

**COUNCIL ACTION FORM**

**SUBJECT: FIRE STATION #3 – HEATING, VENTILATION & AIR CONDITIONING (HVAC) SYSTEM MODIFICATIONS**

**BACKGROUND:**

On October 28, 2014, City Council awarded a contract to Converse Conditioned Air in the amount of \$58,588 to install a new HVAC system for the living quarters in Fire Station #3. That work is now completed, and the project is ready for final acceptance by the City Council.

As background, Fire Station No. 3 was built in 2002 and used a hydronic heating system (boilers, piping, heat exchangers, etc.) to heat the entire facility. A roof mounted air-handler was used to cool the living quarters and the administrative area of the fire station.

The configuration of that existing system inhibited the flow of heating water to the living quarters and administrative area, resulting in inconsistent and insufficient heat during winter months. After an evaluation of this configuration, it was decided to install a new HVAC system for the living quarters and to retain the hydronic system for the garage area.

Staff administratively approved one change order to authorize changes to a door due to different wall thickness, new lighting, additional ductwork, removal of abandoned wiring, and minor plumbing. That change order totaled \$6,479, bringing the total contract amount to \$65,067. The cost to design the new HVAC system was \$3,800, bringing total project costs to \$68,867.

Since this project will result in substantial energy savings, funds from the City's Cool Cities account were tapped to finance the installation. Cool Cities funding was established by the City Council in order to increase energy efficiency and sustainability within City operations and to reduce our overall carbon footprint. The Cool Cities account balance is currently \$70,957.

**ALTERNATIVES:**

1. Accept the Fire Station #3 – HVAC modifications as completed by Converse Conditioned Air of Ames, Iowa, in the amount of \$68,867.
2. Direct staff to pursue modifications to the project.

**MANAGER'S RECOMMENDED ACTION:**

This project will provide more economical and efficient systems to properly condition the living quarters of Fire Station #3. The project has been completed as specified, and final payment to the contractor should now be authorized.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.