1.0 - Scheduled Maintenance Project Program Proposal-KCCD

Scheduled Maintenance Projects $5,000 to $400,000

District: Kern Community College District
Initial Date: 6/16/2010

Project Title: Energy Management System (EMS) Replacement and Integration
Activity Code: 

Briefly Describe why this project needs to be implemented. (College to fill in data)
The existing Honeywell Energy Management System (EMS) is very old antiquated and has failed. Software and hardware are non-existent. This system controls the HVAC for Levinson Hall, the Campus Center, Administration Bldg, Science/Engineering, Math Science, Agriculture, Student Services, Speech Arts & Music, Family & Consumer Education and Humanities. This system also controlled all BC parking lighting and some interior building lighting. At the present time there is no way to control temperatures in class rooms and lighting in the mentioned areas. Systems have to be manually turned on in the mornings and turned off at night. The lighting also has to be addressed manually. The Thermal Energy Storage System cannot operate without this system repair/upgrade.

Briefly Describe the Proposed Project's Intent and Scope. (College or Architect to fill in data)
The intent of this project is to provide the campus with a non-proprietary EMS system that can control HVAC, security and lighting through out the campus. The scope shall include to provide and install Dell server, two work stations and all programming for a campus wide control and monitoring system. Install new EMS controls in the following buildings: Agriculture, Campus Center, Family & Consumer Ed, Humanities, Student Services, Math Science, Allied Health, Science/Engineering, Speech Arts & Music, Levinson Hall, Library, Stadium and Tennis Courts. All Honeywell systems will be replaced campus wide. Control integration in buildings: Administration, Gymnasium, Applied Sci & Tech, Bookstore & Business Office, Language Arts and Central Plant. In addition, campus lighting and security systems will also be incorporated gradually into this application.

Check One Box Only for Each Category

Project Type: Roof ☐ Utilities ☐ Mechanical X ☐ Exterior ☐ Other ☐
Facility Type(s) Involved: Classroom/Laboratory ☐ Physical Education ☐ Library/LRC ☐ Support Services ☐
Faculty/Administration Offices ☐ Theater/Performing Arts ☐ Warehouse/Maintenance ☐ Child Care ☐
Campus wide ☒ Other: ☐ Cafeteria ☐

How long has Problem Existed? ☐ 0 yrs. ☒ 6 mo.-1 yr. ☐ 1-2 yrs. ☐ 2-5 yrs. ☐ Always ☐

Direct Immediate Effect(s) if Uncorrected: ☒ Campus Facility Closure
Safety Hazard ☐ Code Violation ☐ Greater Future Damage/Costs ☐
Inconvenience ☐ Disruption of Program(s) ☒ Potential Future Damage/Costs ☐

Corrective Method: Repair/Refinish Existing ☐ Replace w/Comparable Unit ☐ Upgrade ☒

Budget Summary (data is calculated by program from backup sheet)

1. Permits and Fees (Architect/Eng., Plan Check Fees, Misc.-13% max.) 0.00% $ 0.00
2. Construction Costs $ 496,650.00
3. Inspection/Testing $ 0.00
4. Contingency 8% $ 39,700.00
5. Total Project Cost (Sum of items 1 through 4) $ 536,300.00

I hereby submit this proposal for Scheduled Maintenance work at the above indicated campus. The work indicated will be completed as outlined in project scope if approved and funded by KCCD.

College Approvals:

President: 6/23/10
M/O Director: 6/21/10
Prepared by: Joe De Rosa 6/18/2010

Return: Kern Community College District
Construction Group
2100 Chester Avenue, Room 210
Bakersfield, CA 93301
Att: Kim Crews
2.0 - Scheduled Maintenance Cost Estimate - Supporting Data

District: Kern Community College District
College: Bakersfield College
Project: Energy Management System (EMS) Replacement and Integration

Estimate Prepared by: Gary Reed
Date Prepared: 06/16/10

Bidding Procedure to be used:
- [ ] Formal Bid w/Advert. (over $130k)
- [ ] Informal ($30k to $130k)
- [ ] RFP ($0 to $30k)
- [X] Special (see remarks)

1. PERMITS AND FEES

A. Architect/Engineer's fee
   x 10% =

B. Other costs
   1. Advertising $0.00
   2. Printing $0.00
   3. DSA fees $0.00
   4. HM testing $0.00
   5. Special inspection $0.00

