

Upper Adams School District GESA Project Review

January 8, 2019











Agenda



+ Review ESCO Scope of Work

- Recommended Scope
- Final Pricing

Bendersville Elementary LED Upgrades Bendersville Elementary Bulleting Envelope Upgrades Bendersville Elementary Merchanical Insulation Bendersville Elementary Merchanical Insulation Bendersville Elementary Merp Upgrades Bendersville Elementary Merp Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Mindows & Pepiscement Bendersville Elementary Merchanical Pepiscement Arendsville Arendsville Elementary Generator Replacement Arendsville Elementary UED Upgrades Arendsville Elementary Windows Elisabetion	\$ \$ \$	ECM Cost sentary School 38,842 7,180 10,369 1,372,554 259,626	\$ \$ \$ \$	ECM 20 Year Savings 106,535 39,634 22,316	Development Status Final	Program 3
Bendersville Bementary LED Upgrades Bendersville Bementary Building Erwelope Upgrades Bendersville Bementary Bellding Erwelope Upgrades Bendersville Bementary MEP Upgrades Bendersville Bementary MEP Upgrades Bendersville Bementary MEP Upgrades Bendersville Bementary Mindows & Doors Upgrades Bendersville Bementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Generate Meplacement Bendersville Elementary Generate Meplacement Arendsville Arendsville Bementary Building Erwelope Upgrades Arendsville Elementary LED Upgrades Arendsville Elementary Windows Einskuldton	\$ \$ \$ \$ \$ \$ \$	Cost sentary School 38,842 7,180 10,369 1,372,554 259,626	\$	20 Year Savings 106,535 39,634	Status Final	
Bendersville Elementary LED Upgrades Bendersville Elementary Bulleting Envelope Upgrades Bendersville Elementary Merchanical Insulation Bendersville Elementary Merchanical Insulation Bendersville Elementary Merp Upgrades Bendersville Elementary Merp Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Mindows & Pepiscement Bendersville Elementary Merchanical Pepiscement Arendsville Arendsville Elementary Generator Replacement Arendsville Elementary UED Upgrades Arendsville Elementary Windows Elisabetion	\$ \$ \$ \$ \$ \$ \$	38,842 7,180 10,369 1,372,554 259,626	\$	106,535 39,634	Final	,
Bendersville Elementary Building Erwelope Upgrades Bendersville Elementary Mechanical Insulation Bendersville Elementary Mechanical Insulation Bendersville Elementary Met Dygrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Bathroom Renovations Bendersville Elementary Bathroom Renovations Bendersville Elementary Bathroom Replacement Bendersville Elementary Generator Replacement Arendstwille Arendstwille Elementary LED Upgrades Arendstwille Elementary LED Upgrades Arendstwille Elementary Wednical Insulation	\$ \$ \$ \$ \$ \$	7,180 10,369 1,372,554 259,626	\$	39,634		
Bendersville Elementary Mechanical Insulation Bendersville Elementary MEP Upgrades Bendersville Elementary MEP Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Bastnoom Benovations Bendersville Elementary Misch Room Carpet Replacement Bendersville Elementary Generator Replacement Arendsville Arendsville Elementary ED Upgrades Arendstville Elementary LED Upgrades Arendstville Elementary Wednical Insulation	\$ \$ \$ \$ \$	10,369 1,372,554 259,626	\$			
Bendersville Elementary MEP Upgrades Bendersville Elementary Boiser Room Upgrao Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Bathroom Renovations Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Generator Replacement Arendtsville Elementary LED Upgrades Arendtsville Elementary UED Upgrades Arendtsville Elementary Wednickal insulation	\$ e \$ \$ \$	1,372,554 259,626	\$	22.316	Final	
Bendersville Elementary Boiler Room Upgros Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Bathroom Renovations Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Generator Replacement Arendsville Elementary LED Upgrades Arendsville Elementary Building Erwelope Upgrades Arendsville Elementary Wednical Insulation	e \$ \$ \$ \$	259,626			Final	
Bendersville Elementary Windows & Doors Upgrades Bendersville Elementary Bathroom Renovations Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Generator Replacement Arendstsville Elementary LED Upgrades Arendstville Elementary Budding Envelope Upgrades Arendstville Elementary Wedhalical insulation	\$	-	,	24,116 8,451	Final Final	
