



## ***RESOLUTION No. 2015-3215***

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**A RESOLUTION AUTHORIZING THE CITY MANAGER PRO TEM TO APPROVE THE REPLACEMENT OF THE CITY HALL HEATING VENTILATING, AND AIR CONDITIONING (HVAC) CONTROL SYSTEM BY THE CITY'S HVAC CONTRACTOR, ALLIANT SYSTEMS, IN THE AMOUNT OF \$66,979.00**

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### **RECITALS:**

1. The City's HVAC control system in City Hall is outdated, in poor working order, experiencing frequent malfunctions, and is in danger of complete system failure.
2. The temperature is not consistent in all areas of City Hall, is difficult to control, and requires constant monitoring and emergency repair service calls.
3. The current malfunctioning HVAC control system is not energy efficient, increasing maintenance, repair, and operational costs.
4. Replacement of the HVAC control system will improve energy efficiency, eliminate constant monitoring by staff and eliminate the need for emergency repairs, reducing costs for system maintenance, repair, and operation.
5. Replacing the entire City Hall HVAC control system at one time will reduce the cost of replacement of the control system in a piece meal approach, minimize facility and staff disruptions, and realize immediate operational cost savings.
6. The replacement of the City Hall HVAC control system has been reviewed, and has been approved by the Energy Trust of Oregon as eligible for an estimated energy efficiency incentive of \$13,288.50, further reducing final replacement costs.
7. Alliant Systems is the current City of Newberg's HVAC maintenance and repair contractor and has extensive knowledge of the City Hall HVAC system, which will minimize replacement, maintenance and operational costs.
8. The cost of the HVAC control System replacement was approved in the FY 2015-2016 City budget.

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**THE CITY OF NEWBERG RESOLVES AS FOLLOWS:**

1. The City Council, acting as Contract Review Board for the City, does hereby authorize the City Manager Pro Tem to approve the replacement of the City Hall HVAC control system by the City's HVAC contractor, Alliant Systems, in the amount of \$66,979.00, per scope of work as attached in Exhibit "A", which is hereby adopted and by this reference incorporated.

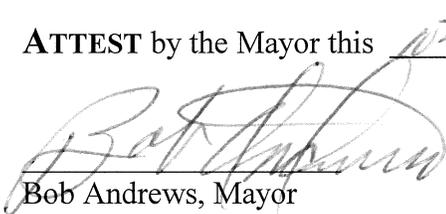
➤ **EFFECTIVE DATE** of this resolution is the day after the adoption date, which is: September 9th, 2015.

**ADOPTED** by the City Council of the City of Newberg, Oregon, this 8<sup>th</sup> day of September, 2015.



Sue Ryan, City Recorder

**ATTEST** by the Mayor this 8<sup>th</sup> day of September, 2015.



Bob Andrews, Mayor



Providers of innovative mechanical services HVAC ■ Plumbing ■ Service ■ Controls ■ Energy Services ■ Engineering

August 18, 2015

Proposal No. 8675

Clinton Alley  
City of Newberg  
500 W Third Street  
Newberg, OR 97132

Subject: City Hall Controls Upgrade

Dear Clinton,

Alliant Systems is pleased to submit for your consideration our proposal to the City Hall controls system. Scope and pricing are based on our recent site visit, conversation and history with this facility.

**Inclusions:**

- Replace antiquated control system with Innotech DDC controls. Retrofit includes (2) rooftop package units and (22) individual zones (VAV boxes).
- Demo of existing controls serving rooftop units and individual zones (VAV boxes).
- Furnish and install new Innotech controllers for (2) rooftop units and (22) individual zones (VAV boxes.) Includes (22) new deluxe LCD wall sensors, duct transducers, relays and actuators at the rooftop unit. New actuators and sensors for each zone, outside air and relative humidity sensors and control wiring.
- Furnish and install new communication wiring/network.
- Provide a system component and floor plan with graphics and remote notification. This will provide precise control based on a volume and discharge air temperature, improved demand ventilation control, central and remote access visualization and control and full time of day scheduling.
- Furnish and install Innotech Magellan Explorer software (custom graphics, animations, system navigation and trending).
- Furnish and install FM web server to provide remote notifications.
- Programming, scheduling and commissioning.
- Labeling.
- As-built drawings.
- Owner training including Innotech owner manuals, drawings, and schematics.
- Project management and install coordination with City of Newberg personnel and their tenants.
- Alliant Systems will work with Energy Trust of Oregon to obtain all available incentive monies that this project may qualify for.

**Project Price .....\$66,979.00**

**Exclusions:**

- Premium-pay for weekend and after hours work.
- Internet connection.
- Work outside of proposed scope.
- Assumes the use of existing onsite PC.
- Repairs to existing mechanical systems.
- Cutting, patching and painting if necessary.

We appreciate the opportunity to assist you with this project. Please do not hesitate to contact me if you have any questions or concerns regarding this proposal. My direct contact information is below. If this proposal is acceptable to you, please sign and date below, and return to my attention.

Regards,

Nate Suva  
Account Executive  
503.619.4074 direct  
[n.suva@alliant-systems.com](mailto:n.suva@alliant-systems.com)

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Authorizing Signature / Date