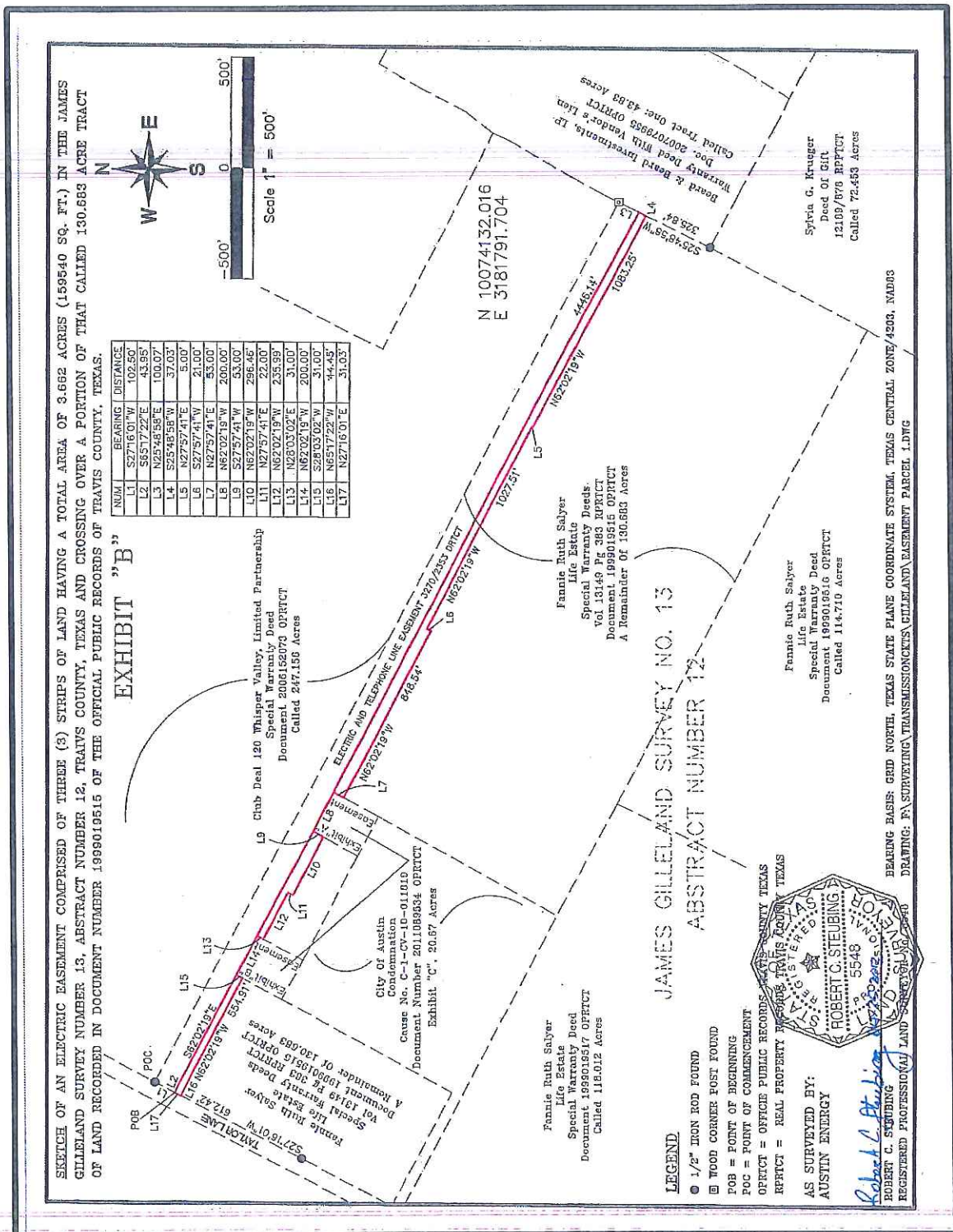
I hereby certify that these field notes were prepared from an on the ground survey made under my supervision in May 2012.

