

Ann Chandler Public Health Center

Electrical System Assessment

Background

The Ann Chandler Public Health Center is an active public health clinic located at 830 University Avenue, Berkeley that provides much needed services and programs to the surrounding community. Some of these programs and services include comprehensive sexual health care, family planning services, and a supplemental nutrition program for women, infants and children.

The Ann Chandler Public Health Center building is approximately 6,800 square feet. The condition of the electrical system is antiquated, has reached the end of its useful life, and needs replacement to meet current codes and health and safety standards. Without these improvements the building is at risk of future electrical failure.

Introduction

The goal of this project was the assessment and examination of the existing electrical distribution system, serving the Ann Chandler Public Health Center. It was performed with the intent of evaluating the existing condition of the electrical system and developing a scope of recommended improvements.

The existing electrical distribution system will need to be redesigned in order to accommodate the replacement of the existing main switchboard and associated panelboards. A new replacement main switchboard should be provided and placed at the same location as the existing main switchboard. A concrete pad should be provided to accommodate the new replacement main switchboard and to seismically secure the equipment.

The existing natural gas engine generator should be replaced with a new generator. The existing automated transfer switch (ATS) and existing generator panel should be replaced with new ones to accommodate the new generator and emergency loads.

The existing interior luminaires should be replaced with efficient LED luminaires. New conduit and wiring should be provided throughout the building. In addition, new lighting controls should be provided for each room for manual on/off, automatic dimming and shut off controls for compliance with Title 24. New automatic lighting control systems will further increase energy savings and allow occupants to set the lighting levels of each space as desired.

Egress luminaires and exit signs should be powered via new/replacement emergency panel and relays as required. Egress luminaires and exit signs should be provided for all required areas of the Ann Chandler Public Health Center building.

FUNDING SOURCE

In 2016, Berkeley voters approved *Measure T1*, which authorized the City to sell \$100 million of general obligation bonds to repair, renovate, replace, or reconstruct the City's aging infrastructure and facilities, including important City facilities and buildings. In 2017, as part of the City's Measure T1 Bond program,

the Ann Chandler Public Health Building received funding of \$7,000 for the scoping of an upgrade of the electrical system.

PROJECT TEAM

In January of 2019, the City of Berkeley selected Interface Engineering to provide professional consulting services to assist in completion of this assessment.

FUTURE COSTS AND FUNDING STRATEGY

The total estimated project costs for these improvements is \$900,000. Funding for design and construction will be considered in the public process for Phase 2 of *Measure T1*.