

COMMUNITY UNIT SCHOOL DISTRICT #304

OFFICE OF FACILITY OPERATIONS

SCOTT NEY, DIRECTOR

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TO: Donna Oberg

FROM: Scott Ney

RE: Boiler Replacement/Piping Replacement Project Discussion

DATE: October 7, 2015

On August 28, 2015 at 2:30 p.m. bids were opened and read aloud for the Boiler Replacement/Piping Replacement Project. Fourteen bidders were invited to bid, eleven bidders responded.

Base Bid 1 was to decommission the existing steam boiler plant and locate new boilers at Geneva High School (GHS). Base Bid 2 scope of work is to replace the existing steam piping between the Boiler Plant and GHS. Alternate 1 added flowable fill to both existing steam pipes should they become abandoned with Base Bid 1 being awarded.

Attached please find an analysis of the projected costs along with the potential savings of decommissioning the boiler plant and locating new boilers at GHS versus the costs involved with replacing the existing steam lines.



Geneva CUSD #304
Boiler Replacement/Piping Replacement Project Bid Analysis
Oct 2015

Summary Scope of Work	Total Installed Cost	Architect Fees	Total Project Cost	Annual Energy Savings	Annual Maintenance Savings	Payback
Base Bid 1 Decommissioning the existing steam boiler plant and locating new boilers at GHS						
Alternate 1 Add flowable fill to abandoned steam pipes						
<ul style="list-style-type: none"> • Demo and removal four existing Kewanee Steam Boilers at boiler plant • Add flowable fill to abandoned steam lines going from boiler house to GHS • Demolition and removal of four shell and tube heat exchangers and all associated piping at GHS • Install eight high efficiency boilers and all associated piping at GHS • DDC controls on all new equipment and tied into existing Metasys Program • Install eight circulating pumps on the boilers and four coil booster pumps for Mac Olson and aerobic gym • Replace steam piping and heating coils for Mac Olson and aerobic gym • Addition of eight electric unit heaters, one finned tube electric heater and one 40 gallon electric water heater at the Boiler House 	\$ 1,104,000	\$ 99,360	\$ 1,203,360	\$ 59,760	\$ 42,152	\$ 11.81
Base Bid 2 Replacement of 12" Steam Supply Line and 2 1/2" Condensate Line						
<ul style="list-style-type: none"> • Replacement of 12" Steam Supply Line and 2 1/2" Condensate Line from Boiler House to GHS 	\$ 177,200	\$ 15,948	\$ 193,148	\$ -	\$ -	\$ -