

Guaranteed Savings Program Case History

Baraga County, L'Anse, MI

Baraga County is a local government municipality. Buildings in our project consist of 3 different facilities including the County Courthouse, the County Administration Building, and the County Jail/Sheriff's Department.

Technology Highlights

- Complete renovation of Interior and Exterior Lighting systems to energy efficient lighting technology.
- Installation of LED Exit signs to replace Incandescent and Fluorescent Exit Signs
- DDC Control and Centralized Building Automation System.
- Installation of new HVAC systems for Courthouse and Administration Buildings.
- Installation of new boilers and Chiller units.
- Installation of new energy efficient windows and doors at the Courthouse and Administration buildings.
- Water Conservation in all buildings.
- Installation of attic insulation and building envelope in all buildings.
- Demolition of Old Annex Building and Asbestos Abatement.
- Installation of new asphalt for parking lot



Program Highlights

Total Contract Amount (\$)

\$1,470,000

Annual Energy Savings (\$/yr.)

\$13,881

Annual Operational Savings (\$/yr.)

\$96,974

Project Term (years)

15 years

Simple Payback (years)

11 yr (average)

Delivery Orders (#)

1

Facility Size (sq. ft.)

Aprox. 70,000

Number of Sites

3

Contract Vehicle

Michigan Municipal Stats: 431, 34

Award Date

04/15/2014

Delivery Order Status

Project delivery in progress and performing at expectations

ESPC Technology Categories

- Interior Lighting Retrofits
- Exterior Lighting Retrofits
- LED Exit Signs
- DDC Controls and Building Automation
- Fan Coil HVAC
- New HVAC Retrofits
- New Boiler System Install.
- New Windows
- New Doors
- Weather-strip openings
- Roof Insulation
- Temperature Control System Upgrades
- New Chiller system
- Asbestos Abatement
- Demo of Old Annex Building

Project Details

Project Name and Location	Site Function	Size (Square Feet)	Number of Sites	ESPC Contract	Site Description
Baraga County, L'Anse , MI	Municipality	70,000	3	15 Year Bond Finance	Courthouse, Jail and Administration Buildings

Total Contract Price	Final Amount Invoiced	Contract Term (average if more than one DO)	Simple Payback (average if more than one DO)	Date Started	Date Completed	No. of Delivery Orders	Annual Energy Guaranteed Amount	Annual O&M Savings
\$ 1,470,000	Ongoing	15 years	11 years	May-14	Apr-15		\$ 13,881	\$96,974

Honeywell provided single source responsibility for the complete project including:

- Professional engineering and design
- Site survey and building evaluation
- Energy analysis/audit
- Project management
- System/equipment start up
- System test and acceptance
- Demolition and clean-up
- Safety and security
- Training
- Energy guarantee
- Equipment guarantees
- Preventative maintenance
- Permits/fees/insurance
- Financing

H o n e y w e l l

Honeywell Point of Contact

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Customer Point of Contact

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PROJECT HIGHLIGHTS

Baraga County and Honeywell negotiated the a no risk performance contract project in March of 2014. The County was able to obtain financing for this project by utilizing Mr. Tom Enright from Hilliard Lyons Finacial Advisor firm along with Mr. Paul Wygoski of Dickinson Wright Bond Counsel firm. First they did a notice of intent to issue a bond for the project and then they issued a \$1,500,000 bond after the 45 notice period was up. The energy and operational savings funded the project covering the installation, financing and support services cost over 15 years. The energy savings were **guaranteed in writing**. The project allowed the County to utilize energy savings to pay for much needed improvements. In addition to the energy savings achieved, the County will realize significant operational savings from the energy conservation measures implemented. One major thing we did was to improve the out-dated steam heating system at their Courthouse facility. The Courthouse is currently heated and cooled from a boiler located in the unoccupied Annex building that was abandoned years ago due to asbestos issues. The Annex building will be demolished as part of this project and a new central HVAC will be installed to make the Courthouse energy efficient. New windows and doors will be installed at the Courthouse and the Administration Buildings. All projects were self-funded with energy and operational savings. The process used for procuring these projects was a negotiated professional services agreement utilizing the performance contracting model. All work was bid out to local and regional contractors from the state of Michigan. Honeywell provided the engineering, project/construction management and commissioning of the improvements.

Honeywell