

North Police Boiler Failure/ HVAC Upgrade Project Timeline

Early October 2007	Facilities Maintenance staff found cracked heat exchanger on North boilers and took out of service. Water on floor in mechanical room. South boiler on line and operating fine, but showing same signs of corrosion as north one.
10/9/2007	Projected estimate at that time was \$120,000 to \$150,000 to upgrade HVAC <u>and</u> replace boiler.
10/10/2007	Mike Hein provided initial input to replacing the boilers and upgrading the HVAC system. Decided to replace with variable volume system and controls upgrade. Received quote for Aerco boiler/ ordered shortly afterwards. Decided to have Facilities Maintenance replace boilers.
10/15/2007	Boiler arrived on site and work order written to install 1st new boiler.
11/28/2007	1st Boiler installed and running.
12/28/2007	Water lines insulated complete on 1st boiler.
Jan-08	Second boiler installed and Ridgetop roofing installed flashing on roof for second boiler vents lines. Allowed for start up of unit.
Late March 2008	Aerco rep started up second boiler
4/4/2008	First official meeting with Hein Engineering to determine scope of HVAC redesign.
4/28/2008	2nd design meeting with Hein Engineering.
6/16/2008	
	Intermittent failures of existing HVAC BAC control by CSI. Took several attempts/weeks to get reprogrammed. CSI lost their computer to support system our system and we abandoned the CSI controller for the air handling unit since it required a \$3,000 upgrade. Replaced with compatible Honeywell controller for anticipated HVAC system upgrade project.
July thru August 2008	90% design meeting with Hein Engineering.
9/4/2008	Budget Estimate of \$185,000 from Hein Engineering Available.
10/10/2008	
	Capital Budget Amendment discussed. FM determined not to move forward with Capital Budget Amendment because with the downturn in the Construction industry there was a chance that prices would be very good. Plans and Specs for the North Police HVAC Energy Efficiency Upgrade was approved by Council. Attached with Plans and Specs is a Report detailing the energy efficiency of the project - Report called North Police HVAC Energy Efficiency Upgrade
Nov. 11, 12,13, 2008	
12/2/2008	
1/21/2009	BPW Approved Award - \$156,867 with 8% contingency
1/26/2009	BOE Approved Budget Amendment

2/3/2009

Council Action to Award Contract and Amend MPD
budget