

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28369	Agenda Number	4
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of an agreement with Apple Inc., to provide a performance-based incentive for the generation of solar energy at its facility located at 5501 West Parmer Lane, Austin, Texas 78727, for an estimated \$41,726 per year, for a total amount not to exceed \$417,260 over a 10-year period.

## Amount and Source of Funding

Funding in the amount of \$41,726 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice President, Distributed Energy Services (512) 322-6327; Kurt Stogdill, Interim Solar Program Manager (512) 322-6510.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to enter into an agreement with Apple Inc. to provide a performance-based incentive (PBI) for an estimated \$41,726 per year, for a total amount not to exceed \$417,260 over the 10-year period for the generation of solar energy at its regional distribution facility located at 5501 West Parmer Lane, Austin, Texas 78727.

The total installation cost is \$880,424 and the incentive will cover between 45% and 47% of the cost. The PBI level for this project is \$0.12 per kWh for 10 years. The solar equipment, which meets Austin Energy program requirements, includes a total of 912 solar modules rated at 285 watts and associated inverters rated at 97.5% efficiency. A total of 200 kW-AC in demand savings is expected.

This energy improvement will save an estimated 331,156 kWh per year—enough to provide electricity to 29 average Austin homes for a year—and produce an estimated 340 Renewable Energy Credits (RECs) per year. These savings

are equivalent to the planting of 5,108 trees or 255 acres of forest in Austin's parks or the removal of 446,459 vehicle miles or 38 cars from Austin roadways. This project will save 219 tons of Carbon Dioxide (CO<sub>2</sub>); 276 pounds of Sulfur Dioxide (SO<sub>2</sub>); 306 pounds of Nitrogen Oxide (NO<sub>x</sub>); and 212 pounds of Carbon Monoxide (CO) from being emitted into the atmosphere.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28372	Agenda Number	5
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of an agreement with IID Global, to provide a performance-based incentive for the generation of solar energy at its facility located at 611 Center Ridge Drive, Austin, Texas 78753, for an estimated \$42,179 per year, for a total amount not to exceed \$421,790 over a 10-year period.

## Amount and Source of Funding

Funding in the amount of \$42,179 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

## Purchasing Language:

## Prior Council Action:

## For More Information:

Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice President, Distributed Energy Services (512) 322-6327; Kurt Stogdill, Interim Solar Program Manager (512) 322-6510.

## Boards and Commission Action:

To be reviewed by the Electric Utility Commission on October 21, 2013.

## MBE / WBE:

## Related Items:

## Additional Backup Information

Austin Energy requests authorization to enter into an agreement with IID Global, to provide a performance-based incentive (PBI) for an estimated \$42,179 per year, for a total amount not to exceed \$421,790 over the 10-year period for the generation of solar energy at its regional distribution facility located at 611 Center Ridge Drive, Austin, Texas 78753.

The total installation cost is \$653,518 and the incentive will cover between 61% and 65% of the cost. The PBI level for this project is \$0.12 per kWh for 10 years. The solar equipment, which meets Austin Energy program requirements, includes a total of 852 solar modules rated at 300 watts and associated inverters rated at 98% efficiency. A total of 200 kW-AC in demand savings is expected.

This energy improvement will save an estimated 334,752 kWh per year—enough to provide electricity to 30 average Austin homes for a year—and produce an estimated 335 Renewable Energy Credits (RECs) per year. These savings

are equivalent to the planting of 5,164 trees or 258 acres of forest in Austin's parks or the removal of 451,307 vehicle miles or 39 cars from Austin roadways. This project will save 222 tons of Carbon Dioxide (CO<sub>2</sub>); 279 pounds of Sulfur Dioxide (SO<sub>2</sub>); 309 pounds of Nitrogen Oxide (NO<sub>x</sub>); and 215 pounds of Carbon Monoxide (CO) from being emitted into the atmosphere.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28373	Agenda Number	6
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of an agreement with Lake Austin Marina, to provide a performance-based incentive for the generation of solar energy at its facility located at 2215 Westlake Drive, Austin, Texas 78746, for an estimated \$16,900 per year, for a total amount not to exceed \$169,000 over a 10-year period.

## Amount and Source of Funding

Funding in the amount of \$16,900 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice President, Distributed Energy Services (512) 322-6327; Kurt Stogdill, Interim Solar Program Manager (512) 322-6510.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to enter into an agreement with Lake Austin Marina, to provide a performance-based incentive (PBI) for an estimated \$16,900 per year, for a total amount not to exceed \$169,000 over the 10-year period for the generation of solar energy at its regional distribution facility located at 2215 Westlake Drive, Austin, Texas 78746.

The total installation cost is \$341,376 and the incentive will cover between 48% and 50% of the cost. The PBI level for this project is \$0.12 per kWh for 10 years. The solar equipment, which meets Austin Energy program requirements, includes a total of 852 solar modules rated at 265 watts and associated inverters rated at 96% efficiency. A total of 79 kW-AC in demand savings is expected.

This energy improvement will save an estimated 134,067 kWh per year—enough to provide electricity to 12 average Austin homes for a year—and produce an estimated 134 Renewable Energy Credits (RECs) per year. These savings

are equivalent to the planting of 2,068 trees or 103 acres of forest in Austin's parks or the removal of 180,747 vehicle miles or 15 cars from Austin roadways. This project will save 89 tons of Carbon Dioxide (CO<sub>2</sub>); 112 pounds of Sulfur Dioxide (SO<sub>2</sub>); 124 pounds of Nitrogen Oxide (NO<sub>x</sub>); and 86 pounds of Carbon Monoxide (CO) from being emitted into the atmosphere.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28371	Agenda Number	7
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of an agreement with LROC Properties Southwest, LP, to provide a performance-based incentive for the generation of solar energy at its facility located at 44 East Avenue, Austin, Texas 78701, for an estimated \$6,714 per year, for a total amount not to exceed \$67,140 over a 10-year period.

