

City of Guelph Multi-Residential Water Audit Program

Terms and conditions

The City of Guelph is offering a Multi-Residential Audit Program. The purpose of the program is to provide multi-residential buildings in Guelph with a no-cost water audit. This audit will provide superintendents/building owners/managers and condominium boards (Applicants) with detailed water demand information for their building as well as recommendations on how to save money and water by improving the efficiency of their building.

Participant eligibility

The City of Guelph will determine a **building's eligibility to participate in** the Program based on **the applicant's** responses to the Multi-Residential Audit Program Survey. Buildings may qualify for the program if they:

- are within the City of Guelph limits and hold an active water account, and
- have 7 suites or more, and
- have an average water demand of at least 150 cubic metres (m³) per suite per year (for information contact City of Guelph Water Services at waterservices@guelph.ca or call 519-837-5627)

If on analysis of **a building's** monthly consumption and results of their program survey suggest a water audit would be prudent, a building may qualify for a no-cost facility water audit through this program at the discretion of City of Guelph staff. For those buildings that do not meet the qualifications, a residential home visit from eMERGE Guelph will be recommended.

Upon application acceptance, the Multi-Residential Water Audit will be conducted by the City of Guelph's **consultant. They will:**

- Inspect and document the following water using fixtures and appliances in up to and including 10 suites or 10 per cent of all suites in buildings with more than 100 suites:
 - toilet flush volumes
 - toilet leakage using toilet leak test strips
 - showerhead flow rate using bag test
 - kitchen and lavatory faucet maximum flow rates using bag test
 - the presence or absence of faucet aerators and the type of faucet aerators if present
 - the overall condition (evidence of leakage, etc.) of all water using fixtures and appliances
- Installation of non-invasive monitoring equipment to document **the building's** municipal water use and/or water supply lines to various water using equipment and processes onsite, and/or) for a period of up to 48 hours.

The consultant will write a report that outlines the results of each building audit. This report will be presented to the client by the City of Guelph. It will include:

- a summary of total occupancy, total number of suites, average per suite occupancy, total number of suites audited, current water usage (m³/year), current yearly water cost, and current yearly cost per suite
- tables summarizing results from the inspection of all suites audited

City of Guelph Multi-Residential Water Audit Program

Terms and conditions

- a 24 to 48 hour diurnal water demand curve showing any unusual water demand patterns, and indicators of excessive leakage in the building based on the diurnal data logging of the main building water meter
- recommendations to optimize building water use including upgrades to building fixtures, appliances and/or processes and suggest next steps (including the City of **Guelph's rebate programs and why each would be ideal for each specific situation**)
- calculation(s) of the associated anticipated water reductions for each new recommendation
- estimated cost to implement each recommendation while considering labor and applicable city rebates
- estimated payback periods for each recommendation.

Applicant's responsibility

- The Applicant shall provide a contact to coordinate the facility audit and access to the following to complete the water audit:
 - **the building's water meter(s)**,
 - up to and including 10 suites or 10 per cent of all suites in the building with more than 100 suites,
 - **the building's** process equipment, and
- The Applicant shall provide permission to:
 - install sub-meters or other water demand monitoring equipment for the duration of the audit (up to 48 hours) as necessary. Further demand **modelling at the client's expense may be required if leaks or anomalies are found.**
 - The City of Guelph or its agent to access utility billing account information for any participating building or single family home at any time before or after installation of sub-meter(s) for the purpose of monitoring water demands and calculating water savings.

City's responsibility

- The City shall notify the Applicant in writing of its acceptance in the Multi-Residential Water Audit program.
- provide the third party consultant to complete the water audit, as determined through the competitive bidding process
- The City shall provide the completed water audit to the applicant and discuss the results of the water audit with the applicant
- The City of Guelph reserves the right to decline any building it deems ineligible to participate in the Multi-Residential Audit program;

Consultant's responsibility

- The consultant shall schedule the water audit
- The consultant shall conduct a water audit
- The consultant shall prepare a report outlining the results of the water audit that includes identifying water demands, water demand patterns, and water savings opportunities and provide to the City.

Agreement

In consideration of the City of Guelph accepting an application to the Multi-Residential Audit Program, the Applicant acknowledges and agrees:

City of Guelph Multi-Residential Water Audit Program

Terms and conditions

- The Applicant hereby releases and forever discharges the City and its officers, **employees, agents and elected officials (the "Released Parties") from and against** any and all claims, costs or demands whatsoever, that it may now or ever have against the Released Parties in relation to any loss, damage or injury (including death) that may occur indirectly, directly or consequently as a result of or arising from the **Applicant's participation in the Program, including but not limited to the** work or activities in relation hereto.
- The Applicant shall at all times defend, indemnify and save harmless the City, its officers, agents, employees, invitees, and elected officials (all of which are **hereinafter called the "City indemnities") from and against any and all manners of** claims, demands, losses, cost, charges, actions and other proceedings whatsoever made or brought against, suffered by or imposed on the City indemnities or their property in respect of any loss, or damage or injury (including fatal injury) to any person or property directly or indirectly arising out of, resulting from or sustained as **a result of the Applicant's participation in the Program or the performance of the** Applicant of anything in furtherance of its participation in the Program, including the installation and **operation of any equipment at the Applicant's facility or anything else** in the relation to this agreement.