Prepared By: AUSTIN ENERGY

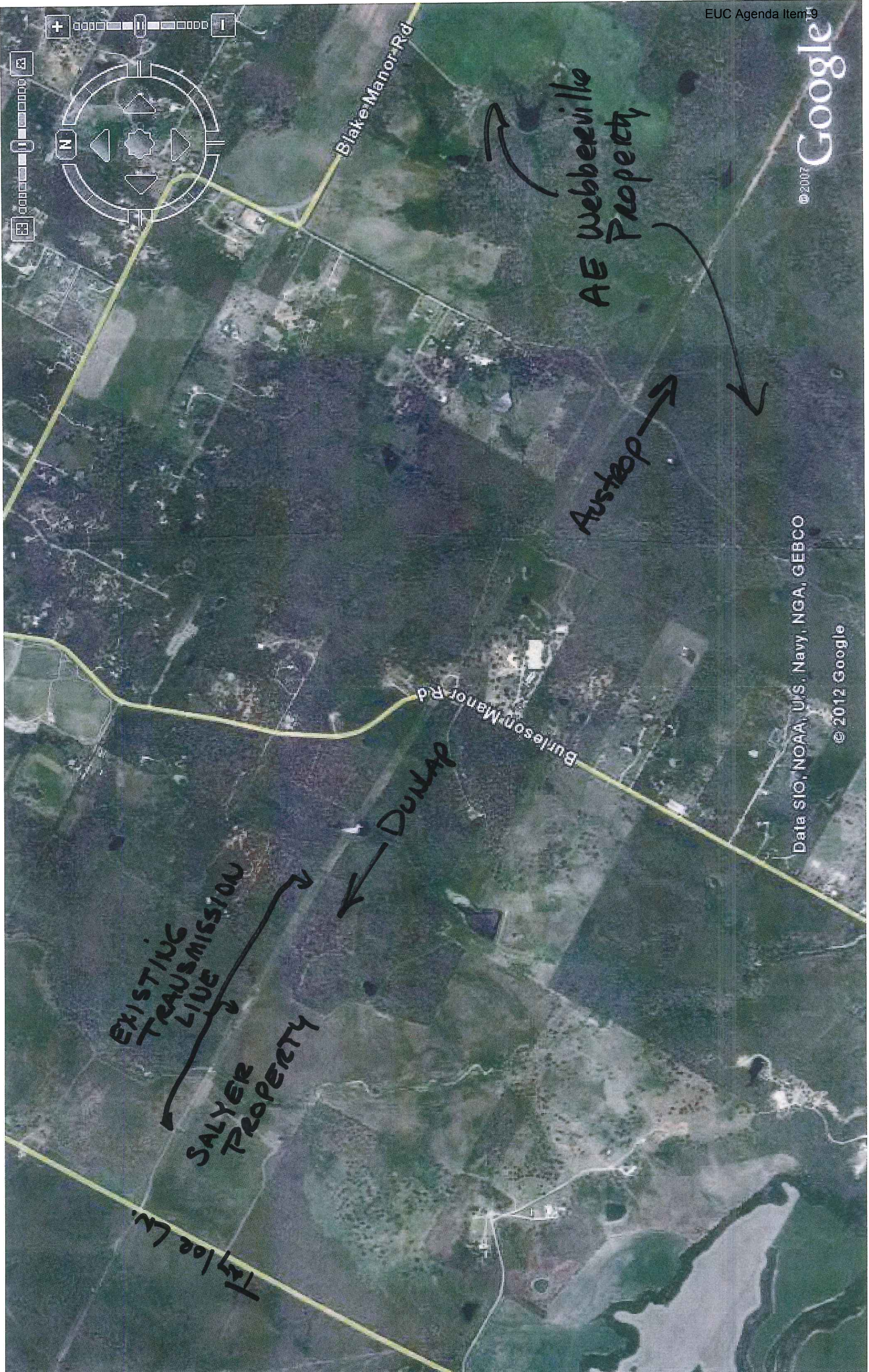
*Robert C. Steubing* 04-25-2012  
Robert C. Steubing Registered Professional Land Surveyor













**CITY OF AUSTIN – AUSTIN ENERGY  
RECOMMENDATION FOR COUNCIL ACTION****AGENDA DATE: 11/1/2012**

**SUBJECT:** Approve a resolution authorizing the filing of eminent domain proceedings for the construction of the 345 kV Austrop to Dunlap Transmission Line Project to acquire a 4.433 acre electric easement out of the James Gilleland Survey No. 13, Abstract No. 12, Travis County, Texas, in the amount of \$65,856. The owner of the needed property interest is Club Deal 120 Whisper Valley, LP. The general route of the project runs west from the Austrop Substation located on Blake-Manor Road to the Dunlap Substation that is under construction east of Taylor Lane. The easements being acquired run along and parallel to the south side of an existing City of Austin electric transmission easement.

**AMOUNT AND SOURCE OF FUNDING:** Funding is available in the Fiscal Year 2012-2013 Capital Budget of Austin Energy.

**FISCAL NOTE:** A fiscal note is required.

**FOR MORE INFORMATION CONTACT:** Jeff Vice, Director, Local Government Relations, 322-6087; Dan Smith, Acting Vice President, Electric Service Delivery, 505-7009; Sonny Poole, Manager, Public Involvement and Real Estate, 322-6442.

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

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Austin Energy must acquire additional easements of varying width to address safety issues related to the trees located on either side of existing 100-foot wide electrical easements. The easements will allow for the trimming or removal of trees that pose a threat of falling into the transmission lines. A new 345 kV transmission circuit is being constructed to serve the Dunlap Substation. The new substation and transmission line are needed to deliver reliable electric service to meet a growing demand.

The new Transmission Line requires the acquisition of a permanent electric easement on the property listed above. Austin Energy has attempted to purchase the needed permanent electric easement, but has been unable to agree with the owner on the fair market value of the needed easement. Therefore, Austin Energy is requesting authorization to file an action in eminent domain on behalf of the City of Austin.

