



MAYOR & COUNCIL COMMUNICATION

DATE: March 15, 2016
REGULAR
ITEM # 10

AGENDA ITEM: Inwood Water Tower (No. 4) – Accept Bids and Award Contract

SUBMITTED BY: Chad Isakson, Project Engineer

THROUGH: Clark Schroeder, Interim City Administrator

REVIEWED BY: Jack Griffin, City Engineer
Cathy Bendel, Finance Director
Mike Bouthilet, Public Works

SUGGESTED ORDER OF BUSINESS:

- Introduction of Item..... City Engineer
- Report/Presentation City Engineer
- Questions from Council to Staff..... Mayor Facilitates
- Public Input, if Appropriate..... Mayor Facilitates
- Call for Motion Mayor & City Council
- Discussion Mayor & City Council
- Action on Motion Mayor Facilitates

POLICY RECOMMENDER: Engineering.

FISCAL IMPACT: \$2,395,000 or \$2,587,300.

Approval of this resolution commits the council to enter into a construction contract for the project with a construction contract amount of \$2,395,000. An alternate bid was provided by contractors to add a mezzanine level to the water tower for the consideration of Council. If the City would like to include the alternate in the scope of improvements the construction contract amount would be \$2,587,300.

The improvement will be funded through a combination of the city’s water enterprise fund, bonding, and DEED Grant funds

SUMMARY AND ACTION REQUESTED:

The City Council is respectfully requested to consider accepting contractor bids as presented and award a contract for the Inwood Water Tower (No. 4).

LEGISLATIVE HISTORY/BACKGROUND INFORMATION:

The City Council approved the Plans and Specifications for the Inwood Water Tower (No. 4) on January 19, 2016 and authorized staff to advertise the Project for bids. The Project was advertised on QuestCDN.com and in the Oakdale-Lake Elmo Review in accordance with the Minnesota Competitive Bidding requirements. The improvements include a 1.0 Million Gallon (MG) Composite Elevated Water Storage Tank with an alternate option to include the construction of a mezzanine level.

Bids were received, publicly opened, and read aloud on February 25, 2016. The City's design consultant has prepared and attached the Tabulation of Bids and a letter of recommendation for the award of the contract. The City received 3 bids for this project, with CB&I Inc. providing the lowest base bid in the amount of \$2,395,000.00. Phoenix Fabricators & Erectors provided the lowest Total Base Bid plus Alternate A Bid in the amount of \$2,587,300.00. Staff recommends this option if the city desires installation of a mezzanine for purposes of housing future telecommunication equipment.

Contractor references for both CB&I, Inc. and Phoenix Fabricators & Erectors were reviewed as provided in the Engineer's Letter of Award Recommendation.

RECOMMENDATION:

Staff is recommending that the City Council approve Resolution No. 2016-16, thereby accepting bids and awarding a contract to CB&I Inc., for the base bid in the amount of \$2,395,000, for the Inwood Water Tower (No. 4). The recommended motion for this action is as follows:

“Move to approve Resolution No. 2016-16, Accepting Bids and Awarding a Contract to CB&I Inc. for the Base Bid in the amount of \$2,395,000 for the Inwood Water Tower (No. 4).”

Should Council choose to add the construction of a Mezzanine level as part of the improvements, as provided by the add Alternate A bid, then staff recommends that the City Council approve Resolution No. 2016-16, thereby accepting bids and awarding a contract to Phoenix Fabricators & Erectors for the base bid plus Alternate A bid in the amount of \$2,587,300, for the Inwood Water Tower (No. 4). The recommended motion for this action is as follows:

“Move to approve Resolution No. 2016-16, Accepting Bids and Awarding a Contract to Phoenix Fabricators & Erectors for the Base Bid plus Alternate A Bid in the amount of \$2,587,300 for the Inwood Water Tower (No. 4).”