Bendersville Elementary Bathroom Renovations Bendersville Elementary Music Room Carpet Replacement Bendersville Elementary Generator Replacement Arendtsville Elementary Generator Replacement Arendtsville Elementary LED Upgrades Arendtsville Elementary Building Envelope Upgrades Arendtsville Elementary Wednicali substation	\$			\$7.87K-\$8.70K	Budget	
Bendersville Elementary Generator Replacement Arendtsville Arendtsville Elementary LED Upgrades Arendtsville Elementary building Erwelope Upgrades Arendtsville Elementary Mechanical insulation Arendtsville Elementary Mechanical insulation				\$4.5K-\$5.0K	Budget	
Arendtsville Arendtsville Elementary LED Upgrades Arendtsville Elementary Building Envelope Upgrades Arendtsville Elementary Mechanical insulation	\$	-	\$		Budget	
Arendtsville Elementary LED Upgrades Arendtsville Elementary Building Envelope Upgrades Arendtsville Elementary Mechanical insulation		-	\$	-	Budget	
Arendtsville Elementary Building Envelope Upgrades Arendtsville Elementary Mechanical insulation	Elem	entary School				
Arendtsville Elementary Mechanical insulation	\$	34,576	\$	96,092	Final	
	\$	13,252	\$	21,958	Final Final	
Arendtsville Elementary MEP Upgrades	\$	8,330 1,100,298	\$	19,063 73,346	Final	
Arendtsville Elementary Boiler Room Upgrad		259,626	Ś	9,078	Final	
Arendtsville Elementary Addition Deduct (Costs would move to Hybric		191,335	\$	-	Final	
Arendtsville ES Library and Computer Lab RTU Replacement Includes Coolin	g \$	145,897	\$		Final	
Arendtsville Elementary Storefront Replacement	\$	33,199	\$	-	Final	
Arendtsville Elementary Bathroom Renovations	\$	-	,	\$4.57K-\$5.05K	Budget	
Arendtsville Elementary Library Carpet Replacement Arendtsville Elementary Generator Replacement	\$		\$		Budget Budget	
		entary School	٠		buuget	
Biglerville Elementary LED Upgrades	\$	100,579	\$	227,374	Final	
Biglerville Elementary Building Envelope Upgrades	\$	13,726	\$	51,102	Final	
Biglerville Elementary Mechanical Insulation	\$	9,000	\$	17,495	Final	
Biglerville Elementary Transformer Upgrade	\$	53,751	\$	140,282	Final	
Biglerville Elementary MEP Upgrades (Direct Replacement) Biglerville Elementary MEP Upgrades (VUV Upgrade)	\$ \$	2,319,790	\$	61,653 458 468	Final Final	
Biglerville Elementary Boiler Room Upgrad		348.234	5	151,607	Final	
Biglerville Elementary Windows Upgrades (In Kind)	\$	605,584	\$	26,579	Final	
Biglerville Elementary Windows Upgrade - Similar Look Non-Operab.		578,223	\$	-	Final	
Biglerville Elementary Windows Upgrade - No Vertical or Horizontal Rai		505,545	\$	-	Final	
Biglerville Elementary Windows Upgrade - Storefron		388,279	\$	-	Final	
Biglerville IT Add to Generate Biglerville Elementary Pre-K Bathroom Renovation	r \$	10,033 110,365	\$	-	Final Final	
Biglerville Elementary Gutter System Replacement	Ś	419,747	Ś		Final	
Biglerville Elementary Gym/Cafeteria Divider Replacement	\$	37,123	\$		Final	
Biglerville Elementary Generator Upgrade	\$	-	\$	-	Final	
		h School				
MS/HS LED Upgrades	\$	298,455	\$	736,165	Final	
MS/HS Building Envelope Upgrades MS/HW Mechanical Insulation	\$	18,295 12,170	Ś	67,340 27,415	Final Final	
MS/HS Transformer Upgrade	Ś	118.830	Ś	236.028	Final	
MS/HS MEP Upgrades	\$	2,375,467	\$	116,200	Final	
MS/HS Locker Room HTG Only Replacemen	t \$	86,939	\$	-	Final	
MS/HS Locker Room HTG & CLG Replacemen		178,120	\$	-	Final	
HS Team Rooms and Adjacent Fitness Room HTG On		52,162	\$	-	Final	
HS Team Rooms and Adjacent Fitness Room HTG & CL		96,939	\$		Final	
MS Wrestling Room and Team Rooms ERV Replacement Includes Coolin MS/HS Locker Room Renovations	g \$ \$	172,683	\$	-	Final Budget	
MS/HS Team Room Renovations	\$	-	\$	-	Budget	
MS/HS Admin Board Room Carpet Replacement	\$	-	\$	-	Budget	
MS/HS Generator Upgrade for IT & Walk-In Coolers	\$	117,376	\$	-	Final	
						Program 3
				Т	otal Hard Costs	\$8,310,854
Engineering Costs (Mechanical, Electrical, Energy, Structural, Etc.)						\$415,543
Construction Management						\$124,663
Permits & Bonds						\$141,285
Commissioning						\$83,109
Measurement & Verification						\$58,176
	_		_		Total Soft Costs	\$822,775
				Total Proj	ect Costs: (TPC)	\$9,133,629
		20 Ye	ar E	nergy and Operatio		\$2,489,009
				Actual Proje	ct Cost: (TPC-S)	\$6,644,620