## SURVEY



### EXHIBIT "A"

SURVEY PLAT OF AN ELECTRIC EASEMENT BEING A STRIP OF LAND HAVING AN AREA OF 4.433 ACRES OR 193096 SQUARE FEET OF LAND IN JAMES GILLELAND SURVEY NUMBER 13, ABSTRACT NUMBER 12, IN TRAVIS COUNTY, TEXAS, SAID 4.433 ACRE ELECTRIC EASEMENT CROSSING OVER A PORTION OF THAT CALLED 247.156 ACRE TRACT OF LAND DESCRIBED TO CLUB DEAL 120 WHISPER VALLEY, LIMITED PARTNERSHIP IN THAT CERTAIN SPECIAL WARRANTY DEEDS AS RECORDED IN DOCUMENT NUMBER 2006152073 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID 4.433 ACRE ELECTRIC EASEMENT BEING SHOWN ON A PLAT LABELED EXHIBIT "B" ATTACHED HERETO AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOW:

**BEGINNING** at a one-half inch iron rod found (Grid Coordinates of Y(N) 10076159.860, X(E) 3177786.590 Texas Central Zone 4203, NAD83) for the north corner of the remainder of that called 130.683 acre tract of land described to Fannie Ruth Salyer in those certain two Special Warranty Deeds as recorded in Volume 13149, Page 383, of the Real Property Records of Travis County, Texas and in that Document Number 1999019515 of the Official Public Records of Travis County, Texas, same being the west corner of the Whisper Valley 247.156 acre tract of land and the herein described 4.433 acre electric easement, same being the north corner of that certain City of Austin electric and telephone line easement as recorded in Volume 3270, Page 2353, of the Deed Records of Travis County, Texas and a point on the southeast Right of Way line of Taylor Lane, a road in Travis County, Texas;

**THENCE** North 27°13'26" East, along the common dividing line of the said 247.156 acre Whisper Valley tract of land and the said Taylor Lane a distance of 34.00 feet to a point for the north corner of and **POINT OF BEGINNING** of the herein described 4.433 acre electric easement and a point on last said common dividing line, from this point a one-half inch iron rod found for an angle point on the common dividing line of the said Taylor Lane and the said 247.156 acre Whisper Valley tract of land bears North 27°13'26" East, a distance of 882.26 feet;

**THENCE** crossing over the said Whisper Valley 247.156 acre tract of land the following seven (7) courses:

- 1) South 62°02'19" East, a distance of 1037.33 feet to a point for an interior angle corner of the herein described 4.433 acre electric easement;
- 2) North 27°57'41" East, a distance of 23.00 feet to a point for an exterior angle corner of the herein described 4.433 acre electric easement;
- 3) South 62°02'19" East, a distance of 1345.00 feet to a point for an exterior angle corner of the herein described 4.433 acre electric easement;
- 4) South 27°57'41" West, a distance of 21.00 feet to a point for an interior angle corner of the herein described 4.433 acre electric easement;
- 5) South 62°02'19" East, a distance of 1027.51 feet to a point for an interior angle corner of the herein described 4.433 acre electric easement;
- 6) North 27°57'41" East, a distance of 5.00 feet to a point for an exterior angle corner of the herein described 4.433 acre electric easement;

Page 1 of 2

Survey\Surveying\Transmission Ckts\Dunlap-Austrop\Legal\Parcel 1 Whisper Valley.doc

(SURVEY PLAT OF AN ELECTRIC EASEMENT BEING A STRIP OF LAND HAVING AN AREA OF 4.433 ACRES OR 193096 SQUARE FEET OF LAND IN JAMES GILLELAND SURVEY NUMBER 13, ABSTRACT NUMBER 12, IN TRAVIS COUNTY, TEXAS)

- 7) South 62°02'19" East, a distance of 1077.17 feet to a point for the east corner of the herein described 4.433 acre electric easement, same being a point on the common dividing line of the said Whisper Valley 247.156 acre tract of land and that called Tract One: 43.83 acres described to Beard & Beard Investments, LP., in that certain Warranty Deed With Vendor's Lien as recorded in Document Number 2007079955 of the Official Public Records of Travis County, Texas and from this point a six inch treated wood post found for an interior angle corner of the said Whisper Valley 247.156 acre tract of land, same being an interior angle corner of the said Beard & Beard 43.83 acre tract of land bears North 26°38'13" East, a distance of 44.46 feet;

THENCE South 26°38'13" West, a distance of 41.01 feet to a wood corner post found for the south corner of the herein described 4.433 acre electric easement and the said Whisper Valley 247.156 acre tract of land, same being the east corner of the said Salyer 130.383 acre remainder tract of land and the east corner of the said City of Austin electric and telephone line easement, for a point on the northeast line of the said Beard & Beard 43.83 acre tract of land;

THENCE North 62°02'19" West, coincidence with the northeast line of the said City of Austin electric and telephone line easement, same being the common dividing line of the said Whisper Valley 247.165 acre tract of land and the said Salyer 130.683 acre remainder tract of land a distance of 4487.52 feet to POINT OF BEGINNING and containing 4.433 acres (193096 square feet) of land more or less.

