

AGENDA



Recommendation for Council Action

Austin City Council	Item ID	65153	Agenda Number	3
Meeting Date:	12/1/2016	Department:	Austin Energy	
Subject				
Approve issuance of a rebate to Pleasant Valley Villas Housing, LP, for energy efficiency improvements at the Rosemont at Oak Valley Apartments located at 2800 Collins Creek Drive, in an amount not to exceed \$281,259 (District 3).				
Amount and Source of Funding				
Funding is available in the Fiscal Year 2016-2017 Operating Budget of Austin Energy.				
Fiscal Note				
A fiscal note is not required.				
Purchasing Language:				
Prior Council Action:				
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6450; Denise Kuehn, Director, Energy Efficiency Services (512) 322-6138.			
Council Committee, Boards and Commission Action:	To be reviewed by the Electric Utility Commission on November 14, 2016 and the Resource Management Commission on November 15, 2016.			
MBE / WBE:				
Related Items:				

Additional Backup Information

Austin Energy requests authorization to issue a rebate to Pleasant Valley Villas Housing, LP, in an amount not to exceed \$281,259, for energy efficiency measures at the Rosemont at Oak Valley Apartments located at 2800 Collins Creek Drive, in Council District 3. This rebate is funded by Austin Energy's Multifamily Weatherization Assistance Rebates Program.

The property is listed in the 13th Edition of the Guide to Affordable Housing in the Greater Austin Area published by The Austin Tenant's Council, which meets the criteria set forth for payment from the Multifamily Weatherization Assistance Rebate budget. It comprises 82 buildings and 280 apartment units, with a total of 319,000 square feet of conditioned space. This property is income restricted to income Levels A&B (total household income is 50% or less of the area median income and total household income is more than 50% but less than 60% of the area median income) and participates in the Housing Tax Credit Program and the Austin Housing Finance Corporation Bond program. The rent for a two bedroom unit is \$759, for a three bedroom unit the rent is \$821, and a four bedroom unit rents for \$841. The energy efficiency measures proposed at this property are duct sealing and solar screens. The estimated total cost of the project is \$281,259 and the rebate will cover 100% of the total cost.

These improvements will be made in accordance with Austin Energy's Multifamily Weatherization Assistance Rebate guidelines. While similar to the standard Multifamily Rebate Program, the rebates are larger for low income housing and are customized for each measure, based on historical savings and cost data.

This program is one element of Austin Energy's comprehensive Resource, Generation and Climate Protection Plan to realize 700 MW of energy efficiency and 200 MW of demand response by 2025. The original plan, approved by City Council in April 2010 and updated in December 2014, is designed in part to reduce local air pollution through energy conservation, reduce peak demand, reduce the need to purchase additional generation and assist customers in reducing electric consumption.

The avoided kilowatt-hours estimated at 643,295 kilowatt-hours per year represent a major benefit to the local environment. This project is estimated to prevent the production of the following emissions: 386 metric tons of Carbon Dioxide, 0.269 metric tons of Nitrogen Oxides, and 0.244 metric tons of Sulfur Dioxide. The project savings is equivalent to an estimated 867,279 vehicle miles traveled, the removal of 74 cars from our roadways, or the planting of 9,924 trees or 496 acres of forest in Austin's parks.

