



Office of the City Manager

CONSENT CALENDAR
June 25, 2019

To: Honorable Mayor and Members of the City Council
From: Dee Williams-Ridley, City Manager
Submitted by: Phillip L. Harrington, Director, Department of Public Works
Subject: Contract: Tanko Lighting for Street Light Luminaire Retrofit Project

RECOMMENDATION

Adopt a Resolution authorizing the City Manager to execute a contract and any amendments, extensions or other change orders until completion of the project with Tanko Lighting, Inc. for the City Street Light Luminaire Retrofit Project in an amount not to exceed \$140,875 for the period from July 1, 2019 through December 31, 2020.

FISCAL IMPACTS OF RECOMMENDATION

Funding is available from a one-time allocation from the FY 2020 Street Light Assessment District Fund (142). The Street Light Luminaire Retrofit Project includes more efficient lights and is expected to provide annual savings of \$60,000 to the Fund. The realized electrical savings from this project will pay project costs in less than three years. No other funding is required and no other projects will be delayed due to this expenditure.

Proposal from Tanko Lighting	\$122,500
15% Contingency	\$ 18,375
Total Project Cost	\$140,875

The Contract Management System number for this contract is CMS No. PTYLK.

CURRENT SITUATION AND ITS EFFECTS

The City is entering into a new contract with Tanko Lighting, Inc. (Tanko) to provide necessary engineering and management services, which include identifying the appropriate retrofit for each LED luminaire, updating the City street light database, and coordinating with Pacific Gas and Electric for new electrical rates.

The Street Light Luminaire Retrofit Project is a Strategic Plan Priority Project, advancing our goal to provide state-of-the-art, well-maintained infrastructure, amenities, and facilities, as well as the City’s climate goals. The Street Light Luminaire Retrofit Project would reduce emissions from street lighting by 15%.

BACKGROUND

On May 16, 2014, the City entered into a contract with Tanko to convert 8,011 street light high pressure sodium (HPS) luminaires to light-emitting diode (LED) luminaires. As part of that project approximately 7,000 HPS luminaires were replaced with Leotek LED luminaires and the other HPS luminaires were replaced with LED luminaires from other suppliers.

In 2017, Public Works staff began to notice a failure rate of the Leotek LED luminaires that would be considered higher than normal. As a result, staff undertook an in-house survey and found a large percentage of the Leotek LED luminaires were producing less light than they were designed to produce, which is an indication of a failing product.

City staff contacted Leotek and they acknowledged their product failures and offered to remove, retrofit, and reinstall their LED luminaires with new superior electronics, at no expense to the City. This offer from Leotek requires the City to hire an energy services company to provide engineering and management services which include identifying the appropriate retrofit for each LED luminaire, updating the City street light database, and coordinating with Pacific Gas & Electric for new electrical rates.

The City plans to enter into a sole source contract with Tanko because they were the prime contractor for the City's original LED luminaire conversion project and the City's recent street light pole conditions assessment project. Furthermore, Tanko is experienced with the manufacturer (Leotek) of the luminaires that are under warranty, and Pacific Gas and Electric, which will allow the project to move forward faster and more efficiently than with any other energy services company.

The 2014 LED luminaire conversion project installed 4000 Kelvin light temperature LED luminaires throughout the City of Berkeley. At that time 4000 Kelvin light was the most energy efficient light and the industry standard. The lighting industry has since determined that 4000 Kelvin light can be perceived as a harsh glare to some people. The retrofitted Leotek LED luminaires will produce 3000 Kelvin light, which will produce a warmer glow than the current Leotek LED luminaires while providing similar or better illumination of the City streets and sidewalks.

ENVIRONMENTAL SUSTAINABILITY

This project directly supports the City's Climate Action Plan goal of reducing greenhouse gas emissions by 33% between 2000 and 2020. Energy from street light luminaires account for over 500 metric tons of carbon dioxide emissions annually, or approximately 6% of Berkeley's municipal emissions from all sources. The Street Light Luminaire Retrofit Project would reduce emissions from street lighting by 15%, accounting for an estimated 1% reduction in overall Berkeley municipal emissions.

RATIONALE FOR RECOMMENDATION

The engineering and management services provided under this contract will assist with improved lighting quality, reduced City operating expenses, and reduced greenhouse gas emissions.

ALTERNATIVE ACTIONS CONSIDERED

No alternative actions are considered since Tanko is very experienced with the City's lighting needs, the manufacturer (Leotek) of the luminaires that are under warranty, and Pacific Gas and Electric which will allow the project to move forward faster and more efficiently than with any other energy services company.

CONTACT PERSON

Andrew Brozyna, Deputy Director, Public Works, 510-981-6396
Reeve Battle, Assistant Public Works Engineer, Public Works, 510-981-6336

Attachments:

1: Resolution

RESOLUTION NO. ##,###-N.S.

CONTRACT: TANKO LIGHTING, INC. FOR THE STREET LIGHT LUMINAIRE
RETROFIT PROJECT

WHEREAS, on May 27, 2014, the City contracted with Tanko Lighting, Inc. (Tanko) to convert 8,011 City street lights to light-emitting diode (LED) technology luminaires; and

WHEREAS, approximately 7,000 street light luminaires were replaced with Leotek LED luminaires; and

WHEREAS, in 2017 the Leotek LED luminaires began to fail at a rate that would be considered higher than normal; and

WHEREAS, the Leotek LED luminaires are covered by a ten year manufacturer warranty; and

WHEREAS, Leotek will remove, retrofit, and replace their LED luminaires with superior electronics; and

WHEREAS, the Street Light Luminaire Retrofit Project requires a new contract with Tanko to provide engineering and management services which include identifying the appropriate retrofit for each LED luminaire, updating the City's street light database, and coordinating with Pacific Gas and Electric for new electrical rates; and

WHEREAS, funding for this project is available through a one-time allocation from the FY 2020 Street Light Assessment District Fund (470) and the contract has been entered into the City contract database and assigned CMS No. PTYLK.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Berkeley that the City Manager is authorized to execute a sole source contract and any amendments with Tanko for the purpose of undertaking the Street Light Luminaire Retrofit Project for an amount not to exceed \$140,875 for the period from July 1, 2019 through December 31, 2020. A record signature copy of said contract and any amendments to be on file in the Office of the City Clerk.