**BASIS OF BEARINGS: GRID NORTH, TEXAS STATE PLANE COORDINATE SYSTEM, TEXAS CENTRAL ZONE 4203, NAD83.**

I hereby certify that these field notes were prepared from an on the ground survey made under my supervision in May 2012.

Prepared By: AUSTIN ENERGY

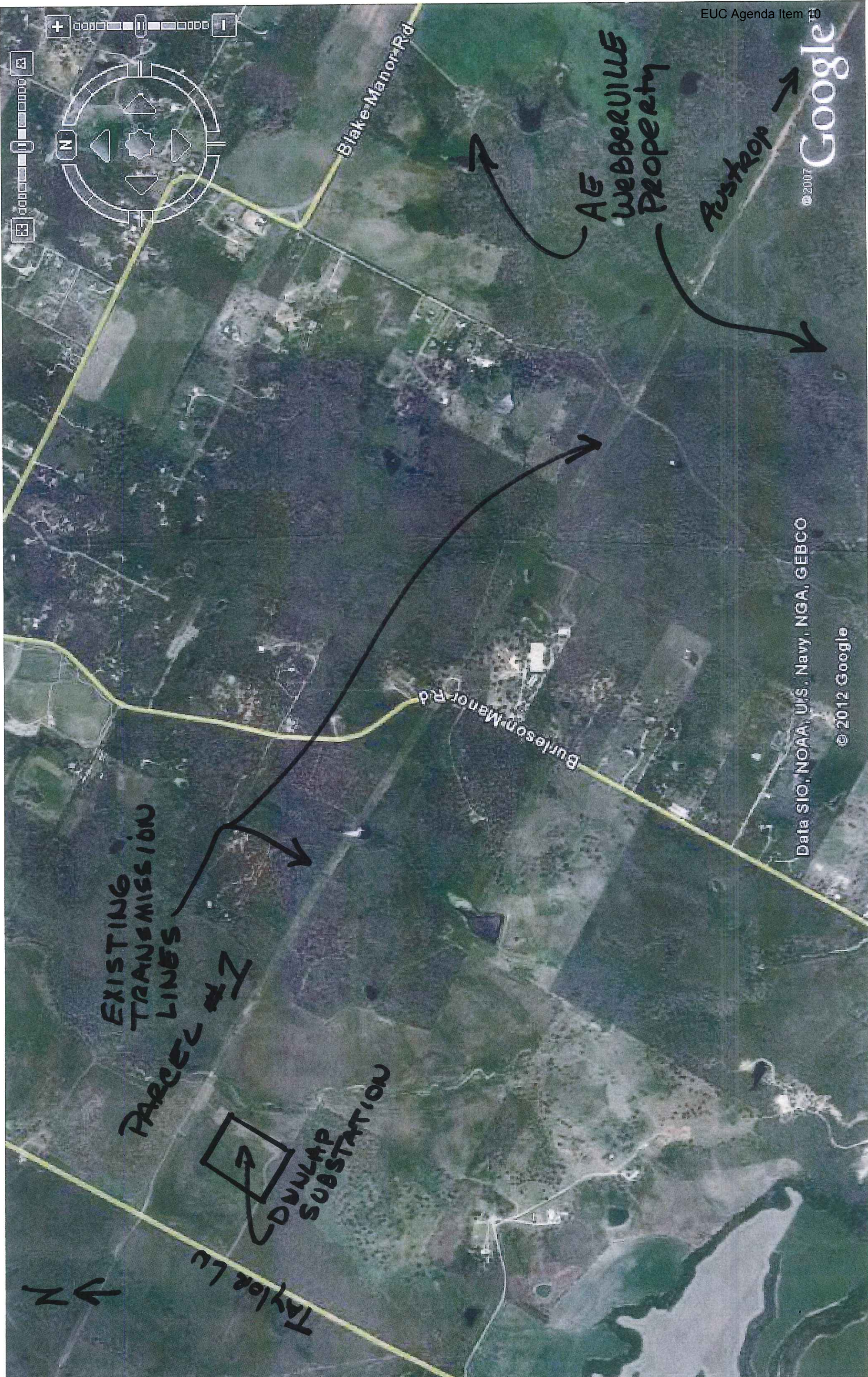
*Robert C. Steubing 05-10-2012*  
Robert C. Steubing Registered Professional Land Surveyor No. 5548











Data SIO, NOAA, U.S. Navy, NGA, GEBCO

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**CITY OF AUSTIN – PURCHASING DEPT.  
RECOMMENDATION FOR COUNCIL ACTION  
VENDOR NAME: LONGHORN TRUCKS LTD.**

**AGENDA DATE: 11/1/2012**

**SUBJECT:** Authorize award and execution of a 12-month service agreement with **LONGHORN INTERNATIONAL TRUCKS LTD.**, Austin, TX, for the lease of a heavy duty hauling truck in an estimated amount not to exceed \$30,220, with two 12-month extension options in an estimated amount not to exceed \$30,220 per extension option, for an total estimated contract amount not to exceed \$90,660.