## Amount and Source of Funding

Funding in the amount of \$6,714 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

## Purchasing Language:

## Prior Council Action:

## For More Information:

Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice President, Distributed Energy Services (512) 322-6327; Kurt Stogdill, Interim Solar Program Manager (512) 322-6510.

## Boards and Commission Action:

To be reviewed by the Electric Utility Commission on October 21, 2013.

## MBE / WBE:

## Related Items:

## Additional Backup Information

Austin Energy requests authorization to enter into an agreement with LROC Properties Southwest, LP, to provide a performance-based incentive (PBI) for an estimated \$6,714 per year, for a total amount not to exceed \$67,140 over the 10-year period for the generation of solar energy at its regional distribution facility located at 44 East Avenue in Austin, Texas 78701.

The total installation cost is \$151,644 and the incentive will cover between 42% and 48% of the cost. The PBI level for this project is \$0.12 per kWh for 10 years. The solar equipment, which meets Austin Energy program requirements, includes a total of 147 solar modules rated at 290 watts and associated inverters rated at 97.5% efficiency. A total of 33 kW-AC in demand savings is expected.

This energy improvement will save an estimated 52,384 kWh per year—enough to provide electricity to 5 average Austin homes for a year—and produce an estimated 52 Renewable Energy Credits (RECs) per year. These savings are

equivalent to the planting of 808 trees or 40 acres of forest in Austin's parks or the removal of 70,623 vehicle miles or 6 cars from Austin roadways. This project will save 35 tons of Carbon Dioxide (CO<sub>2</sub>); 44 pounds of Sulfur Dioxide (SO<sub>2</sub>); 48 pounds of Nitrogen Oxide (NO<sub>x</sub>); and 34 pounds of Carbon Monoxide (CO) from being emitted into the atmosphere.



## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28370	Agenda Number	8
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of an agreement with Samsung Austin Semiconductor, LLC, to provide a performance-based incentive for the generation of solar energy at its facility located at 12100 Samsung Boulevard, Austin, Texas 78754, for an estimated \$41,112 per year, for a total amount not to exceed \$411,120 over a 10-year period.

## Amount and Source of Funding

Funding in the amount of \$41,112 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice President, Distributed Energy Services (512) 322-6327; Kurt Stogdill, Interim Solar Program Manager (512) 322-6510.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to enter into an agreement with Samsung Austin Semiconductor, LLC, to provide a performance-based incentive (PBI) for an estimated \$41,112 per year, for a total amount not to exceed \$411,120 over the 10-year period for the generation of solar energy at its regional distribution facility located at 12100 Samsung Boulevard, Austin, Texas 78754.

The total installation cost is \$776,623 and the incentive will cover between 50% and 53% of the cost. The PBI level for this project is \$0.12 per kWh for 10 years. The solar equipment, which meets Austin Energy program requirements, includes a total of 1018 solar modules rated at 255 watts and associated inverters rated at 96% efficiency. A total of 200 kW-AC in demand savings is expected.

This energy improvement will save an estimated 326,279 kWh per year—enough to provide electricity to 29 average Austin homes for a year—and produce an estimated 326 Renewable Energy Credits (RECs) per year. These savings

are equivalent to the planting of 5,033 trees or 252 acres of forest in Austin's parks or the removal of 446,884 vehicle miles or 38 cars from Austin roadways. This project will save 216 tons of Carbon Dioxide (CO<sub>2</sub>); 272 pounds of Sulfur Dioxide (SO<sub>2</sub>); 301 pounds of Nitrogen Oxide (NOX); and 209 pounds of Carbon Monoxide (CO) from being emitted into the atmosphere.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28412	Agenda Number	9
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Meeting Date:	11/7/2013	Department:	Austin Energy
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## Subject

Approve issuance of a rebate to Thomas Properties Group dba TPG One American Center, LLC, for the installation of energy efficient equipment at its facility located at 600 Congress Avenue, Austin, Texas 78701, in an amount not to exceed \$66,417.

## Amount and Source of Funding

Funding is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Directory, Local Government Issues (512) 322-6087; Debbie Kimberly, Vice-President, Distributed Energy Services at (512) 322-6327; Scott Jarman, P.E., Consulting Engineer, Energy Efficiency Services, at (512) 482-5307.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to issue a rebate to Thomas Properties Group, dba TPG One American Center LLC, in an amount not to exceed \$66,417.08 for the installation of energy efficient chillers (replacements) and Variable Frequency Drives in accordance with the City of Austin's Commercial Rebate Program guidelines. This program is one element of Austin Energy's comprehensive Resource, Generation, and Climate Protection Plan to 2020, approved by City Council in April 2010, designed to reduce local air pollution through energy conservation, reduce peak demand, and assist customers in reducing electric consumption.

Thomas Properties Group's One American Center is located at 600 Congress Avenue, Austin, Texas 78701. The total cost of this project is \$1,189,931.51 and the rebate will cover 0.06% of the cost. The demand (kilowatt or kW) savings associated with this energy efficiency project is estimated at 145.72 kW, at a program cost of \$455.79 per kW saved. The avoided kilowatt hours (kWh), estimated at 295,412 kWh per year, represents a major benefit to the local environment. This project will prevent the following air pollutants from being emitted: 177.4 metric tons of Carbon

Dioxide (CO<sub>2</sub>), 0.112 metric tons of Sulfur Dioxide (SO<sub>2</sub>), and 0.124 metric tons of Nitrogen Oxides (NO<sub>x</sub>).

