BOARD OF SUPERVISORS
AGENDA LETTER

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Agenda Number:

Department Name:	General Services
Department No.:	063
For Agenda Of:	June 15, 2021
Placement:	Administrative
Estimated Time:	N/A
Continued Item:	No
If Yes, date from:	N/A
Vote Required:	Majority

TO:	Board of Supervisors	
FROM:	General Services	Janette D. Pell, Director (805) 560-1011
	Contact Info:	Skip Grey, Assistant Director (805) 568-3083
SUBJECT:	**Renewable Energy Systems Contract Amendment 1 at Santa Barbara County Betteravia Campus, Project 7001; District 5**	

County Counsel Concurrence
As to form: Yes

Auditor-Controller Concurrence
As to form: Yes

Other Concurrence: Risk Management
As to form: Yes

Recommended Actions:

That the Board of Supervisors:

a) Approve and authorize the Chair to execute Amendment No. 1 to the Contract (BC19490) with Endelos Energy, Inc. increasing the maximum compensation limit of $4,336,751.00 by $162,992.49 for a Maximum Compensation Limit (MCL) of $4,499,743.49 and modifying the Contract end date from June 30, 2021 to a date within six months of the delivery to the COUNTY of the Caterpillar C15 500 Kw Stationary mounted generator set, or December 31, 2021 whichever comes later, for Santa Barbara County Renewable Energy Systems Project No. 7001; and

b) Determine that the renewable energy project is statutorily exempt from the provisions of CEQA pursuant to California Public Resources Code Section 21080.35 (installing solar systems on existing roofs and existing parking lots), and that it is further categorically exempt from the provisions of CEQA per Sections 15301 (minor alterations to existing facilities) and 15303 (limited construction of small facilities) and 15304 (minor alterations to land) of Title 14 of the California Code of Regulations and that a Notice of Exemption was filed on that basis, and that the recommended actions are within the scope of that Notice of Exemption.

Summary Text:

This action will amend the contract between the County and its contractor, Endelos Energy to allow for an extension of time and additional funds to install the generator for the Betteravia Renewable energy

project that is currently underway at the Betteravia Campus (2115-2125 CenterPoint Parkway, Santa Maria, California and 511 E. Lakeside Parkway, Santa Maria, California). The project includes a renewable system (0.8 Megawatt photovoltaic system on top of covered parking structures), a lithium battery energy storage system, daylight harvesting solar tubes, and replacements of all of the interior and exterior lights with cost effective LED lighting and controls. In addition, the project includes connections for up to 30 future electric vehicle charging stations at the Betteravia campus. In spite of delays caused by the COVID-19 pandemic, the project is well underway and progressing forward.

Background:

On November 19, 2019, the Board of Supervisors approved the Betteravia renewable energy systems project. General Services had solicited proposals for a contractor to design and install a renewable energy system that would offset electricity use, and thereby reduce costs over time to the County. A vendor, Endelos Energy, was selected and work commenced in early 2020.

Due to various delays including the COVID pandemic, as well as steel and copper price escalations since the project was originally bid, this request seeks to add additional time and funding for the project and will extend the contract end date to December 31, 2021, although the project is expected to be completed prior to that if there are no additional unforeseen issues. Original funding was provided by a General Fund contribution, On Bill Financing from PG&E, and a California Energy Commission 1% loan. Additional funding for installation of a 500 Kw Stationary mounted generator set will be provided by the Department of Social Services (DSS). DSS had plans to install the generator prior to the development of the Betteravia Renewable Energy project. Coordination between General Services and DSS allowed the generator system to be part of the overall project with DSS getting priority use of the generator in the event of a power outage. The new generator will be utilized only as a fall back power source after the solar array and the battery's power are exhausted. If that occurs, and the generator is needed, priority will be given to supplying electrical needs to the DSS building, and any excess power will be routed to the Betteravia system's 850kWh Battery AC storage system that is designed to completely Micro Grid power the four Betteravia Campus buildings for up to four hours.

Fiscal and Facilities Impacts:

With over 2,200 lights (long life LED) being replaced in this project, there will be an estimated facilities average maintenance savings of approximately $14,000 per year, which will help to offset the additional maintenance cost of maintaining the solar array.

Fiscal Analysis:

Funding Source	**Total Funding**
General Fund (previously approved)	$1,600,000
1% CEC Loan (15 Yr. Term) (previously approved)	$2,122,530
0% OBF Loan (10 Yr. Term) (previously approved)	$614,221
Dept of Social Services Fund 0055 (Amendment 1)	$162,992
Total Project Cost	**$4,499,743**

The cost of this amendment $162,992 for the generator installation, as well as the cost of the generator, $148,000, for a total of $310,992 is included in the Department of Social Services FY 20-21 budget and will be rolled forward to their FY 21-22 budget via a final budget adjustment.

Key Contract Risks:

The Independent Contractor Agreement identifies the scope the consultant must achieve in order to receive payment at selected milestones.

Special Instructions:

Provide one original of Amendment 1, and a Minute Order to Roy Hapeman, Energy Manager.

Attachments:

1. Amendment 1
2. Original Renewable Energy Systems Energy Services Contract
3. Previously filed Notice of Exemption

Authored By:

Skip Grey, General Services