ATTACHMENT(S):

1. Resolution 2016-16 Accepting Bids and Awarding a Contract for the Base Bid.
2. Resolution 2016-16 Accepting Bids and Awarding a Contract for the Base Bid plus Alternate A Bid.
3. Engineer's Letter of Award Recommendation and Tabulation of Bids.
4. Project Schedule.



Building a Better World
for All of Us®

February 29, 2016

Re: City of Lake Elmo
1,000,000 Gallon Inwood Water Tower (No. 4)
City Project No. 2015.13
SEH No. LAKMO 134653

Honorable Mayor and City Council
City of Lake Elmo
3800 Laverne Ave. N.
Lake Elmo, MN 55042

On Thursday, February 25, 2016, at 2:00 p.m., Four (4) bids were received for the referenced project. A summary is shown below in order of Base Bid.

	Contractor	Base Bid	Alternate A	Base Bid Plus Alt. A
1	CB&I Inc.	\$2,395,000.00	\$240,000.00	\$2,635,000.00
2	Phoenix Fabricators & Erectors	\$2,411,500.00	\$175,800.00	\$2,587,300.00
3	Landmark Structures	\$2,415,000.00	\$181,250.00	\$2,596,250.00
4	Caldwell Tanks, Inc.	\$2,458,000.00	\$171,000.00	\$2,629,000.00

Based on the Base Bid, the low bid received was submitted by CB&I Inc., of Plainfield, IL in the amount of \$2,395,000

If Alternate A is considered and the City desires to construct the optional mezzanine level, the low bid including Alternate A (mezzanine level) combination was submitted by, Phoenix Fabricators & Erectors, of Sebree, Kentucky.

In reliance on our experience with both contractors. and/or materials and information provided by the contractor(s), we have determined that 1) they have a sufficient understanding of the project and equipment to perform the construction for which it bid; and 2) according to their bonding agent they presently have the financial ability to complete the project bid.

Accordingly, we recommend the project be awarded based on the City's choice of Alternate A construction.

Please call if you have any questions.

Sincerely,

Chad Katzenberger
Project Engineer

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Engineers | Architects | Planners | Scientists

Short Elliott Hendrickson Inc., 3535 Vadnais Center Drive, St. Paul, MN 55110-5196

SEH is 100% employee-owned | sehinc.com | 651.490.2000 | 800.325.2055 | 888.908.8166 fax