In addition to the reduced air and toxic metals pollution, the project savings are also equivalent to an estimated 398,269 vehicle miles traveled, the removal of 34 cars from our roadways, or the planting of 4,557 trees or 228 acres of forest in Austin's parks.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28122	Agenda Number	10
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Meeting Date:	10/24/2013	Department:	Austin Energy
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## Subject

Approve issuance of a rebate to CWS Apartment Homes for performing duct diagnostics and improvements at the Marquis at Center Ridge Apartments, 701 Center Ridge Drive, Austin, Texas, in an amount not to exceed \$97,558.

## Amount and Source of Funding

Funding is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, VP, Distributed Energy Services (512) 322-6327; Scott Jarman, P.E., Consulting Engineer, Energy Efficiency Services, (512) 482-5307.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to issue a rebate in the amount of \$97,558 to CWS Apartment Homes for performing duct diagnostics and improvements at the Marquis at Center Ridge Apartments in accordance with Multi-Family Rebate Program guidelines. This program is one element of Austin Energy's comprehensive Resource, Generation, and Climate Protection Plan to 2020, approved by City Council in April 2010, and designed to reduce local air pollution through energy conservation, reduce peak demand, and assist customers in reducing electric consumption.

The Marquis at Center Ridge Apartments is located at 701 Center Ridge Drive, Austin, Texas 78753. The property comprises 12 buildings containing 348 apartment units, with 279,880 square feet of conditioned space. The rebate amount for this energy efficiency improvement is 90% of the total cost of this project. It qualifies at a rebate level of \$.35/sq.ft. for 275,880 square feet of conditioned space and \$.25/sq.ft. for/ 4,000 square feet of conditioned space. The average rebate per apartment unit is \$280. In addition to the kilowatt (kW) savings, this rebate measure improves

both comfort and indoor air quality for the residents. The demand or kW savings associated with this energy efficiency duct sealing project is estimated at 136 kW, at a program cost of \$717 per kW saved.

The avoided kWh (kilowatt hours), estimated at 204,033 kWh per year, represents a major benefit to the local environment. This project will prevent the production of the following air pollutants from being emitted: 122.5 metric tons of Carbon Dioxide (CO<sub>2</sub>), 0.085 metric tons of Nitrogen Oxides (NO<sub>x</sub>), and 0.077 metric tons of Sulfur Dioxide (SO<sub>2</sub>). In addition to the reduced air and toxic pollution, the project savings are equivalent to an estimated 275,074 vehicle miles traveled, the removal of 23.5 cars from our roadways, or the planting of 3,147 trees or 157 acres of forest in Austin's parks.

## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28123	Agenda Number	11
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Meeting Date:	10/24/2013	Department:	Austin Energy
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## Subject

Approve issuance of a rebate to CWS Apartment Homes for performing duct diagnostics and improvements at the Marquis at Tech Ridge Apartments, 12800 Center Lake Drive, Austin, Texas, in an amount not to exceed \$83,310.

## Amount and Source of Funding

Funding is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	
Prior Council Action:	
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Debbie Kimberly, VP, Distributed Energy Services (512) 322-6327; Scott Jarman, P.E., Consulting Engineer, Energy Efficiency Services, (512) 482-5307.
Boards and Commission Action:	To be reviewed by the Electric Utility Commission on October 21, 2013.
MBE / WBE:	
Related Items:	

## Additional Backup Information

Austin Energy requests authorization to issue a rebate in the amount of \$83,310 to CWS Apartment Homes for performing duct diagnostics and improvements at the Marquis at Tech Ridge Apartments in accordance with Multi-Family Rebate Program guidelines. This program is one element of the comprehensive Resource, Generation, and Climate Protection Plan to 2020, approved by City Council in April 2010 and designed to reduce local air pollution through energy conservation, to reduce peak demand, and to assist customers in reducing electric consumption.

The Marquis at Tech Ridge Apartments is located at 12800 Center Lake Drive, Austin, Texas 78753. The property comprises 10 buildings containing 294 apartment units, with 239,170 square feet of conditioned space. The rebate amount for this energy efficiency improvement is 90% of the total cost of this project. It qualifies at a rebate level of \$.35/sq.ft. for 235,170 square feet of conditioned space and \$.25/sq.ft. for 4,000 square feet of conditioned space. The average rebate per apartment unit is \$283. In addition to kilowatt (kW) savings, this rebate measure improves both comfort and indoor air quality for all residents. The demand or kW savings associated with this energy efficiency

duct sealing project is estimated at 116 kW, at a program cost of \$717 per kilowatt saved.

The avoided kWh (kilowatt hours), estimated at 174,355 kWh per year, represents a major benefit to the local environment. This project will prevent the production of the following air pollutants from being emitted: 104.7 metric tons of Carbon Dioxide (CO<sub>2</sub>), 0.073 metric tons of Nitrogen Oxides (NO<sub>x</sub>), and 0.066 metric tons of Sulfur Dioxide (SO<sub>2</sub>). In addition to the reduced air and toxic pollution, the project savings are equivalent to an estimated 235,062 vehicle miles traveled, the removal of 20 cars from our roadways, or the planting of 2,690 trees or 134 acres of forest in Austin's parks.