**AMOUNT AND SOURCE OF FUNDING:** Funding in the amount of \$27,702 is available in the Fiscal Year 2012-2013 Operating Budget of Austin Energy. Funding for the remaining one month of the original contract period and extension options is contingent upon available funding in future budgets.

**FISCAL NOTE:** There is no unanticipated fiscal impact. A fiscal note is not required.

**FOR MORE INFORMATION CONTACT:** Terry Nicholson, Senior Buyer, 512-322-6586

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**PURCHASING:** Lowest bid of 2 bids received.

**MBE/WBE:** This contract will be awarded in compliance with Chapter 2-9C of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.

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This contract will provide Austin Energy (AE) with a replacement for an existing heavy duty haul truck. The current unit is over 20 years old and has become increasingly difficult and expensive to repair. AE uses this truck to haul large heavy loads such as flat bed trailers loaded with fabricated steel structures, large transformers and oil-filled tank trailers. This type of vehicle does not accumulate the same amount of mileage as other vehicles in the fleet, which makes them more difficult to replace using standard City vehicle replacement process based on mileage. Leasing the vehicle will allow AE to continually use a newer model with the latest updates in emissions and environmental improvements rather than having a vehicle with low mileage but that is older and not up to the current environmental standards. This leased unit will operate on B-20 biodiesel. The purchase of an equivalent vehicle would cost in excess of \$120,000.

MBE/WBE solicited: 0/0

MBE/WBE bid: 0/0



**BID TABULATION**

IFB TVN0083

Heavy Hauling Truck Lease

**Vendor****Longhorn International Trucks Ltd.  
Austin, TX****Bid Total****\$30,220**Santex Truck Center  
San Antonio, TX

\$30,312



A complete bid tabulation is on file in the Purchasing Office and is on the City of Austin, FASD Purchasing Office website.

**PRICE ANALYSIS:**

- a. Adequate competition
- b. 25 notices were sent. There are no known MBE/WBE's for this commodity code. Two bids were received.
- c. This is the first purchase of its type; therefore, there is no pricing history available.

**APPROVAL JUSTIFICATION**

- a. Lowest bid.
- b. The Purchasing Office concurs with the Austin Energy's recommended award.
- c. Advertised on the Internet.

<div style="text-align: center;"> A U S T I N C I T Y C O U N C I L  <b>AGENDA</b> </div> <div style="display: flex; justify-content: space-around;">     </div>				
<b>Recommendation for Council Action (Purchasing)</b>				
Austin City Council	Item ID:	19350	Agenda Number	<ITEM_OUTLINE>
Meeting Date:	October 18, 2012			
Department:	Purchasing			
Subject				
<p>Authorize award and execution of five contracts for the purchase, delivery and installation of furniture for Austin Energy's new System Control Center with INDOFF, INC., in an amount not to exceed \$49,806; GREENLINE DATA, INC., in an amount not to exceed \$24,622; 3MN INTERIOR PLUS in an amount not to exceed \$9,240; AUSTIN BUSINESS FURNITURE in an amount not to exceed \$8,072 and SOUTHWEST SOLUTIONS GROUP in an amount not to exceed \$7,390, for a total amount not to exceed \$99,130; or Authorize award and execution of three contracts for the purchase, delivery and installation of furniture for Austin Energy's new System Control Center, with INDOFF, INC. in an amount not to exceed \$49,806, 3MN INTERIOR PLUS in an amount not to exceed \$6,840, AUSTIN BUSINESS FURNITURE in an amount not to exceed \$8,072, and the following qualified bidder, consistent with local preference law, INDOFF, INC., in the amount of \$34,543 (for Items 4, 7, and 12 listed in the body of this RCA), for a total amount not to exceed \$99,262.</p>				
Amount and Source of Funding				
Funding is available in the Fiscal Year 2012-2013 Capital Budget of Austin Energy.				
Fiscal Note				
A fiscal note is required.				
Purchasing Language:	Lowest bids received.			
Prior Council Action:				
For More Information:	Oralia Jones, Senior Buyer /512-322-6594			
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 15, 2012.			
MBE / WBE:	This contract will be awarded in compliance with Chapter 2-9D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.			
Related Items:				
Additional Backup Information				

In October 2005, the City Manager was directed by City Council to relocate the existing Energy Control Center (ECC) from its West Avenue location so that the property could be incorporated into the Seaholm and downtown redevelopment efforts. In July 2007, City Council approved the purchase of an existing building and surrounding 12 acres from Tokyo Electron, located at 2500 Montopolis Drive, with the objective of using this property for the control center relocation project. This new facility, the System Control Center (SCC), will house current ECC employees as well as several other compatible workgroups within Austin Energy.

When the renovation is complete, which is estimated to be by the end of 2012, the existing building will have increased in size from 120,000 to 174,000 square feet. Also, a new 18,000 square foot building under construction will house Austin Energy's Distribution System Restoration and Maintenance Group and provide a sheltered area for bucket trucks. These facilities will provide the City of Austin and Austin Energy with state of the art control and data centers required to meet North American Reliability Corporation (NERC) standards. It will also meet current standards for physical security appropriate to the electric industry and provide the space required to support advancement of the Smart Grid.

