



# BUTTERS-FETTING CO., INC.

## MECHANICAL CONTRACTORS

1669 SOUTH 1ST ST, MILWAUKEE, WISCONSIN 53204-2999

TEL. (414) 645-1535 Fax (414) 645-7622

*Design - Build  
Engineering  
Turn Key Installations  
Fabrication  
Contract Maintenance  
24-Hour Service  
M.P. #232325*

May 11, 2026

City West Allis Police Dept.  
11301 W. Lincoln Ave.  
West Allis, WI 53227

Re: Police Department Building Controls Upgrade

Butters-Fetting Co. is pleased to offer this proposal for Police Dept. building controls system upgrade

### Scope of work:

The existing controls system is inaccessible. Much of the controls are obsolete and no longer made. Connection to the front end can no longer be made to adjust setpoints or view operation of system. Many of the VAV controllers and other terminal devices are still on pneumatic controls which are also obsolete and do not control effectively. Recommend replacing controls with new ProLon DDC controls for AHU's, Boilers, Chillers, and VAV's.

### AHU's and EF's

- Remove existing controls in panels for AHU's 1, 2, 3, 4, & 6
- Provide and install new ProLon M2000 and Flex IO controllers.
- Provide and install new sensors and relays for control of AHU. **Does not include** replacing control valves for Hot Water(HW) and Chilled Water(CHW) nor damper actuators. PE and EP switches to be reused where possible.
- Program controllers for operation for single zone or VAV(AHU's 1 & 3) operation
- Program and commission controllers to control dampers, valves, fans, and terminal devices to maintain setpoints in spaces
- Program for control and status of associated exhaust fans in areas served by AHU's
- Configure graphics to reflect operation and display all relevant temperatures and data used to control and troubleshoot air handler operation.
- Integrate all AHU controllers into network controller to view and operate from single front end interface

### \*\*\*\*AHU OPTION\*\*\*\*

- Remove existing pneumatic HW and CHW control valves.
- Remove existing pneumatic damper actuators.
- Provide and install new HW and CHW control valves and damper actuators on RA/OA/EA dampers on associated AHU's (1, 2, 3, & 6)

### Boiler Plant

- Remove existing controls for boilers and pumps
- Provide and install new ProLon M2000 boiler and Flex IO controllers
- Program and commission controllers to operate pumps and boilers based upon load in building and outside air temperature
- Configure graphics to reflect boiler and pump operation and integrate into ProLon network controller for viewing through front end

**DEDICATED TO QUALITY AND SERVICE SINCE 1924**



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### **Chiller Plant**

- Remove existing controls for chiller and pumps
- Provide and install new Proton M2000 chiller and Flex IO controllers
- Program and commission controllers to operate pumps and chillers based upon load in building and outside air temperature
- Configure graphics to reflect chiller and pump operation and integrate into Proton network controller for viewing through front end

### **VAV's**

- Remove existing controls for (qty. 63) VAV boxes (qty. 10 fan powered/qty. 53 single duct)
- Provide and install new Proton VC2000 VAV controllers, DAT sensors, and Zone Sensors in space.
- Reuse any recently installed existing belimo HW valves and actuators where possible and replace qty. (45) HW valves and actuators on pneumatic reheat valves
- Provide and install new communication and power loop wiring between all VAV controllers and network controller
- Program and commission vav controllers for single duct or fan powered operation with HW reheat
- Configure graphics to reflect VAV configuration, monitor operation, and control setpoints
- Integrate above into Proton network controller for viewing and control through front end

### **Front End Interface**

- Provide and install Proton NC2000 network controller
- Integrate all devices including AHU's, boilers, chillers, and VAV's into front end network controller
- Program and commission for above controllers to be integrated into network controller and graphical front end to be viewed **locally and remotely** through Proton Focus desktop and mobile application (network connection provided by others)

### **Does not include the following:**

- Any overtime or after hours labor. Changeover to occur during normal working hours

### **\*\*\*APPROVED STATE VENDOR/CONTRACTOR STATUS\*\*\***

Butters Fetting is an approved Contract Vendor for state contracts. We have several sites with current existing contracts one of which is the following:

#### **(UW Whitewater)**

Contract # UWWTW-2026-5167-General

#### **(NIGP Codes)**

91000, 91450, & 94155



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The price for the work described above is:

Above scope(new controls & reuse existing AHU HW, CHW control valves and Damper Actuators):  
**\$187,805 (One-Hundred Eighty Seven Thousand, Eight Hundred Five).**

Above scope plus **\*\*AHU Option\*\***(new controls and replace HW, CHW control valves and Damper Actuators):  
**\$224,107 (Two Hundred Twenty Four Thousand, One-Hundred Seven).**

**Butters-Fetting Co., Inc.** Looks forward to working with you. If you have any questions in regards to the above, please contact me.

Sincerely,

**Paul Coburn**

Control Systems Specialist  
262-424-0041 cell  
pcoburn@butfetting.com

TERMS: The above price does not include all applicable sales tax.

Our Quotation is based on straight time labor. No credit will be given or premiums paid by us for insurance coverage afforded by others. We are not liable for charges for storage, temporary power, and other job facilities unless agreed upon in writing. We are not responsible for loss or damage relating to strikes, accidents, fires or other causes unavoidable beyond our control. Invoices will be issued as work progresses and are due and payable as stated. The customer is hereby notified that lien proceedings are initiated upon non-payments as invoiced. This quotation is void after 30 days unless renewed.