



## CITY OF COMMERCE AGENDA REPORT

**TO:** Honorable City Council **Item No.** \_\_\_\_\_

**FROM:** City Administrator

**SUBJECT:** Approval of Contract Documents and Authorizing Staff to Advertise for Bids for the Brenda Villa Aquatic Center Heating, Ventilation and Air Conditioning Upgrade Project

**MEETING DATE:** January 15, 2019

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### **RECOMMENDATION:**

Approve contract documents for the Brenda Villa Aquatic Center Heating, Ventilation and Air Conditioning Upgrade Project and authorize Staff to advertise for bids.

### **BACKGROUND:**

The Brenda Villa Aquatic Center (BVAC) is an indoor aquatic facility that provides a variety of aquatic-related programs and activities for age groups ranging from infant children to senior citizens. Programs include competitive swim and water polo, recreational swimming, as well as swim lessons. There are also facilities for weight training and aerobic activities.

The facility has been in operation since 2000. It is about 50,000 square feet, and has two indoor heated swimming pools, separate locker rooms, shower facilities, dry-heat saunas, two physical fitness rooms (one cardio and one free weights), and an outdoor children's wading pool. BVAC is home to the nationally ranked men's and women's water polo teams. In addition, it is also home to the state-recognized Commerce swim team.

BVAC not only provides Commerce residents with a tremendous recreation facility, but also, because of its iconic architecture, serves as a landmark for the City. There is also regular demand from the movie industry to use the facility for a variety of movie shots. In fact, just last week it hosted filming for a movie that Mr. George Clooney is directing.

The unique architecture houses a complex HVAC system that was designed to properly serve the swimmers by keeping the temperatures at certain levels. However, over the years, there have been consistent complaints from spectators who find these temperatures uncomfortable. A study was performed in early 2017 to specifically address comfort issues in the spectator section.

## **ANALYSIS:**

Based on the study, the existing mechanical HVAC systems serving the pool areas and spectator section are comprised of two 30,000 cubic feet-per-minute (CFM) de-humidification (DH) units, which use refrigeration to extract moisture from the air. The refrigeration coils are not designed to air condition the space, because then it would be uncomfortable for the swimmers. Heat recovery in the DH units is used to heat the swimming pool water to conserve energy.

The original design parameters for the pool area were 82°F / 50% relative humidity (RH). These levels are usually recommended for swimmers and indoor pools. Based on readings taken, the existing system is meeting this condition for the most part. However, these same levels are normally uncomfortable for spectators who are not engaged in swimming activities.

At this time, the elevated spectator section is maintained in the same conditions as that of the pool areas: 82°F / 50% RH. These conditions, especially during full attendance that can reach approximately 250 persons, can become quite uncomfortable. Currently, large portable fans are used to help mitigate conditions.

At this time, there are two rooftop packaged units (RTUs) that provide HVAC to the offices, weight room, locker rooms, and the remainder of the facility. The proposed project would replace this aging roof top unit (50 tons), increase its size, and extend ductwork for spot cooling and also provide an independent split HVAC system to exclusively air condition the spectator section. The proposed HVAC Upgrade project will provide air conditioning to the spectator section with the design goal 74°F / 50% RH, which will be quite comfortable and complies with applicable energy codes.

Staff recommends that Council approve the contract documents for the Brenda Villa Aquatic Center Heating, Ventilation and Air Conditioning Upgrade Project and authorize Staff to advertise for bids.

## **FISCAL IMPACT**

No impact at this time. Staff will come back to Council for the award of the project once the bids are received.

## **ALTERNATIVES:**

1. Approve Staff Recommendation
2. Reject Staff Recommendation
3. Provide Staff with further direction

## **RELATIONSHIP TO STRATEGIC GOALS:**

This item relates to the City Council's specific 2016 Strategic Action Plan's:

Capital Improvement Projects

- Goal to “develop and implement a sustainable CIP Program to ensure the quality of existing infrastructure and support future plans for the City and develop and invest in infrastructure and beautification projects that support economic growth.”

Community Quality of Life

- Guiding Principle 4 to “support and evaluate community services, programs and events that promote healthy and quality lifestyles for our residents. Enhance public safety and social services through innovative programs that meet the needs of the residential and business communities.”

Approved by: Maryam Babaki, P.E., Director of Public Works and Development Services

Reviewed by: Vilko Domic, Finance Director

Approved as to form: Noel Tapia, City Attorney

Respectfully submitted: Edgar P. Cisneros, City Administrator

**ATTACHMENTS:**

1. Resolution
2. Contract Bid Documents & Specifications (i.e. bid package)