This purchase includes items needed to furnish the building including chemical lockers, lab benches, cabinets, tape racks and a power console. Austin Energy staff coordinated a lengthy process to ensure these items fall within the specifications of the design plan developed by the firm contracted and approved for the design of the building.

The SCC project is targeting a LEED silver certification for design and construction and supports Austin Energy's commitment to renewable energy as stated in the 2003 Strategic Plan and the 2007 Austin Climate Protection Plan.

If Council chooses to invoke the City's local preference policy and select Indoff, Inc., 3MN Interior Plus and Austin Business Furniture, the motion should be stated as follows in order for the record to reflect the appropriate findings. Motion: "I move to authorize the award and execution of an agreement with Indoff, Inc., 3MN Interior Plus and Austin Business Furniture, for the purchase of furniture for Austin Energy's System Control Center building based on the fact that the local bidder offers the City the best combination of contract price and additional economic development opportunities for the City created by the contract award, including the employment of residents of the City and increased tax revenues to the City."

MBE/WBE solicited: 1/5

MBE/WBE bid: 0/0

#### **BID TABULATION**

IFB No. OPJ0005

Furniture for Austin Energy's SCC Building  
(14 – line items)

<b><u>Vendor</u></b>	<b><u>Low Bid Items</u></b>	<b><u>Low Bid Total Amount</u></b>	<b><u>Total Bid Amount with Local Presence</u></b>
Indoff, Inc. Austin, TX	1-3,6,8,10,13,14	\$49,806.33	\$84,349.47 (3% Local Pres. Items 4, 7, 12)
Greenline Data, Inc. Westlake Village, CA	7	\$24,621.45	
3MB Interior Plus Sugar Land, TX	5,11,12	\$ 9,240.00	\$ 6,840.00 (Low bid Items 5, 11)
Austin Business Furniture Austin, TX	9	\$ 8,072.00	\$ 8,072.00 (Low bid Item 9)
Southwest Solutions Group Round Rock, TX	4	<u>\$ 7,389.96</u>	_____
		\$99,129.74	\$99,261.47

A complete bid tabulation is on file in the Purchasing Office and is on the City of Austin, FASD Purchasing Office website.

**PRICE ANALYSIS**

- a. Adequate competition.
- b. Eighty-eight notices were sent including one MBE and five WBEs. Five bids were received, with no response from the MBE/WBE.
- c. This is the first purchase of its type; therefore, there is no pricing history available.

**APPROVAL JUSTIFICATION**

- a. Lowest bids received.
- b. The Purchasing Office concurs with Austin Energy's recommended award.
- c. Advertised on the Internet.

DRAFT

**CITY OF AUSTIN – CONTRACT MANAGEMENT DEPT.    AGENDA DATE: 11/8/2012**  
**RECOMMENDATION FOR COUNCIL ACTION**

**SUBJECT:** Authorize additional funding in the amount of \$700,000 Owner contingency for a total contract amount not to exceed \$61,933,249.31 for all remaining construction phase services to the Contract Manager at Risk Agreement with DPR Construction, Inc., Austin, TX, for the Austin Energy System Control Center project.

**AMOUNT & SOURCE OF FUNDING:** Funding is available in the Fiscal Year 2012-2013 Capital Budget Austin Energy.

**FISCAL NOTE:** A fiscal note is required.

**FOR MORE INFORMATION CONTACT:** Laura Lee Franks 322-6854; Lynda Williams 974-3066; April Shaw 974-7141.

**PRIOR COUNCIL ACTION:** May 26, 2011 – Approved Work Component Amendment No. A-2 for the remaining construction phase services for a final Guaranteed Maximum Price to the Construction Manager at Risk Agreement; April 7, 2011 – Approved Work Component Amendment No. A-1 (partial Guaranteed Maximum Price Proposal) for Demolition and Site Facilitization to the Construction Manager at Risk Agreement; March 5, 2009 – Approved Construction Manager at Risk Agreement with DPR Construction, Inc. for Preconstruction Phase Services; June 21, 2007 - Approved use of Construction Manager at Risk Agreement Alternative Project Delivery Method.

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**MBE/WBE:** The Construction Manager at Risk contract and approved Amendments have been awarded in compliance with Chapter 2-9A of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program.)

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**PROJECT BACKGROUND AND STATUS:** In October 2005, the City Manager was directed by City Council to relocate the existing Energy Control Center (ECC) from its West Avenue location so that the property could be incorporated into the Seaholm and downtown redevelopment efforts. In July 2007 Austin Energy (AE) purchased an existing building and surrounding 12 acres from Tokyo Electron located at 2500 Montopolis Drive with the objective of using this property for the ECC relocation project. This new facility, the System Control Center (SCC), will house current ECC employees as well as several other compatible workgroups within Austin Energy.

The new Austin Energy System Control System is on schedule and is nearing completion. The substantial completion date is October 18, 2012 with the final contract completion date of December 4, 2012. Austin Energy anticipates full occupancy by the end of the year.

