



Execution:

E3 Entegral Solutions, Inc., a Texas Corporation

By: _____
Name: Doug Kirkley
Title: Vice – President
Date: _____

Client:

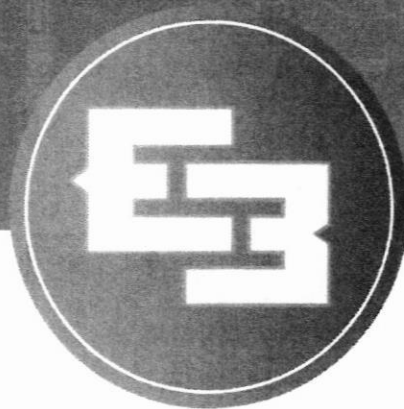
By: _____
Name: Robert Newsom
Title: Hopkins County Judge
Date: _____

WE FOCUS OUR ENERGY
ON SAVING YOURS.

Hopkins County

LED Lighting Facility
Retrofit Assessment

August 2022



Dallas/Fort Worth

Austin

Houston

San Antonio



Scope :

1. LED Lighting Retrofit for the Jail, Adult Probation, and Civic Center with 15-year warranty on all TLED lamps
2. 85% of fixtures we are retrofitting are TLED lamps
3. Excludes all existing LED lamps/fixtures
4. Not in scope: LED wall-packs at the jail that the county has already purchased to replace the existing exterior fixtures.

Option 1: Base Project

Price: \$306,939 (plus \$3,000 for engineering)

- Estimated yearly energy saving: \$26,849
- Estimated yearly operations & maintenance savings: \$5,785
- Simple Payback: 9.5 Years
- Payback including interest paid: 11 years
- Total Net Savings over 15 years: \$130,503

Option 2: Wall Vacancy Sensors Replacement + Base Project

Price: \$316,446 (plus \$3,000 for engineering)

Additional Scope: Replace 42 existing wall vacancy sensors (25-50% of current sensors have failed)

- With these sensors the lights will turn off after set period of inactivity and the button on the wall switch must be pushed to turn them back on
- All existing ceiling sensors are excluded and will remain (~8 Total)
 - Most of these are in the mezzanine and having these sensors is a safety issue for any maintenance personnel due to the numerous trip hazards in this area (~5 Total)
 - The other sensors in the occupied space are still operational (3 Total)
- Estimated yearly energy saving: \$26,849
- Estimated yearly operations & maintenance savings: \$5,785
- Simple Payback: 9.8 Years
- Payback including interest paid: 11.3 years
- Total Net Savings over 15 years: \$119,491

Next Steps:

1. Execute Professional Services agreement for engineering
2. Need additional 10 months of bills
3. Submit SECO application before August 31st



Professional Services Agreement

This Agreement is entered into as of this ____ day of _____, 2022 between **E3 Entegral Solutions, Inc., a Texas Corporation (E3)** with principal offices at 2040 Highland Village Rd, Suite 100, Highland Village, Texas 75077, and **Hopkins County (Client)** with principal offices at 118 Church St, Sulphur Springs, Texas 75482. E3 agrees to perform certain utility analysis, project development, and preliminary engineering tasks in order to provide Client with an executable Design/Build (DB) agreement with a turn-key price according to the terms and conditions herein. This Professional Services Agreement is limited to the following Client facilities:

Facility:

Hopkins County Jail

Hopkins County Civic Center

Adult Probation Office

Scope of Services:

E3 has completed a preliminary facility study for Client and has worked with Client to select a scope of work appropriate for inclusion in an executable DB agreement. That scope of work must be developed and engineered to a level sufficient for E3 to provide pricing.

The scope of work selected for development is as follows:

1. LED Lighting retrofits for the above facilities

E3 will fully develop the scope of work through preliminary engineering documents in order to provide an executable DB agreement that shall include the following:

- a. Detailed Scope of Work
- b. Price
- c. Estimated Energy Savings
- d. Documentation necessary for SECO funding

“Walk-Away Fee”:

E3 proposes to perform the scope of services with limited risk for Client. In the event that E3 completes the project development and Client opts not to proceed with a DB Agreement, Client will owe no more than the “walk-away” fee of **\$3,000, for professional services rendered.**

Terms:

E3 will invoice Client upon completion of the deliverables, due and payable Net 45 to E3. Should Client execute a DB agreement with E3 within 45 days of completion of the deliverables, E3 will roll the full cost of this Professional Services Agreement into the cost of the DB agreement.



Professional Services Agreement

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By: 
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Date: 8/17/2022

Client:

By: 
Name: Robert Newsom
Title: Hopkins County Judge
Date: 8-15-2022