Resolution No.20-2016

RESOLUTION

VILLAGE OF GILBERTS

A Resolution authorizing a service agreement between the Village of Gilberts and Alternate Power Industries, Inc. for the 2016 Planned Generator Maintenance

Be it Resolved by the President and Board of Trustees of the Village of Gilberts, Kane County, Illinois that:

Section 1:

The Village of Gilberts hereby authorizes the Village President and Village Clerk to execute a service agreement between the Village of Gilberts and Alternate Powers Industries, Inc. and such documents as are necessary and convenient to effectuate the 2016 Planned Generator Maintenance in an amount not to exceed $5,575.00 as attached hereto and made part hereof as Exhibit A as approved.

Section 2:

This resolution shall be in full force and in effect from and after its passage and approval pursuant to law.

Passed this 5th day of July, 2016 by a roll call vote as follows:

	Ayes	Nays	Absent	Abstain
Trustee David LeClercq			✓	
Trustee Dan Corbett	✓			
Trustee Nancy Farrell	✓			
Trustee Louis Hacker	✓			
Trustee Elissa Kojzarek	✓			
Trustee Guy Zambetti			✓	
President Rick Zirk				

APPROVED THIS 5th DAY OF July, 2016

Village President, Rick Zirk

SEAL OF THE VILLAGE OF GILBERTS INCORPORATED 1890 ILLINOIS (SEAL)

ATTEST: Debra Meadows

Village Clerk, Debra Meadows

Published: July 6, 2016

2016 PLANNED GENERATOR MAINTENANCE AGREEMENT
Village of Gilberts – *updated 2/5/16*

This planned maintenance agreement is entered into by *Alternate Power Industries, Inc.* of McHenry, Illinois and the equipment owner/agent named herein, to perform the services listed below. *Alternate Power Industries, Inc.* will perform periodic inspections on all equipment listed, and will provide a confirmation to the customer within 10 days of the inspection.

Upon acceptance of this agreement, *Alternate Power Industries, Inc.* will render the services listed below on this equipment at the annual rate listed on the attached quote. The equipment will be inspected at agreed intervals during regular business hours (unless otherwise specified) each year this agreement is in effect.

These inspections will include the following:

- Inspect Security devices for Proper Operation and Condition.
- Record the "Hour Meter" reading at the start of the Maintenance inspection.
- Visually inspect radiator / heat exchanger.
- Add coolant to correct level.
- Inspect radiator cap, seal and surface.
- Visually inspect water pump and cooling system gaskets for leaks.
- Inspect flexible water connections for leaks, cracking, and pliability.
- Re-torque hose clamps.
- Inspect pulleys for excessive wear.
- Inspect belts for cracking and fraying.
- Check belt tension.
- Check jackets water heaters for proper operation and adjust thermostat setting.
- Add oil to bring crankcase oil to correct level. Drain and replace oil per manufacturer's recommendations and as needed.
- Inspect oil heater (if present) for proper operation and adjust thermostat setting.
- Visually inspect front and rear crankshaft seals and lubrication system gaskets for leaks.
- Record fuel level in main fuel tank (if applicable).
- Test day tank pump for proper operation (if applicable).
- Test day tank alarms (if applicable).
- Drain water and sediment from day tank (if applicable).
- Inspect day tank inlet filters (if applicable). Clean and replace day tank inlet filters per manufacturer's recommendations and as needed.
- Inspect primary fuel and oil filters. Replace primary fuel filters and oil filters per manufacturer's recommendations and as needed.
- Drain water from water separator (if applicable).
- Operate fuel-priming pump and check for proper operation and leaks (if applicable).
- Check engine's fuel system for leaks.
- Check governor for proper operation.
- Check and record battery cells specific gravity.
- Top off electrolyte level.
- Check and record battery charger amperage.
- Adjust battery charger float rate for optimum performance (if possible).
- Check and tighten battery connections.
- Clean and apply corrosion inhibitor to terminals of lead acid batteries only.
- Inspect and tighten starter motor connections and wires.
- Inspect flexible exhaust coupling for cracks and leakage.
- Inspect exterior of exhaust manifolds for oil or fuel slobbering (signs of wet stacking).