ESCO



+ Program 3

- Address the District's deferred maintenance items in all but Bendersville E.S.
- Scope outside of the addition at Arendtesville
- Includes upgrade of the HVAC in Biglerville E.S.

+ Highlighted ECMs

- Discuss additional ECMs
- Answer questions





Generators



- + MS/HS Generator
 - Pricing was already in Program 3
- + Biglerville E.S.
 - Generator is sized appropriately to add IT
- + Arendtsville E.S.
 - Include in the Hybrid Scope

Arendtsville E.S. Library & Computer Room RTU





+ Existing System

- Unit Ventilators that provide heating and outdoor air
- Roof Top Unit that provides cooling

+ Proposed System

Roof Top Unit that provides both heating & Cooling

Office/Claset OFFICES North Gymnasium Technology Toile offices, 601 Storage, and Tech Server Room Office Psychologis Steps to Office Lower Level Elect (E)heating-only UVs. Panel Price provided for Boxes :al heating-only & DX cooling UV upgrades Eleva

HS/MS Locker Rooms



- + Option #1
 - Direct Replacement
- + Option #2
 - Add Cooling

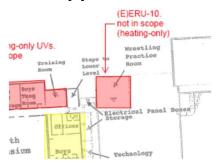
VILLE HIGH SCHOOL (1 ADAMS MIDDLE SCHOOL (E)heating-only UVs. LEVEL not in scope Steps Lower Training Phys. Ed. Storage Room Level Girls Pitness eps to MOE rvel Custodian Office/Closet OFFICES North Gymnasium

HS Team Rooms

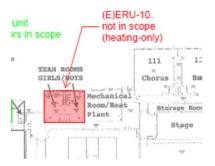


- + Option #1
 - Direct Replacement
- + Option #2
 - Add Cooling

Upper Level



Lower Level



MS Wrestling & Team Rooms



- + Option #1
 - ERV Replacement with cooling

Path Forward



+ Project Approvals

• Board Vote: January 15, 2019

+ ESCO Project

• Major Construction: June – August 2019