## A G E N D A



## Recommendation for Council Action

Austin City Council	Item ID	28352	Agenda Number	12
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Meeting Date:	10/24/2013	Department:	Austin Energy
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## Subject

Authorize negotiation and execution of a 24-month interlocal agreement with THE UNIVERSITY OF TEXAS on behalf of the Clean Energy Incubator, a program of the Austin Technology Incubator, for mutual assistance in the clean energy field, in an amount not to exceed \$265,000 in the first year and in an amount not to exceed \$265,000 in the second year, for a total amount not to exceed \$530,000.

## Amount and Source of Funding

Funding in the amount of \$265,000 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy. Funding for the second year is contingent upon available funding in future budgets.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:

Prior Council Action:

For More Information: Jeff Vice, Director, Local Government Issues (512) 322-6087; Richard Morgan, Manager, Green Building & Emerging Technology (512) 482-5309.

Boards and Commission Action: October 21, 2013 - To be reviewed by the Electric Utility Commission.

Related Items:

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). This contract is an Interlocal Agreement; therefore, it is exempted under Chapter 791 of the Texas Government Code.

## Additional Backup Information

The Clean Energy Incubator (CEI) is a program of the Austin Technology Incubator at The University of Texas at Austin that is well situated to help Austin Energy achieve its clean energy "Strategic Goals" and to assist Austin Energy in formulating a strategy to move Austin forward towards becoming the nation's clean energy capital. Austin Energy intends to assist the CEI in its mutually-beneficial clean energy goals by providing financial support to increase the infrastructure and support services at the CEI through the hiring of personnel experienced in the energy industry, to increase the CEI's value to its member companies, and to help expand the role of Austin as the headquarters of choice for clean energy companies. This will be the fifth agreement between the CEI and Austin Energy, with the original agreement dating back to Fiscal Year 2008.

Austin Energy and the City of Austin receive direct assistance from the CEI in the development of local companies in the clean energy space and the identification of candidates for beta testing and pilot projects within the emerging

technology space. In addition, CEI is a leading voice in the community discussion around clean technologies, as evidenced by their being a partner with Austin Energy in Texas' premier clean energy venture funding event—currently a featured element in South By Southwest Eco as the Startup Showcase, an event which brings together promising early stage companies in the clean energy space with potential funders from the financial community.

Between 2009 and 2012, the CEI has created 235 new jobs, graduated 17 companies which had a local economic impact of \$65M, successfully relocated seven other companies to Austin, and helped raise \$176M in funding for clean energy companies.



### Recommendation for Council Action (Purchasing)

Austin City Council	Item ID:	27660	Agenda Number	13
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Meeting Date:	October 24, 2013
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Department:	Purchasing
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#### Subject

Approve ratification of Amendment No. 2 to the contract with HORUS PARTNERS, INC, to increase the contract amount for additional solar energy system repair and maintenance services, in an amount not to exceed \$12,000, for a total revised contract amount not to exceed \$62,000.

#### Amount and Source of Funding

Funding in the amount of \$12,000 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

#### Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	Critical Business Need
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Prior Council Action:	
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For More Information:	Maria Andrade, Buyer I, 512-972-9424
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Boards and Commission Action:	October 21, 2013 - To be reviewed by the Electric Utility Commission.
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MBE / WBE:	This contract will be awarded in compliance with City Code Chapter 2-9C (Minority Owned and Women Owned Business Enterprise Procurement Program). This is an emergency service contract; therefore, it is exempted under Chapter 791 of the Texas Local Government Code and no goals were established for this solicitation.
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Related Items:	
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#### Additional Backup Information

This contract was awarded in May 2011 as a competitive procurement for Austin Energy to continue maintenance and repair of solar installations at City of Austin facilities such as parks, recreation centers, and the Convention Center, and several public schools.

In July 2012, Amendment No. 1 was issued, exercising the first 12-month extension option. In May 2013, additional work was authorized for the repair of installations at the Convention Center and two elementary schools. The work included replacing inverters and damaged modules, and replacing and reconfiguring electrical wiring to ensure safety. Austin Energy declared this a Critical Business Need because the additional work exceeded the contract authority. Amendment No. 2 was issued to increase the contract authorization by \$12,000.

**Contract Summary**

Action	Description	Amount
Original Contract awarded May 20, 2011	Original 12-month contract	\$25,000
Amendment No. 1	First Extension Option	\$25,000
Proposed Amendment No. 2	Increase contract per Critical Business Need.	\$12,000
Total Revised Contract Amount		\$62,000

## AGENDA



## Recommendation for Council Action (CMD)

Austin City Council

Item ID:

27931

Agenda Number

14

Meeting Date:

October 24, 2013

Department:

Contract Management

## Subject

Authorize negotiation and execution of a construction contract with AUSTIN CONSTRUCTORS, LLC, for construction and installation of water and wastewater lines and temporary electric service required for temporary chillers to serve several Seaholm Development District facilities, in the amount of \$267,755.74.

## Amount and Source of Funding

Funding is available in the Fiscal Year 2013-2014 Capital Budget of Austin Energy.

## Fiscal Note

A fiscal note is required.

Purchasing Language:

Lowest responsive bid of two bids received.

Prior Council Action:



For More Information:

James Matlock 512-322-6273; Jeff Vice, 512-322-6087; Lacy Kuslo, 512-974-7141.

Boards and Commission Action:

To be reviewed by the Electric Utility Commission on October 21, 2013.

Related Items:

MBE / WBE:

This contract will be awarded in compliance with City Code Chapter 2-9A (Minority Owned and Women Owned Business Enterprise Procurement Program) by meeting the goals with 78.66% MBE prime participation; 0.37% MBE and 2.60% WBE subcontractor participation.