- Inspect exhaust outlet protector or screening.
- Drain water in exhaust moisture traps.
- Inspect exhaust manifolds and exhaust system for broken or missing hardware.
- Inspect air filters for plugging and deterioration.
- Test air cleaner indicator.
- Check air intake piping and connections for damage.
- Inspect turbocharger for seal leakage and excessive end- play clearance.
- Perform an operational test of all safety lamps.
- Check and tighten loose connections on the generator set and control panel.
- Check relays in control panel.
- Inspect control panel for dirt and clean as needed.
- Inspect air cleaner seal for pliability and change if needed.
- Check rotor air-gap for correct clearances.
- Inspect rotor and stator for excessive damage, wear, and dirt or oil build up.
- Inspect coupling and guards for loose or missing parts.
- Check tightness of generator leads and voltage regulator control wiring.
- Strap and tape any wiring or generator leads that are rubbed or have worn insulation.
- Inspect brushes and slip rings or rotating rectifiers.
- Clean and adjust voltage drop potentiometer.
- Clean crankcase breather, inspect hose connections.
- Inspect fan drive. Lubricate fan drive with approved bearing lubricant per manufacturer's recommendations and as needed
- Inspect external generator bearings. Lubricate generator bearing with approved bearing lubricant per manufacturer's recommendations and as needed.
- Inspect governor linkage for proper operation. Lubricate governor linkage with approved bearing lubricant per manufacturer's recommendations and as needed.
- Inspect generator set vibration isolators and adjust as needed.
- Check and record battery voltage level during over-crank test for minimum voltage required maintaining controls during starting.
- Check for proper cranking termination upon starting.
- Check proper operation of engine and generator instruments with generator running.
- Adjust governor control for optimum performance and frequency.
- Adjust voltage regulator for proper voltage.
- Record field voltage during generator no-load running.
- Check and record alternator voltage with engine running.
- Check for abnormal noise or vibration.
- Check for abnormal exhaust characteristics with engine running (signs of wet stacking).
- Check for proper operation of remote fan motors, thermostats, circulating pumps, solenoid valves.
- Check inlet and discharge louvers for proper operation with engine running and stopped.
- Check for excessive crankcase blow by with engine running.
- Re-check oil level with engine running.
- Re-check for leaks with engine running.
- Test auto-start system.
- Test safeties and pre-alarms on control and enunciator panels..
- Reset all controls to automatic.
- Set circuit breaker to correct position.
- Check fuel valves to correct position.
- Check voltage regulator is on and not tripped.
- Check battery charger is on.
- Check day tank controls are on.
- Check remote radiator fan controls are on.
- Check auxiliary water pump controls are on.
- Check jacket water heaters are on.
- Check louver controls are on (if applicable).

- Verify time-clock initiated generator exercise program.
- Check spill containment dikes for seal. Clean any collected debris from within the dike enclosure.
- Test all automatic and manual transfer switches and associated devices both mechanically and electrically IF the property owner grants permission to do so.
- Instruct owner, if owner is available and present at time of inspection, on operation and upkeep procedures between inspections.
- After all of the above, run generator set and conduct testing.
- Submit a detailed report of this inspection to the owner, and advise of any further work required.

ADDITIONAL SERVICES AND REPAIR

Any additional repairs, parts, or services which may be required will be brought to the attention of the customer. Repairs will be made only after proper authorization is given to *Alternate Power Industries, Inc.* Any additional repairs, maintenance or services will be performed at current *Alternate Power Industries, Inc.* rates for labor. Parts will be supplied at the manufacturer's suggested list price. Emergency services between regular inspection visits will be provided at current rates for labor plus travel time and mileage.

AGREEMENT TERMS AND CONDITIONS

Agreement price includes materials, labor, travel time and mileage to perform the services listed above. Agreement includes oil, oil filters, fuel filters and coolant filters.

It is understood that this agreement does not include any parts or labor that may be required or diagnosed during the course of maintenance other than those specifically mentioned above. This agreement does not include expenses to repair damage caused by abuse, neglect, accident, theft, act of a third person, altering of equipment, or forces of nature. Alternate Power Industries, Inc. shall not be responsible for failure to render service for causes beyond its control, including life-safety related or emergency repair requests that preempt scheduled maintenance service or strikes and labor disputes.

Alternate Power Industries, Inc. warrants and agrees that all of its personnel performing services pursuant to this agreement shall be trained for the services they perform and that all parts and materials installed pursuant hereto shall be new and suitable for the use intended.

LIMITED WARRANTY POLICY OF *ALTERNATE POWER INDUSTRIES, INC.*

Parts and Materials

Alternate Power Industries, Inc. does not warrant, either expressly or implied, any parts or material. The owner's sole remedy is the warranty of the manufacturer.