REBATE PROJECT FACT SHEET

Community Name	Rosemont at Oak Valley	
Customer Name	Pleasant Valley Villas Housing, LP	
Property Address	2800 Collins Creek Dr., 78741	
Year Built	2004	
Average Rent per Floor Plan	2BR \$759; 3BR \$821; 4 BR \$841	
Number of Rentable Units¹	280	
Housing Type²	Housing Tax Credit; Austin Housing Financing Corporation Income Levels A&B (Total household income is 50% or less of the area median income and total household income is more than 50% but less than 60% of the area median income.)	
Percent of Customer Assistance Program Discount Participants	54%	
Percent of Housing Authority of the City of Austin Housing Voucher Recipients	13%	
Total Percent Customer Assistance Program Discount Participants and Housing Authority of the City of Austin Housing Voucher Recipients	67%	
On Repeat Offender List	No ³	
Electric Utilization Intensity for this property type	9.55	
Average Electric Utilization Intensity for cohort⁴	8.29 for properties built after 2001 with gas heat	
Energy Conservation Audit and Disclosure Status⁵	ECAD Audit Complete	
Total Measure Costs		
	\$281,259	
Total Rebate – Not to Exceed		
	\$281,259	
% of Total Measure Costs		
	100%	
Rebate per Unit		
	\$1,004	
Scope of Work⁶		
Duct Seal 280 electric uncased fan coil (furred-down) units; solar screens		
Project Annual Savings at 100% Occupancy		
kilo Watts Saved – Estimated	432.6	
Dollars per kilo-Watt– Estimated	\$650	
kilo-Watt hours Saved – Estimated	643,295	
Monthly Savings Per customer - Estimated⁷		
Dollar savings	\$21	
Measures Performed - Last 10 Years at this Property		
	Completion Date	Rebate Amount
Compact Fluorescent Lamps installed	October 2008	\$28,220

¹ Energy Conservation Audit and Disclosure 2016 Energy Guide for Prospective residents lists the total number of units in the property; this may include units that are not rentable such as office spaces, model units, maintenance shops, etc.

² Per "Guide to Affordable Housing" published by The Austin Tenants' Council. Includes income requirements and restrictions.

³ <http://www.austintexas.gov/department/repeat-offender-program>

⁴ Cohort Type is determined by the year the property is built and the heating type (either gas or electric).

⁵ Owner agrees to comply with TITLE 6. ENVIRONMENTAL CONTROL AND CONSERVATION. CHAPTER 6-7. ENERGY CONSERVATION code prior to the issuance of the rebate check.

⁶ Energy (kWh) and dollars (\$) saved per project varies by both the size of the project and the type of heating. Projects with electric heat generally have higher savings than projects with gas heat.

⁷ Calculation based on 0.11 cents per kilo Watt-hours.

REBATE PROJECT FACT SHEET

Multifamily Program Averages for Duct Seal from October 2015-October2016

Measure	Average Dollars per kilo-Watt	Percent of project cost paid	Average kilo-Watt hours per project	Average number of Units per Project	Average annual dollar Savings per customer
Duct Seal	\$415	82%	262,000	213	\$135

Multifamily Rebate Program FY2017 Rebates (as of 11-01-2016):

Name	# of Units	Rebate Amount	kW Saved	\$ per kW
N/A	0	\$0.00	0	\$0.00

AGENDA



Recommendation for Council Action

Austin City Council	Item ID	65075	Agenda Number	4
Meeting Date:	12/1/2016	Department:	Austin Energy	
Subject				
Approve issuance of a rebate to Foundation Communities, for performing energy efficiency improvements at the Southwest Trails Apartments located at 8405 Old Bee Caves Road, in an amount not to exceed \$77,064 (District 8).				
Amount and Source of Funding				
Funding is available in the Fiscal Year 2016-2017 Operating Budget of Austin Energy.				
Fiscal Note				
A fiscal note is not required.				
Purchasing Language:				
Prior Council Action:				
For More Information:	Jeff Vice, Director, Local Government Issues (512) 322-6087; Denise Kuehn, Director, Energy Efficiency Services (512) 322-6138.			
Council Committee, Boards and Commission Action:	To be reviewed by the Electric Utility Commission on November 14, 2016, and the Resource Management Commission on November 15, 2016.			
MBE / WBE:				
Related Items:				

Additional Backup Information

Austin Energy requests authorization to issue a rebate to Foundation Communities, in an amount not to exceed \$77,064, for energy efficiency measures to be completed at the Southwest Trails Apartments located at 8405 Old Bee Caves Rd., in Council District 8. This rebate is funded by Austin Energy's Multifamily Weatherization Assistance Rebates Program.

The property is listed in the 13th Edition of the Guide to Affordable Housing in the Greater Austin Area published by The Austin Tenant's Council, which meets the criteria set forth for the Multifamily Weatherization Assistance Rebate Program. Southwest Trails Apartments is comprised of 17 buildings and 160 apartment units, with a total of 168,416 square feet of conditioned space. Foundation Communities is a nonprofit organization that provides affordable housing. This community is income restricted: Income Level A (Total household income is 50% or less of the area median income.) The rent for one bedroom units is \$655; \$780 for the two bedroom units; and \$899 for the three bedroom units. The energy efficiency measure proposed at this property is duct sealing. The estimated total cost of the project is \$77,064; the rebate will cover 100% of the total cost.

