

**PROPOSAL/AGREEMENT TO PROVIDE
District Energy Manager and Training Services**

For



Central Unified School District

4605 N. Polk Avenue
Fresno, CA 93722

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Prepared by:

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PURPOSE OF AGREEMENT

Indoor Environmental Services (“IES”) is pleased to offer our assistance to Central Unified School District (“District”). IES will assist the District with an IES Energy Manager agreement to partner with District personnel to aide in the ongoing efficiency of energy and training within the District.

ENERGY TARGET AND GOAL OF SERVICES:

The energy savings and cost avoidance target will continue to be a 5% reduction of the 2015/16 fiscal year baseline or when the first update or change is implemented. Given the District’s total utility cost of approximately \$2.7M in 2015 this would yield a continual cost savings/avoidance of approximately \$130,000.

External factors that affect energy consumption including changes in ADA, weather, or major site end-usage changes will be considered when completing performance evaluation.

ENERGY MANAGEMENT AND TRAINING SERVICES:

Energy Management

Responsibility is to improve energy efficiency by evaluating the school’s energy use and implementing energy policies, strategies, programs, and energy measures.

- Semi-Annual site inspections and semiannual utility bill analysis to identify saving opportunities and efficiency issues that may arise.
- Semiannual energy monitoring review and discussion with District personnel to evaluate performance, implement policies, and make further improvements.
- Annual remote update and re-programming of Central East High School holiday schedule and operating hours. IES will coordinate with Central Unified staff every 6 months to capture potential efficiency in change of site operation.
- Annual on-site update and re-programming of central control systems: Rio Vista Middle, Glacier Point Middle, River Bluff Elementary, Saroyan Elementary, Steinbeck Elementary, Harvest Elementary and Polk Elementary for holiday schedules and operating hours. IES will coordinate with Central Unified staff every 6 months to capture potential efficiency in change of site operation.
- One-time install of up to 550 WiFi cards for T6800 Venstar thermostats at 22 District sites.
- Semi-annual holiday schedule and operating hour re-programming of all WiFi connected Venstart thermostats using Venstar Online Portal.

Training

Training and information focused on helping staff understand how they can support and maximize the achievement of energy savings envisioned by the funded project.

Energy education for classified staff:

- One (1) 2-hour training to maintenance staff from qualified IES technician on the importance of preventative maintenance (PM), suggestions for a quality PM program, and typical PM tasking for school Districts or Training on Thermostat online portal and updating Thermostat settings.
- One (1) 1-hour training to custodial lead staff from IES representative to demonstrate importance of energy conservation, management, behavioral changes, and benefit to District and employees.
- All lessons are to be coordinated with energy manager site visits. Lessons or material will be provided to the District to review prior to delivering.

Scope Assumptions and Clarifications

- This Scope of Work is based on the assumption that unfettered access to the work areas will be provided to IES including full admin control rights and full access for use.
- Full access to online utility accounts and approval to obtain utility billing information.
- Coordination with appropriate staff to coordinate and complete updates and tasking as necessary. Including WiFi access codes, and access keys to all sites for installation.
- The customer will maintain business class DSL line with static IP at JACE for remote connection and monitoring of Central East system.
- All systems, databases, and software being installed will be the customer's property and will not need any special permission or license to operate.
- IES may require after hour access to be arranged with district from 5PM to 8AM.
- Additional tasks as requested by the District above and beyond this scope will be billable. IES will not perform additional services without prior District authorization.

HVAC Controls / Energy Manager Scope of Work Exclusions

The following exclusions have not been estimated in the above Scope of Work:

- Warranty, repair and/or upgrades to the existing control and electrical systems and system components found in disrepair or not compliant to code. Any and all system defects as a result of pre-existing condition.
- Overtime labor.
- Any and all other items not specified in this scope.
- Modifications, updates, or re-starts of thermostats due to Wi-Fi network configuration or outages.

Services TERM Summary:

Services will be implemented for a term of 3 years and renewed annually thereafter with District approval.

Initial service order to install and commission Wi-Fi cards for all Venstar Thermostats: \$ 69,800
Annual invoicing for Energy Management and Training Services: \$ 44,210

First annual invoice and initial service order will be submitted to the District upon signed agreement.
All subsequent invoices will be submitted annually.

This agreement is between Central Unified School District and Indoor Environmental Services.

Kelly Porterfield
Assistant Superintendent Chief Business
Officer

Stan Butts
Vice President, IES

Date

Date