SERVICE, REPAIR AND WORKSMANSHIP

Owner understands and agrees that *Alternate Power Industries, Inc.* is not responsible for special or consequential damages, including loss of time, injury to person or property or any other consequential damage, incidental or economic loss due to unit or equipment failure. *Alternate Power Industries, Inc.* does agree to correct by repair or replacement any defects of material or workmanship installed under this Inspection Agreement which may develop under normal and proper use within thirty (30) days from installation, provided owner gives *Alternate Power Industries, Inc.* written notice within forty-eight (48) hours of such defects, and inspection by *Alternate Power Industries, Inc.* substantiates owner's claim. Such correction shall constitute a fulfillment of all obligations to the owner and shall constitute owners sole remedy.

Alternate Power
INDUSTRIES INC

Agreement for:

Village of Gilberts
Attn. John Castillo
87 Galligan Road
Gilberts, IL 60136

Prepared by:

Alternate Power Industries, Inc.
4143 W. Orleans Street
McHenry, IL 60050

Phone: 815-344-0678

EQUIPMENT COVERED UNDER THIS AGREEMENT

This agreement exclusively covers provision of services on the equipment listed below:

Location	Manufacturer/Model	Serial Number
WWTP	**Kohler 750 ROZD4**	**0716709**
WTP Well House	**Kohler 500 ROZD4**	**0717256**
Barancik LS	**Kohler 300REOZD**	**0718928**
Silver Trails LS	**Olympian G125G1**	**OLY00000NGG01063**
Timber/Meadows LS	**Kohler 60RZG**	**0740377**
Valencia LS	**Olympian G60F3**	**OLY00000KNFC02751**
Glacial Falls LS	**60 kW NG**	**TBD**

This is a firm quote from *Alternate Power Industries, Inc.* and is guaranteed for the first year the agreement is in effect on all equipment listed above. If additional equipment is added, a new agreement must be drawn.

This quote consists of two (2) visits per year on equipment listed above; one (1) comprehensive preventive maintenance with oil & filter change, and one (1) full system inspection. Replacement batteries are not included in our costs unless otherwise specified; costs additional when required.

Load Bank Testing (*Optional - Quoted Upon Request*)
A Load Bank Test entails having your generator disconnected from its back-up circuits and re-connected via an external "load" machine. This machine draws a full load off of the generator and meters performance. Generally this test is performed to test the integrity of the generator and to ensure that it is able to operate at full capacity. It is highly recommended, and in many situations, it is standard village or city code to execute load banks on diesel generators. This is performed to help prevent and correct "wet stacking" (carbon deposit build-up in the exhaust system that can eventually burn up if not removed). When carbon deposit builds and the generator runs, it emits thick white to gray smoke that has been known to disrupt neighboring residences and local air quality. NFPA110 code recommendation is for one (1) load bank per year, per generator, with a minimum run time of two (2) hours. Costs are dependent upon total kW output and are quoted separately.

Optional Add-Ons: (Per Genset)
Please check applicable box(es) for test(s) desired

☐ Analysis of Coolant **$ 49.00** x 7
☐ Analysis of Engine Oil **$ 38.00** x 7
☐ Analysis of Diesel Fuel **$ 150.00** x 3

Alternate Power
INDUSTRIES, INC

□ ***1-Year Basic Planned Maintenance Agreement (without add-ons):*** **$ 5,575.00**
Includes Level 1 & Level 2 Services

□ ***1-Year Basic Planned Maintenance Agreement (with fluid tests):*** **$ 6,634.00**
Includes Level 1 & Level 2 Services

Acceptance of this Quote

Signature: _____ **Date:** 7/5/2016

Title: Village President **P.O. No.** _____

Alternate Power Industries, Inc. provides an invaluable service that comes from not only being a local company, but a turn-key operation. We are a full-service generator provider; offering sales, installation, service, warranty, and preventive maintenance for both residential and commercial applications. When Alternate Power Industries, Inc. is compared to other local companies, many of our satisfied customers chose to use us as their turn-key operation because of the value-oriented service we provide. Our services have been proven through our years of experience installing/maintaining generators and we have no hidden fees in our estimates. We would be happy to provide a list of references upon request.

Thank you again for the opportunity to provide your company with our generator maintenance services. Alternate Power Industries, Inc. looks forward to establishing a lasting service relationship, and is committed to providing an exceptional customer service experience.

Respectfully,

Nancy Arnold-Greene
Service Manager

*The pricing table below reflects the 2016 pricing and costs associated with an incident that warrants a service call or an emergency visit in addition to a planned scheduled preventive maintenance agreement.

2016 LABOR RATES FOR NON PREVENTIVE MAINTENANCE SERVICE CALLS

Hourly Labor Rates	Minimum Hours	Cost Per Hour
Regular Rates	1	$110.00
Overtime Rates	1	$165.00
Saturday & Emergency Service Rates	4	$165.00
Sunday & Holiday Rates	4	$220.00
Travel Expense	1	$1.75 per mile