These improvements will be made in accordance with Austin Energy's Multifamily Weatherization Assistance Rebate guidelines. While similar to the standard Multifamily Rebate Program, the rebates are larger for low income housing and are customized for each measure, based on historical savings and cost data.

This program is one element of Austin Energy's comprehensive Resource, Generation and Climate Protection Plan to realize 700 MW of energy efficiency and 200 MW of demand response by 2025. The original plan, approved by City Council in April 2010 and updated in December 2014, is designed in part to reduce local air pollution through energy conservation, reduce peak demand, reduce the need to purchase additional generation and assist customers in reducing electric consumption.

The avoided kilowatt hours (kWh) estimated at 131,848 kWh per year represents a major benefit to the local environment. This project is estimated to prevent the production of the following air pollutants: 79.2 metric tons of Carbon Dioxide (CO₂), 0.055 metric tons of Nitrogen Oxides (NO_X), and 0.050 metric tons of Sulfur Dioxide (SO₂). The project savings is equivalent to an estimated 177,175 vehicle miles traveled, the removal of 15 cars from our roadways, or the planting of 2,034 trees or 102 acres of forest in Austin's parks.

REBATE PROJECT FACT SHEET

Community Name	Southwest Trails				
Customer Name	Foundation Communities				
Property Address	8405 Old Bee Caves Rd, Austin TX, 78735				
Year Built	2001				
Average Rent per Floor Plan	1BR \$655; 2BR \$780; 3BR \$899				
Number of Rentable Units¹	160				
Housing Type²	Nonprofit, affordable housing; Housing Tax Credit; Austin Housing Financing Corporation (AHFC); Income Level A (Total household income is 50% or less of the area median income.)				
% Customer Assistance Program (CAP) Discount	41% - 66 residents are CAP discount participants				
Housing Authority of the City of Austin (HACA) Housing Vouchers	11% -18 residents receive HACA housing vouchers.				
Total % CAP Discount/HACA	52%				
On Repeat Offender List	No ³				
Electric Utilization Intensity (EUI) for this property type	7.45				
Average EUI for cohort⁴	8.29 for properties built after 2001 with gas heat				
Energy Conservation Audit and Disclosure (ECAD) Status⁵	ECAD Audit Complete				
Total Measure Costs					
	\$77,064				
Total Rebate – Not to Exceed					
	\$77,064				
% of Total Measure Costs					
	100%				
Rebate per Unit					
	\$482				
Scope of Work⁶					
Duct Seal 160 electric uncased fan coil (furred-down) units.					
Project Annual Savings at 100% Occupancy					
kilo Watt (kW) Saved – Estimated	128.4				
\$/kW – Estimated	\$600				
kilo-Watt hours (kWh) Saved – Estimated	131,848				
Monthly Savings Per customer - Estimated⁷					
Dollar savings	\$8				
Measures Performed - Last 10 Years at this Property		Completion Date	Rebate Amount		
Compact Fluorescent Lamps (CFL's) installed		January 2009	\$16,532		
Multifamily Program Averages for Duct Seal from October 2015-October2016					
Measure	Avg\$/kW	% of project	Avg kWh per	Avg # of Units per	Avg annual dollar Savings

¹ ECAD 2016 Energy Guide for Prospective Tenants lists the total number of units in the property; this may include units that are not rentable such as office spaces, model units, maintenance shops, etc.

² Per "Guide to Affordable Housing" published by The Austin Tenants' Council. Includes income requirements and restrictions.

³ <http://www.austintexas.gov/department/repeat-offender-program>

⁴ Cohort Type is determined by the year the property is built and the heating type (either gas or electric).

⁵ Owner agrees to comply with TITLE 6. ENVIRONMENTAL CONTROL AND CONSERVATION. CHAPTER 6-7. ENERGY CONSERVATION code (ECAD Ordinance) prior to the issuance of the rebate check.

