



PROJECT HIGHLIGHT

COUNTY GOVERNMENT

Clayton County • Georgia



County Expedites Project Delivery to Ensure Compliance with Grant Funding



CHALLENGE

The Clayton County administrators responsible for managing critical repairs to five county services buildings were left without funding to replace several of the county’s deteriorating roofs after recommendations by two energy performance contracting companies did not encompass roof upgrades. The county moved forward with the other recommendations in an effort to improve energy efficiency and save the county money.



A few months later, the county was awarded a \$2.3 million grant from the Energy Efficiency and Conservation Block Grant Program (EECBG) funded by the American Recovery and Reinvestment Act (ARRA) through the U.S. Department of Energy. The grant stipulates that funds be used within 18 months for projects designed to improve energy efficiency. As county administrators worked to determine grant allocation, Les Markland, director of building maintenance, contacted his local Garland representative, Todd Shannon, to conduct technical analyses of the roofs. After administrators evaluated the needs of the county, a portion of the funding was allocated to replace the deteriorating roofs. By then, several months had passed, leaving the county with a limited amount of time to complete the roof projects in accordance with the grant specifications.

SOLUTION

In an effort to expedite the project to ensure compliance with the grant funding, Shannon recommended Clayton County take advantage of a roofing materials and services contract by a nationwide purchasing cooperative to reduce the project delivery cycle and save the county money. The contract that Garland/DBS, Inc. holds with the U.S. Communities Government Purchasing Alliance™ (U.S. Communities™) was competitively bid nationwide by a public agency member in keeping with the national and regional requirements of other agency participants. Purchasing cooperatives, such as U.S. Communities, allow public agencies to pool their purchasing power through nationally solicited contracts, thereby eliminating the time and costs associated with project-specific public bids. Shannon explains, “The U.S. Communities contract became the vehicle that allowed Clayton County to easily procure our products and services to meet the scheduling requirements of the grant.”



After surveying the county’s deteriorating roofs, Shannon recommended a variety of high-performance, energy efficient roofing solutions. The recommendations included coating the new two-ply StressPly® Plus modified-bitumen roof systems with the ENERGY STAR® qualified Solex® coating system to reduce energy demands during peak cooling periods. In addition to the reflective coating, polyisocyanurate insulation was added to the systems to achieve an increased R-value of 20. Shannon worked with the county’s energy consultant, W. Frank Newton, Inc., throughout the project to ensure the recommendations were compliant with the grant funding requirements, and coordinated the installation of the roofing systems with three separate contractors. They included Roof Solutions, Inc., Roof Management, Inc., and Core Roofing Solutions.



Markland had completed several projects with Shannon over the last five years, and was pleased to discover he could now take advantage of the benefits involved in using the U.S. Communities contract, including accelerated project turnaround and single-source accountability for materials, installation and a full range of design and engineering services. Markland concludes, “By using U.S. Communities, we were able to maximize the grant funds through expedited project delivery in addition to reaping the benefits of a full-service manufacturer.”

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