## Additional Backup Information

The proposed contract with Austin Constructors, LLC, will allow for the construction and installation of water and wastewater lines and temporary electric service necessary for the installation of temporary chillers to serve several facilities in the Seaholm Development District. The temporary chillers will serve the renovated Seaholm Power Plant, a mixed-use high-rise residential complex, and the new Central Library.

Austin Energy will initially provide chilled water service to these facilities from temporary chillers that will be installed under a separate contract. The temporary chillers will be located on the Crescent Tract on 2<sup>nd</sup> Street between The Gables, currently under construction, and the Union Pacific Railroad tracks. These temporary chillers will deliver chilled water to the facilities through 24" lines installed under a previously-approved Developer Participation Agreement with Seaholm Power, LLC. Austin Energy plans to extend new chilled water lines from the Crescent Tract to existing lines under Bowie

Street and connect the Seaholm facilities listed earlier to the Downtown chilled water system.

Austin Energy's District Cooling Systems serve approximately 60 customers in the Downtown, Mueller, and Domain service areas, providing chilled water services to customers to meet their cooling needs. Austin Energy owns and operates four District Cooling Plants—two in the Downtown area, one at Mueller and one at The Domain. The two Downtown District Cooling plants, located at 3rd and San Antonio Streets and 5th and Sabine Streets, serve 30 customers with a growing number of new customers in an increasingly dense downtown area.

This project is located in zip code 78701 and will be managed by Austin Energy.

Austin Constructors, LLC, is located in Austin, Texas.

### M/WBE Summary

Bid documents were distributed to three general contractors. Bids were opened on 8/26/13. Austin Constructors, LLC submitted the lowest responsive bid received:

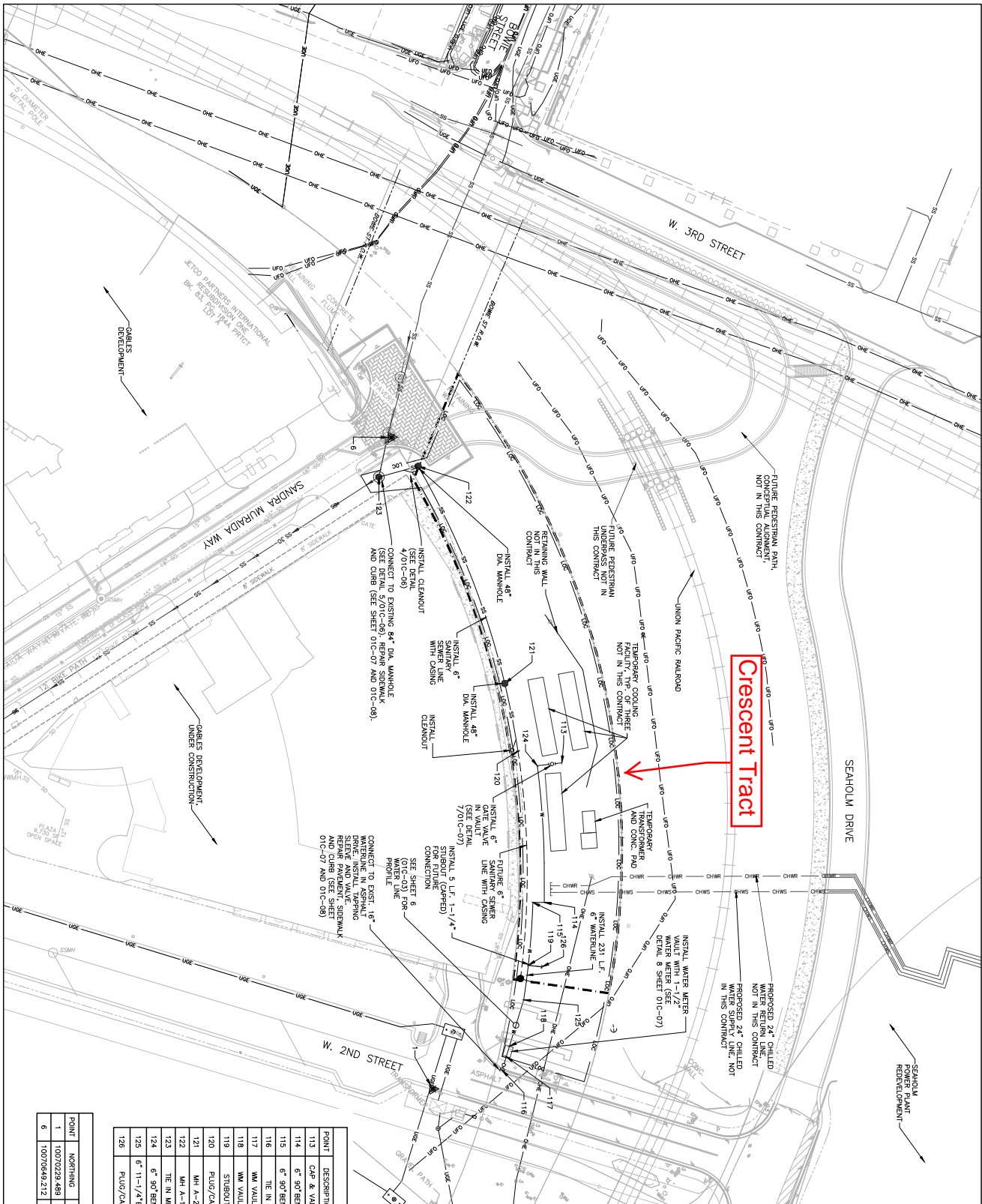
Austin Constructors, Austin, TX	\$267,755.74
Peabody General Contractors, Dripping Springs, TX	\$349,611.00

The contractor's choice of work methodology provides for 7 areas of subcontracting opportunities which are listed below. Participation goals stated in the solicitation were 4.45% MBE and 2.27% WBE. Total participation estimated on base bid amount of \$267,755.74.