The construction phase of the contract consisted of the following major work components: 1) Demolition, 2) Long Lead Electrical Equipment, 3) Civil, Structural, Landscaping and Irrigation, and 4) Building Interiors for the complete renovation and construction of the new Austin Energy System Control Center. The current contract amount for both preconstruction phase services and construction phase services is \$61,233,249.31.

This RCA is for additional funding authorization of \$700,000 Owner Contingency to be used for any potential final contract change orders and final contract reconciliation to the Construction Manager at Risk Agreement with DPR Construction, Inc., Austin, TX. The amount of Owner Contingency requested previously was only 3.18% of the total Cost of Work or 2.56% of the total amount contracted for construction which is not adequate contingency to see the project to final completion.

DRAFT

**CITY OF AUSTIN – PURCHASING DEPT.  
RECOMMENDATION FOR COUNCIL ACTION  
VENDOR NAME: LCG CONSULTING**

**AGENDA DATE: 11/1/2012**

**SUBJECT:** Authorize award, negotiation and execution of a 12-month requirements supply and service contract with **LCG CONSULTING** for the purchase of a UPLAN software license and support services for Austin Energy in an estimated amount not to exceed \$178,000, with four 12-month extension options in an estimated amount not to exceed \$178,000 per extension option, for a total estimated contract amount not to exceed \$890,000.

**AMOUNT & SOURCE OF FUNDING:** Funding in the amount of \$163,167 is available in the Fiscal Year 2012-2013 Operating Budget of Austin Energy. Funding for the remaining one month of the original contract period and extension options is contingent upon available funding in future budgets.

**FISCAL NOTE:** There is no unanticipated fiscal impact. A fiscal note is not required.

**PURCHASING:** Sole Source.

**BOARD AND COMMISSION ACTION:** To be reviewed by the Electric Utility Commission on October 15, 2012.

**MBE/WBE:** This contract will be awarded in compliance with Chapter 2-9D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this contract.





**FOR MORE INFORMATION CONTACT:** Art Acuna, Senior Buyer / 512-322-6307

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This contract with LCG Consulting, Los Altos, CA, is for software licenses including on-going software maintenance and support services such as updates, technical support, error fixing, and general assistance. This software is integral to Austin Energy's (AE) market operations and is used for ERCOT market simulations, transmission analysis, energy and ancillary services modeling, optimal power flow and generation expansion. Without this software, AE would be unable to appropriately project physical and financial operations of the ERCOT market that are needed to develop fuel charge budget estimates, long-term resource planning and shorter term operational strategies.

LCG Consulting is the sole owner and developer of this proprietary software, which is designed to reflect the specific ERCOT market structure. Therefore, LCG Consulting is the sole source provider of the products and services to be provided under this contract.

The original contract for purchase of this software subscription was issued as a competitive solicitation in 2007.

<div style="text-align: center;"> A U S T I N C I T Y C O U N C I L  <b>AGENDA</b> </div> <div style="display: flex; justify-content: space-around;">     </div>				
<b>Recommendation for Council Action (Purchasing)</b>				
Austin City Council	<b>Item ID:</b>	19199	<b>Agenda Number</b>	<ITEM_OUTLINE>
<b>Meeting Date:</b>	October 18, 2012			
<b>Department:</b>	Purchasing			
Subject				
<p>Authorize award and execution of a seven-month requirements supply contract through the Texas Local Government Purchasing Cooperative (BuyBoard) with STAPLES CONTRACT AND COMMERCIAL, INC., for the purchase of office supplies in an amount not to exceed \$1,516,667.</p>				
Amount and Source of Funding				
<p>Funding is available in the Fiscal Year 2012-2013 Operating Budgets for all City Departments. (Note: This contract is shared among City departments; AE's estimated share is \$177,905.)</p>				
Fiscal Note				
<p>There is no unanticipated fiscal impact. A fiscal note is not required.</p>				
<b>Purchasing Language:</b>	Cooperative Purchase			
<b>Prior Council Action:</b>				
<b>For More Information:</b>	Cruz Banda, Buyer II / 974-2133			
<b>Boards and Commission Action:</b>	To be reviewed by the Water and Wastewater Commission on October 10, 2012; Electric Utility Commission on October 15, 2012; and Austin Airport Advisory Commission on October 9, 2012.			
<b>MBE / WBE:</b>	This contract will be awarded in compliance with Chapter 2-9D of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.			
<b>Related Items:</b>				
Additional Backup Information				
<p>In June 2012, the City entered into a five month office supplies contract with Staples, Inc. through the Texas Local Government Purchasing Cooperative, BuyBoard. The current BuyBoard cooperative contract expires October 31, 2012; so the City is now entering into a seven month office supplies contract with Staples Advantage through the new BuyBoard cooperative contract.</p> <p>This contract establishes a supply contract for stockless office products. These supplies are used by all City departments. Staples will warehouse all items and deliver orders to over 265 City locations; and the vendor is required to provide any type of item on an as needed basis with next day desk top delivery. There are approximately 12,000 different items purchased on this contract that are standard office supplies (e.g. rubber bands, binders, tape, paper clips, correction tape, file folders, staples, pens, pencils, Post-it notes, etc.) used on a daily basis. This portion of the contract will be in the</p>				