⁶ Energy (kWh) and dollars (\$) saved per project varies by both the size of the project and the type of heating. Projects with electric heat generally have higher savings than projects with gas heat.

⁷ Calculation based on 0.11 cents per kWh.

REBATE PROJECT FACT SHEET

		cost paid	project	Project	per customer
Duct Seal	\$415	82%	262,000	213	\$135
Multifamily Rebate Program FY 2017 Rebates (as of 10-01-2016):					
Name	# of Units	Rebate Amount	kW Saved	\$ per kW	
N/A	0	\$0.00	0	\$0.00	

AGENDA



Recommendation for Council Action (Purchasing)

Austin City Council	Item ID:	64893	Agenda Number	5
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Meeting Date:	December 1, 2016
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Department:	Purchasing
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Subject

Authorize negotiation and execution of a 36-month contract with CHARGEPOINT, INC., to provide electric vehicle plug-in charging station software and support services, in an amount not to exceed \$420,000, with two 12-month extension options in an amount not to exceed \$140,000 per extension option, for a total contract amount not to exceed \$700,000.

Amount and Source of Funding

Funding in the amount of \$140,000 is available in the Fiscal Year 2016-2017 Operating Budget of Austin Energy. Funding for the remaining 26 months of the original contract period and extension options is contingent upon available funding in future budgets.

Fiscal Note

A fiscal note is not required.

Purchasing Language:	Sole Source
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Prior Council Action:	
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For More Information:	Raymundo Moncada Jr., Senior Buyer Specialist Corporate, 512-322-6594
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Boards and Commission Action:	November 14, 2016 - To be reviewed by the Electric Utility Commission. November 15, 2016 - To be reviewed by the Resource Management Commission.
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Related Items:	
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MBE / WBE:	This contract is exempt from the City Code Chapter 2-9C Minority Owned and Women Owned Business Enterprise Procurement Program; therefore, no subcontracting goals were established.
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Additional Backup Information

The contract is for electric vehicle charging station software, communications, and support services, including subscription to the software platform, network services, applications, upgraded stations and support services necessary to register electric vehicle (EV) charging stations in the Austin Energy service territory for online availability and station reliability. The software and network applications enable connection and registration of charging stations, data collection and reporting (including carbon dioxide reductions), upgraded station reliability support, driver mobile application support, and driver access for payment processing.

This program further supports Resolution 20160505-025 to develop a City EV fleet adoption plan and Resolution 20070215-023 to achieve a carbon neutral fleet by 2020. Austin Energy currently operates 262 ChargePoint®

compatible charging stations throughout its service area. Stations in the Plug-In EVerywhere™ network are 100% powered with renewable energy through the Austin Energy GreenChoice™ Program, thus further supporting the 2020 climate protection and generation plan. Austin Energy anticipates another 200 – 300 managed charging stations (with one or two charging ports provided per station) added to its network over the next three years.

Austin Energy’s Plug-In EVerywhere™ program currently offers commercial and multi-family customers the option to join a growing network of charging stations. The customer pays for the charging station and installation and receives a rebate of 50%, up to \$4,000 per dual-port, Level 2 station. In addition, the customer agrees to transfer customer billing, network management (utilizing the ChargePoint Network platform), and station maintenance to Austin Energy.

ChargePoint, Inc. is sole provider of these proprietary services due to required compatibility with the existing electric vehicle charging station equipment owned, operated and maintained by Austin Energy as part of its Plug-In EVerywhere™ network program. ChargePoint, Inc. only offers these services directly, without the use of authorized third parties or distributors.

The current contract expires on December 31, 2016 and was for a term of three years with total authorization of \$210,540. The requested authorization for the new contract is based on forecasted growth in the number of charging stations over the term of the contract.

CHARGEPOINT INC.				
	# months	Contract Amount	Contract Amendment	Revised Amount
Original Term	36	\$ 420,000	n/a	n/a
Extension Option 1	12	\$ 140,000	n/a	n/a
Extension Option 2	12	\$ 140,000	n/a	n/a
TOTAL	60	\$ 700,000	\$ -	\$ -