<u>MBE – PRIME</u>	<u>\$210,617.22</u>	<u>78.66%</u>
(MA) Austin Constructors, LLC	\$210,617.22	78.66%
 <u>MBE TOTAL – SUBCONTRACTORS</u>	 <u>\$1,000.00</u>	 <u>0.37%</u>
(MB) Ash-New Trucking, Austin, TX	\$1,000.00	0.37%
 <u>WBE TOTAL – SUBCONTRACTORS</u>	 <u>\$6,938.88</u>	 <u>2.60%</u>
(FW) N-Line Traffic Maintenance, Austin, TX	\$1,894.38	0.71%
(FN) Fuquay, Austin, TX	\$4,144.50	1.55%
(FW) Terra Ecoservices, Austin, TX	\$900.00	0.34%
 <u>NON M/WBE TOTAL – SUBCONTRACTORS</u>	 <u>\$49,199.64</u>	 <u>18.37%</u>
Centex Materials, Austin, TX	\$1,000.00	0.37%
KST Electric, Manor, TX	\$48,199.64	18.00%

The Contractor submitted a MBE/WBE Compliance Plan which met the goals of the solicitation and was approved by the Small & Minority Business Resources Department.

SECOND BIDDER – Peabody General Contractors \$349,611.00  
69.31% WBE prime participation; 21.8% Non M/WBE subcontractor participation; 7.75% MBE subcontractor participation; 1.14% WBE subcontractor participation; 21.8% Non M/WBE subcontractor participation.



POINT	NORTHING	EASTING	DESCRIPTION
1	10070228.489	3110813.424	447.89 BENCHMARK
6	1007049.212	3110786.691	450.19 BENCHMARK

POINT	DESCRIPTION	NORTHING	EASTING
113	CHP & VALVE	10070439.5681	3110806.6645
114	6" 90° BEND	10070349.6892	3110865.2818
115	6" 90° BEND	10070349.6841	3110877.1823
116	TIE IN	10070241.6299	3110868.1504
117	WM VALVE	10070250.3556	3110860.8243
118	WM VALVE	10070257.0404	3110862.8752
119	STUBOUT	10070309.1605	3110875.0208
120	PLUG/CHP	10070447.0465	3110868.3509
121	MH A-2	10070490.7169	3110859.8102
122	MH A-1	10070630.6356	3110804.0156
123	TIE IN MH	10070623.6883	3110778.3716
124	6" 90° BEND	10070437.7295	3110860.7766
125	6" 11-1/4" BEND	10070586.9071	3110872.0251
126	PLUG/CHP	10070308.1728	3110863.8002

**LEGEND**

--- PROPERTY LINE

--- EXISTING UTILITIES

W --- WATER

SS --- SEWERY

ST --- STORM

G --- GAS

OE --- OVERHEAD ELECTRIC

UF --- UNDERGROUND FIBEROPTIC

LOC --- LIMITS OF CONSTRUCTION

REVISIONS	
NO.	REMARKS

<b>GENERAL PERMIT OFFICE</b> <b>CIVIL</b> <b>SITE PIPING PLAN</b> CITY OF AUSTIN STANDARD NOTES AND DETAILS	
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## AGENDA



## Recommendation for Council Action (Purchasing)

Austin City Council

Item ID:

27663

Agenda Number

15

Meeting Date:

October 24, 2013

Department:

Purchasing

## Subject

Authorize award and execution of Amendment No. 1 to a requirements service contract with GE POWER & WATER, TRANSCANADA TURBINES, and WOOD GROUP PRATT & WHITNEY, for maintenance and repair services for gas turbines at Austin Energy power plants, to increase the contract amount for the current contract period in an amount not to exceed \$6,000,000 each and combined, and the first 24-month extension option in an amount not to exceed \$4,000,000 each and combined, for a revised total contract amount not to exceed \$26,000,000 each and combined.

## Amount and Source of Funding

Funding in the amount of \$6,000,000 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy. Funding for the remaining eight months of the current contract period and extension option is contingent upon available funding in future budgets.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

**Purchasing  
Language:**

Contract Amendment.

**Prior Council  
Action:**

December 8, 2011 - Approved original contract

**For More  
Information:**

Gage Loots, Supervising Senior Buyer, 512-322-6251

**Boards and  
Commission  
Action:**

October 21, 2013 - To be reviewed by the Electric Utility Commission.

**MBE / WBE:**

This contract was awarded in compliance with City Code Chapter 2-9C (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this contract.

**Related Items:**

## Additional Backup Information

On December 8, 2011, Council approved the award of a contract with GE Water & Power, Houston, TX; TransCanada Turbines, Houston, TX; and Wood Group Pratt & Whitney, Bloomfield, CT, to provide specialized maintenance services including inspections, repairs, modifications, upgrades and testing of the four aero-derivative gas turbines at Austin Energy's Decker Creek Power Station (Pratt & Whitney FT4C-1's) and the six turbines at Sand Hill Energy Center (GE LM6000's). These services include both planned preventative and emergency maintenance, enabling the utility to be more proactive on planned maintenance, which is expected to increase reliability of the units.

