

CHABOT-LAS POSITAS COMMUNITY COLLEGE DISTRICT

August 19, 2008

Agenda Item: 6.3

Subject: Approval of Modification to Existing Professional Service Agreement with Enovity for Total Building Commissioning Services for Measure B Bond Projects

Background: In March 2006, the District published Request for Qualifications (RFQ) #G-06 seeking to identify firms qualified to provide LEED and other Commissioning Services for Measure B projects, on an as-needed basis. On May 16, 2006, the results of the qualifications based selection process were submitted to the Board of Trustees and District staff was authorized to use Enovity for individual, project-specific assignments at Las Positas College. On September 19, 2006, the Board of Trustees authorized award of a contract to Enovity for LEED Commissioning Services for the College Center for the Arts (CCA) and Child Development Center (CDC) projects at Las Positas College. LEED Commissioning Services include testing of energy consuming building systems such as the Heating, Ventilation and Cooling system, lighting controls and hot water.

As the Las Positas College Measure B Facilities Modernization Program transitions to the construction phase the District's quality assurance program recommends Total Building Commissioning Services for our projects. In addition to LEED Commissioning Services, Total Building Commissioning includes comprehensive testing of building electrical distribution systems, emergency back-up generators and Uninterruptible Power Supplies (UPS) where applicable, information technology, fire / life safety, security, and access control systems prior to acceptance and occupancy of the projects. Tests will insure these critical building systems are installed and perform as designed, including confirmation that emergency generators and UPS systems operate as designed in various emergency scenarios.

Through their response to RFQ #G-06 Enovity demonstrated their experience and expertise with various types of commissioning services in addition to LEED commissioning. During the course of their LEED commissioning work Enovity has developed familiarity with the Las Positas College construction projects and District building and system standards, which brings value to the Total Building Commissioning effort. Enovity has submitted the following proposals for Total Building Commissioning, which will be funded within the project budgets:

Agenda Item: 6.3
August 19, 2008
Page 2

○ College Center for the Arts	\$ 51,000
○ Child Development Center	\$ 46,000
○ Maintenance and Operations Facility	\$ 60,000
○ Information Technology Building	\$184,000
○ Central Utility Plant	<u>\$ 99,000</u>
Total:	\$440,000

Recommended Action: That the Board of Trustees approves the Modification to the Professional Service Agreement with Enovity of San Francisco, CA for Total Building Commissioning Services for Measure B Bond Projects in the amount not to exceed \$440,000. It is further recommended that the Board authorize the Vice Chancellor, Business Services, to execute the agreement and any future augmentations or amendments to the agreement on behalf of the District. Funding Source: Measure B Bond Funds

Submitted: Jeffrey M. Kingston/Date

Approved: Joel L. Kinnamon/Date

_____ APPROVED

_____ DISAPPROVED

_____ TABLED