amount of \$758,333 for the seven-month term (50% of the contract total). This contract also includes copy paper and recycled copy paper. This portion of the contract will be in the amount of \$303,333 for the 7-month term (20% of the contract total). In addition to the standard office supplies, Staples also provides printer equipment and supplies (e.g. toner cartridges, inkjet cartridges and printer ribbons). This portion of the contract will be in the amount of \$455,000 for the 7-month term (30% of the contract total). There are several hundred items that are included in the catalog; a large number of items are restricted. These include items such as high tech electronics, food and furniture.

DRAFT

## Staples Contract per Department

<b>Department</b>	<b>Department Name</b>	<b>Dollars Authorized</b>	<b>Percentage</b>
9100	Health & Human Services Department	\$216,125	14.25%
<b>1100</b>	<b>Austin Energy</b>	<b>\$177,905</b>	<b>11.73%</b>
8700	Austin Police Department	\$175,327	11.56%
2200	Austin Water Utility	\$169,867	11.20%
8600	Parks & Recreation Department	\$93,123	6.14%
8500	Austin Public Library	\$65,217	4.30%
6800	Planning & Development Review Department	\$56,875	3.75%
6300	Watershed Protection Department	\$50,960	3.36%
4600	Municipal Court	\$46,410	3.06%
6400	CTM-Wireless	\$43,225	2.85%
8300	Austin Fire Department	\$43,073	2.84%
1500	Austin Resource Recovery	\$41,557	2.74%
9300	Emergency Medical ServicesMS	\$38,827	2.56%
8100	Aviation	\$37,310	2.46%
6200	Public Works Street & Bridge	\$32,912	2.17%
8200	Austin Convention Center	\$30,485	2.01%
6000	Public Works	\$28,058	1.85%
5800	Human Resources Department	\$22,143	1.46%
2400	Austin Transportation Department	\$21,688	1.43%
6500	Contract and Land Management Dept	\$16,987	1.12%
various	Various other departments	\$108,593	7.16%
	<b>Grand Total</b>	<b>\$1,516,667</b>	<b>100.00%</b>

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<b>Recommendation for Council Action (Purchasing)</b>				
Austin City Council	Item ID:		Agenda Number	<ITEM_OUTLINE>
Meeting Date:	October 18, 2012			
Department:	Purchasing			
Subject				
<p>Authorize award, negotiation, and execution of a 12-month Professional Service Agreement for calendar year 2013 with CLEAN AIR FORCE, for a one-year membership in an amount not to exceed \$10,000 and to provide funding for the City's involvement in clean air programs for 2013 in an amount not to exceed \$80,000, for a total agreement amount not to exceed \$90,000.</p>				
Amount and Source of Funding				
<p>Funding in the amount of \$90,000 is available in the Fiscal Year 2012-2013 Community Support Budget for Austin Energy and to be administered by the Austin Transportation Department.</p>				
Fiscal Note				
<p>There is no unanticipated fiscal impact. A fiscal note is not required.</p>				
Purchasing Language:	Professional Services.			
Prior Council Action:				
For More Information:	Erin Grace, Buyer II, 974-2017			
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 15, 2012.			
MBE / WBE:	This contract will be awarded in compliance with Chapter 2-9C of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.			
Related Items:				
Additional Backup Information				
<p>Founded in 1993, the CLEAN AIR Force of Central Texas (CAF) is a nonprofit organization uniting corporations, academia, local governments, and civic organizations in the common goal of finding workable solutions for improving air quality in Central Texas. The mission of the CLEAN AIR Force of Central Texas is to coordinate air quality planning and conduct educational activities in Central Texas focused on motivating the citizens, businesses, and government of this region to take action to reduce air pollution to protect public health.</p> <p>If approved, this request would authorize a 12 month membership in the amount of \$10,000, and provide for transitional funding for CLEAN AIR Force programs for 12 months in the amount of \$80,000 for calendar year 2013. Activities</p>				

included in the professional service agreement would include:

- Produce a report that defines the on-going needs related to governance structure, programs, etc. that may be most effective in achieving regional air quality goals.
- Inform Central Texans via email, radio, newspaper, and television when ozone Season begins and days when our region's air quality is likely to reach harmful levels.
- Educate the public on air quality issues and new regulations in Central Texas as well as ways citizens can help reduce harmful emissions.
- Provide businesses and citizens the opportunity to stay abreast of the latest air quality technical and policy developments
- Research emerging air quality solutions, such as trip reduction plans for Clean air Partners.
- Facilitate and participate in regional collaborative problem-solving with elected officials, university scientists, industry leaders, administration officials and the public
- Provide a public forum for the exchange of information and ideas on air quality issues and conducts public surveys
- Present information on health and economic impacts of air pollution to schools, governments, civic organizations and businesses.