This proposed Amendment No. 1 will increase funding for these services in an amount not to exceed \$10,000,000 for the remaining approximately four years of the contract. The proposed amendment will add \$6,000,000 in spending authority to the current contract period and \$4,000,000 in spending authority to the first 24-month extension option. The additional spending authority is needed to ensure quick response for unanticipated repairs, similar to what has been performed under the contract to date, and to provide authority to implement a planned maintenance schedule, including:

- Planned overhauls on Sand Hill Energy Center's Units 1-4: Operating gas turbines and peaking units in the ERCOT market involve significant cycling service (starts and stops). After 12 years of this practice, the units have experienced increased wear and tear on engine components. Austin Energy adjusted the maintenance strategy accordingly and will use the number of starts and operating hours to drive the maintenance schedule, not only operating hours. Overhauls will be scheduled for one engine a year for the next four years.
- Planned inspections and repairs on Sand Hill Energy Center's Units 6 and 7. As these units accumulate additional hours and starts over the next four years, they will require hot section and compressor maintenance.
- Repair of the free turbine on GT-1B. During the summer of 2013, GT-1B experienced a failure of the inlet duct that resulted from vibration due to internal retaining bolt weld failures. Engineering analysis has identified a two-part preventative repair.
- Planned inspections and preventative maintenance on the seven free turbines for the remainder of the Decker fleet. The technical report and engineering analysis of the GT-1B failure has identified a two-part preventative maintenance solution to prevent this from reoccurring on the other free turbines.

While the scheduled work will help manage reliability over time, until the maintenance cycle is complete, additional corrective maintenance is anticipated in order for the units to remain reliable and available. The additional spending authority will allow for future planned inspections, routine maintenance, and overhauls, and serve as a contingency to cover corrective repairs as needed.

The additional authority represents approximately a 62.5% increase to the original contract amount. In accordance with Senate Bill 7, as adopted by the City Council as Resolution No. 040610-02, Austin Energy contracts may be increased in excess of the 25% limit required by Chapter 252 of the Texas Local Government Code.

#### Contract Summary

Action	Description	Amount
Original Contract approved 12/08/2011	Original 24-month contract	\$8,000,000
Amendment No. 1	Proposed increase to the current contract period of \$6,000,000 and first 24-month option (when exercised) of \$4,000,000.	\$6,000,000
Future Amendments	First 24-month extension option	\$8,000,000
	Second 24-month extension option	\$4,000,000
Total Revised Contract Amount		\$26,000,000



### Recommendation for Council Action (Purchasing)

Austin City Council	Item ID:	28414	Agenda Number	16
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Meeting Date:	November 7, 2013
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Department:	Purchasing
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#### Subject

Authorize award and execution of a 40-month requirements service agreement with EATON CORPORATION, for the preventative and corrective maintenance of the Uninterruptible Power Supply units, Power Distribution Units, and Static Transfer Switches for Austin Energy's System Control Center, in an amount not to exceed \$108,025.

#### Amount and Source of Funding

Funding in the amount of \$30,864 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy. Funding for the remaining 29 months of this contract is contingent upon funding in future budgets.

#### Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:	Cooperative Purchase
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Prior Council Action:	
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For More Information:	Oralia Jones, Senior Buyer/512-322-6594
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Boards and Commission Action:	October 21, 2013 - To be reviewed by the Electric Utility Commission.
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MBE / WBE:	This contract will be awarded in compliance with City Code Chapter 2-9C (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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Related Items:	
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#### Additional Backup Information

This contract will provide preventative and corrective maintenance for the following systems at Austin Energy's System Control Center (SCC): Uninterruptible Power Supply (UPS) units, Power Distribution Units (PDS) and Static Transfer Switches (STS). The SCC is the home to utility operations that manage and control the electrical power grid. The infrastructure in place at SCC is critical to maintaining all aspects of public safety, and life safety that depends on electric service. SCC is supported by dual utility feeds to ensure 99.999% reliability. The systems listed above are critical to a seamless transfer of power and ensure the uninterrupted power supply to critical equipment in the event of a power failure.

The periodic inspection and preventative maintenance services provided under this contract are in accordance with

Original Equipment Manufacturer (OEM) performance and technical specifications and/or industry best practices for similar equipment. In addition to the established maintenance schedule, the contract also provides for both routine and emergency repair services of equipment 24 hours a day, seven days a week, including holidays, with the contractor responding within eight hours of notification in the event of an emergency failure.

Austin Energy's SCC supports the mission set forth by the Electric Reliability Council of Texas (ERCOT) which manages the flow of electric power to 23 million Texas customers and represents 85 percent of the state's electric load. As the independent system operator for the region, ERCOT schedules power on an electric grid that connects 40,500 miles of transmission lines and more than 550 generation units.

Eaton Corporation, Cedar Park, Texas, is under contract through TXMAS to provide these services to other public entities in Texas. The cooperative purchasing program is coordinated by the State of Texas Comptroller of Public Accounts and allows the City to use TXMAS contracts that have been developed from contracts which were competitively bid and awarded by the General Services Administration Federal Supply.



### Recommendation for Council Action (Purchasing)

Austin City Council

Item ID:

28415

Agenda Number

17

Meeting Date:

November 7, 2013

Department:

Purchasing

#### Subject

Authorize award and execution of a six-month requirements supply agreement with HINKEL EQUIPMENT RENTAL ASSOCIATES, INC., for the lease of a 150-foot aerial device, in an amount not to exceed \$194,000 with six one-month extension options in an amount not to exceed \$28,500 per extension option, for a total contract amount not to exceed \$365,000.