Total Permits and Fees $0.00

2. MAINTENANCE

<table>
<thead>
<tr>
<th>Scope of Work</th>
<th>Quantity</th>
<th>Unit cost</th>
<th>Total costs</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Base Scope</td>
<td>1</td>
<td>$25,811.00</td>
<td>$25,811.00</td>
</tr>
<tr>
<td>2. Additional Work Station</td>
<td>1</td>
<td>$9,779.00</td>
<td>$9,779.00</td>
</tr>
<tr>
<td>3. Install New Controls in Buildings</td>
<td>1</td>
<td>$291,000.00</td>
<td>$291,000.00</td>
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<tr>
<td>4. Integration of controls in buildings</td>
<td>1</td>
<td>$70,000.00</td>
<td>$70,000.00</td>
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<tr>
<td>5. Owner's Allowance</td>
<td></td>
<td>$100,000.00</td>
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Total Maintenance $496,590.00

3. INSPECTION COST/TESTING

<table>
<thead>
<tr>
<th>Sublet testing</th>
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<tr>
<td>1. month @</td>
<td>5</td>
<td>$0.00</td>
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4. CONTINGENCY

| 8% x                                   | $496,590|         | $39,727  |

5. TOTAL PROJECT COST

$536,317
3.0 Approvals/Funding History

If project is going to be funded in any part by SRID funds, confirmation that project is listed on initial bond project listing shall be confirmed and approved by the undersigned.

Confirmed SRID Project Number by:

Tom Burke
Date: 6-29-10

INITIAL PROGRAM

Project Budget $ 436,300

College Facility Director
Date: 6-23-10

College President
Date: 6-23-10

KCCD Construction Group/Accounting
Date: 6-22-10

KCCD Director Construction
Date: 4-24-10

KCCD Chief Financial Officer
Date: 07/05/10

KCCD Chancellor
Date

DESIGN COMPLETE, PROGRAM APPROVAL

Project Budget

College President
Date

KCCD Director Construction
Date

WD's COMPLETE, PROGRAM APPROVAL

Project Budget

College President
Date

KCCD Director Construction
Date

If project budget or scope increases or decreases during any approval after initial Program the College President shall secure Chief Financial Officer and Chancellor approval and document in log history below. If project funds are not available for augmentation, and project is not implemented timely, funds will revert back to District SM fund.

Project contingency shall not be used for augmentation of project through out the approval process. Augmentation may require Board of Trustees approval if funds are available.

Change of Scope/Budget Approval Log History

<table>
<thead>
<tr>
<th>#</th>
<th>Date</th>
<th>Scope/Funding Adjustment</th>
<th>College</th>
<th>District</th>
<th>Addit Cost</th>
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District use only below this line

Funding Sources

<table>
<thead>
<tr>
<th>Source</th>
<th>Amount $</th>
<th>Remarks</th>
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</thead>
<tbody>
<tr>
<td>1 California Chancellor's Office</td>
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</tr>
<tr>
<td>2 Kern CCD SRID</td>
<td>$ 536,317</td>
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<tr>
<td>3 College</td>
<td>$ -</td>
<td></td>
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<tr>
<td>4 Grant</td>
<td>$ -</td>
<td></td>
</tr>
<tr>
<td>5 Donation</td>
<td>$ -</td>
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</tr>
<tr>
<td>6 Other</td>
<td>$ -</td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td>$ 536,317</td>
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</tbody>
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Project Cost $ 536,317

Difference $ -

 SHALL NOT BE A NEGATIVE VALUE

Approval Items | Date Approved
---|---

Project SRID initial project list #/by
Project on College SM plan and District Audit
District approval to bid project
Board's Consent of Project
Board approval of NOC
Final construction cost $ -
Final project cost $ -
Project augmentation $ -
Project Change Orders Total $ -
Project errors and omissions by Architect $ -

Project Appropriation

<table>
<thead>
<tr>
<th>Ph</th>
<th>Budget</th>
<th>Date Approved</th>
<th>By</th>
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<tbody>
<tr>
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<td>$ 536,300</td>
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</tbody>
</table>

$ 536,300 Total Program Costs

| $ - | District Contig. |
| $ - | District Costs |
| $ - | Other costs |

$ 536,300 Total District Project Costs

Project Program adjustments, events and specials.

6/16/10- Special Project not formalized bidding per PCC. This project is an emergency and will be purchased through a California Multiple Award Schedules (CMAS) contract.

2/21/10- Project to be awarded to Emcor using their GSA contract #GS-21-F-0068W.