



Executive Communication (EC) 2016-02

To: Albuquerque Housing Authority Board of Commissioners
From: Dan Foster, Capital Fund Projects Manager
Date: June 22, 2016
Re: Executive Communication 2016-02, Request for Proposal (# P1514) Self – Managed Energy Performance Contract Request for Proposals for General Contractor Services – Contract Award

Background:

AHA has partnered with Denver Housing Authority (with Group 14 Engineering and Richard Sissick Consulting) to provide technical assistance to AHA for project design, development, financing, and HUD approval of a self-managed Energy Performance Contract (EPC). Group14 Engineering has conducted an investment grade energy audit, identifying several energy and water conservation measures (ECMs) for inclusion in Phase I of an Energy Performance Contract. Opportunities for improved water and energy efficiency performance in all facilities.

ECMs include:

- Central plant control optimization;
- Furnace upgrades;
- Domestic hot water heater upgrades;
- Bathroom heating element timers;
- In-unit and exterior lighting upgrades, including new fixtures, lamp/ballast replacement, and controls; and
- Low flow aerators (kitchen and bathroom) and showerheads.

AHA issued a Request for Proposal (# P1514) *Self – Managed Energy Performance Contract Request for Proposals for General Contractor Services*. The RFP was posted through the National Association of Housing and Redevelopment Officials (NAHRO) procurement advertisement website. AHA received two proposals before the proposal deadline.

Discussion:

Proposals received by AHA were evaluated based on a number of factors including experience, capacity to complete the scope of work, and work plan. All members of the evaluation committee ranked the proposal submitted by B & D Industries, Inc. highest. B&D Industries, Inc. is a full service firm offering electrical, plumbing, and HVAC systems, including construction, operation, maintenance, and repair services. B & D Industries, Inc. has the capacity to self-perform all aspects of the scope of services requested (excluding any hazardous material testing and abatement) and they have a bonding capacity of \$40 million per project and \$60 million aggregate.



The value of this contract is anticipated to be between \$3 million to \$4 million dollars depending on the specific ECMs to be implemented. B&D Industries is in the process of pricing each of the ECMs identified in the Investment Energy Grade Audit completed by Group 14 Engineering.

Recommendation:

Staff requests Board approval to enter into a contract with B&D Industries, Inc. pending successful negotiations.

By voting to formally approve receipt of this Executive Communication, the AHA BOARD OF HOUSING COMMISSIONERS, the governing body of the AHA does:

1. Authorize the Executive Director, at the Executive Director's discretion, to execute a contract with B&D Industries, Inc. in an amount not to exceed \$5 million to implement the ECMs to as contemplated in Request for Proposals (RFP) #1514.


PASSED and ADOPTED this 22nd day of June, 2016.
BY A VOTE OF 4 FOR, AND 0 AGAINST.

Members Absent: Rivera-Wiest

Members voting against: _____

ALBUQUERQUE HOUSING AUTHORITY
BOARD OF HOUSING COMMISSIONERS

By: 
Stephen J. Vogel, Chairperson of the Board

ATTEST: 
Linda Bridge, Secretary to the Board and Executive Director