#### Amount and Source of Funding

Funding in the amount of \$365,000 is available in the Fiscal Year 2013-2014 Operating Budget of Austin Energy.

#### Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing  
Language:

Sole bid received.

Prior Council  
Action:

For More  
Information:

Gabriel Guerrero, Buyer II/322-6060

Boards and  
Commission  
Action:

October 21, 2013 - To be reviewed by the Electric Utility Commission.

MBE / WBE:

This contract will be awarded in compliance with City Code Chapter 2-9D (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 is for the lease of one 150' aerial device to be used by Austin Energy's Transmission Construction and Maintenance Division. The lease of this equipment will allow Austin Energy to meet daily operational requirements while performing maintenance on its aerial devices. The utility owns a 150' and a 165' aerial device which were purchased five and seven years ago, respectively. The equipment is undergoing a complete maintenance check which includes multiple computer backups to ensure safety in stabilization, lifting operations, and other system checks. The leased aerial device will ensure everyday coverage while necessary maintenance is performed on Austin Energy's aerial devices. The price for the initial six-month term includes monthly lease charges plus a one-time delivery and pick up fee of \$23,000.

MBE/WBE Solicited: 16/25

MBE/WBE Bid: 0/0

### **BID TABULATION**

IFB No. GGU0123

150' Aerial Device

(2 – line items)

#### **VENDOR**

#### **TOTAL BID AMOUNT – 6 MONTHS**

**Hinkel Equipment Rental Associates, Inc.  
Huntingdon Valley, PA**

**\$194,000**

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

### **PRICE ANALYSIS**

- a. Sole bid. This is very specialized piece of equipment with only three known providers. All three were contacted and Hinkel Equipment was the only company with this specific piece of equipment available for lease.
- b. Nine hundred and sixty-six notices were sent, including sixteen MBEs and twenty-five WBEs. One bid was received, with no response from the MBE/WBE.
- c. This is the first lease of this size of aerial device; therefore, there is no pricing history available

### **APPROVAL JUSTIFICATION**

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

## AGENDA



## Recommendation for Council Action (Purchasing)

Austin City Council

Item ID:

28416

Agenda Number

18

Meeting Date:

November 7, 2013

Department:

Purchasing

## Subject

Authorize ratification of a contract with TEXAS ELECTRIC COOPERATIVES, for the purchase of a 345kV – 138kV, 480MVA autotransformer to be installed at the Garfield Substation for Austin Energy, in an amount not to exceed \$3,157,355.

## Amount and Source of Funding

Funding was 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.

Purchasing  
Language:

Critical Business Need

Prior Council  
Action:For More  
Information:

Gage Loots, Supervising Senior Buyer/512-322-6251

Boards and  
Commission  
Action:

October 21, 2013 - To be reviewed by the Electric Utility Commission.

MBE / WBE:

This contract will be awarded in compliance with City Code Chapter 2-D (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 is for the purchase of one 345kV-138kV, 480MVA autotransformer from Texas Electric Cooperatives, Austin, TX, for Austin Energy. Autotransformers are power transformers used in large substations to reduce the voltage level from a higher transmission voltage (345kV) to the standard urban voltage of 138kV. The ability to handle these high voltages makes autotransformers an absolute vital part of an electric utility's transmission system, especially during times of high peak load. If Austin Energy is unable to transmit power through its system due to undersized or inadequate system resources, such as transmission lines and transformers, congestion penalty charges could be levied by the Electric Reliability Council of Texas (ERCOT).

On June 27, 2013, one of two autotransformers at the Garfield Substation near Del Valle, TX, failed. The normal delivery lead time for this type of transformer is approximately one year. Since Austin Energy requires that this unit be replaced before the Summer 2014 peak load season to provide reliable service to customers and avoid congestion penalties, a Critical Business Need was issued to expedite the purchase of a replacement transformer.

A Request for Proposals (RFP) was issued on July 31, 2013, to pre-qualified firms that had previously supplied power transformers to Austin Energy. The contract was awarded on September 11, 2013 to the best evaluated proposer, Texas Electric Cooperatives. An Austin Energy evaluation team with expertise in this area evaluated the proposals and unanimously chose Texas Electric Cooperatives' proposal as the best to provide this product. Evaluation criteria used to evaluate the proposals included the technical solution, experience, delivery lead times, responsiveness to terms and conditions, local business presence, and evaluated cost (which uses the value of losses—electricity lost during the voltage reduction—to take the efficiency of the transformer into consideration).

Texas Electric Cooperatives will deliver the completely assembled and tested autotransformer to the Garfield Substation by April 30, 2014.



<b>Evaluation Category</b>	<b>Maximum Points</b>	<b>Texas Electric Cooperatives Austin, TX</b>	<b>Hyundai Heavy Industries Co., Ltd. Torrance, CA</b>	<b>ABB, Inc. St. Louis, MO</b>	<b>*SPX Transformer Solutions, Inc. Waukesha, WI</b>	<b>*Techline, Inc. Austin, TX</b>
<b>Total Evaluated Cost</b>	40	40	37	32		
<b>Technical Concept and Solutions Proposed</b>	15	12	11	12		
<b>Demonstrated Applicable Experience</b>	15	14	12	13		
<b>Delivery Lead Time</b>	10	10	8	8		
<b>Responsiveness to Terms &amp; Conditions</b>	10	9	8	8		
<b>Local Business Presence</b>	10	10	0	0		
<b>Total</b>	100	95	76	73		

\* Non-responsive. Did not meet the delivery deadline as required by the solicitation.

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.