TABULATION OF BIDS

1

2

3

1,000,000 Gallon Inwood Water Tower (No. 4) City of Lake Elmo SEH No.: LAKMO 134653 Bid Date: February 25, 2016 at 2:00 p.m.	CB&I Inc. 14109 S. Route 59 Plainfield, IL 60544 \$2,635,000.00	Phoenix Fabricators & Erectors Address City, State Zip \$2,587,300.00	Landmark Structures Address City, State Zip \$2,596,250.00
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Item No.	Item	Unit	Est. Quantity	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
TOTAL BASE BID PRICE									
SITE & UTILITY WORK									
1	SITE GRADING	LS	1	16,000.00	16,000.00	20,000.00	20,000.00	40,000.00	40,000.00
2	ROCK CONSTRUCTION ENTRANCE	EACH	1	3,822.00	3,822.00	4,000.00	4,000.00	2,245.00	2,245.00
3	TRAFFIC CONTROL	LS	1	2,068.00	2,068.00	2,000.00	2,000.00	2,500.00	2,500.00
4	SUBGRADE EXCAVATION	CY	120	10.00	1,200.00	12.00	1,440.00	20.00	2,400.00
5	GEOTEXTILE FABRIC TYPE V	SY	200	6.00	1,200.00	7.00	1,400.00	5.00	1,000.00
6	ORGANIC TOPSOIL BORROW	CY	100	30.00	3,000.00	35.00	3,500.00	30.00	3,000.00
7	SELECT GRANULAR BORRW	CY	150	16.00	2,400.00	18.00	2,700.00	20.00	3,000.00
8	AGGREGATE BASE, CLASS 6	TON	1250	22.00	27,500.00	25.00	31,250.00	15.00	18,750.00
9	BIT WEARING COURSE MIX (WEA240B)	TON	65	99.00	6,435.00	110.00	7,150.00	80.00	5,200.00
10	BIT NON-WEARING COURSE MIX (WEB240B)	TON	65	99.00	6,435.00	110.00	7,150.00	80.00	5,200.00
11	TACK COAT	GAL	35	10.00	350.00	12.00	420.00	5.00	175.00
12	8" CONCRETE APRON	SF	350	25.00	8,750.00	30.00	10,500.00	12.00	4,200.00
13	4" CONCRETE WALK	SF	100	20.00	2,000.00	25.00	2,500.00	10.00	1,000.00
14	CONNECT TO EXISTING WATER MAIN	EACH	1	2,300.00	2,300.00	2,500.00	2,500.00	2,000.00	2,000.00
15	6" DIP WATER MAIN PIPE, CL. 52	LF	10	110.00	1,100.00	120.00	1,200.00	60.00	600.00
16	16" DIP WATER MAIN PIPE, CL. 52	LF	120	140.00	16,800.00	150.00	18,000.00	120.00	14,400.00
17	6" GATE VALVE & BOX	EACH	1	1,980.00	1,980.00	2,200.00	2,200.00	2,500.00	2,500.00
18	HYDRANT	EACH	1	4,864.00	4,864.00	5,000.00	5,000.00	5,000.00	5,000.00
19	DIP FITTINGS,	LB	700	2.50	1,750.00	3.00	2,100.00	10.00	7,000.00
20	POLYETHYLENE ENCASEMENT	LF	140	2.00	280.00	2.00	280.00	5.00	700.00
21	4' X 4' CATCH BASIN WITH GRATING	EACH	1	2,618.00	2,618.00	2,800.00	2,800.00	5,000.00	5,000.00
22	1.5" CLEAR ROCK	CY	16	76.00	1,216.00	80.00	1,280.00	75.00	1,200.00
23	GEOTEXTILE FABRIC TYPE I	SY	30	6.00	180.00	7.00	210.00	10.00	300.00
24	18" RCP STORM SEWER PIPE, CL. V	LF	90	68.00	6,120.00	75.00	6,750.00	60.00	5,400.00
25	18" RCP APRON W/TRASH GUARD	EACH	1	1,700.00	1,700.00	2,000.00	2,000.00	1,000.00	1,000.00
26	HAND PLACED RIP RAP, CL. III	CY	10	92.00	920.00	100.00	1,000.00	100.00	1,000.00



TABULATION OF BIDS

1

2

3

1,000,000 Gallon Inwood Water Tower (No. 4) City of Lake Elmo SEH No.: LAKMO 134653 Bid Date: February 25, 2016 at 2:00 p.m.				CB&I Inc. 14109 S. Route 59 Plainfield, IL 60544 \$2,635,000.00		Phoenix Fabricators & Erectors Address City, State Zip \$2,587,300.00		Landmark Structures Address City, State Zip \$2,596,250.00	
Item No.	Item	Unit	Est. Quantity	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
27	GEOTEXTILE FABRIC TYPE IV	SY	37	3.00	111.00	4.00	148.00	10.00	370.00
28	PREASSEMBLED SILT FENCE	LF	500	2.25	1,125.00	3.00	1,500.00	4.00	2,000.00
29	STRAW BIOROLL	LF	1000	2.00	2,000.00	2.50	2,500.00	5.00	5,000.00
30	TEMPORARY SEEDING (MIX 22-111 WITH TYPE 1 MULCH)	ACRE	1.5	4,000.00	6,000.00	4,600.00	6,900.00	2,000.00	3,000.00
31	SEEDING (MIX 25-131 WITH FERTILIZER & HYDROMULCH)	ACRE	1.5	3,500.00	5,250.00	4,000.00	6,000.00	3,000.00	4,500.00
ELEVATED STORAGE TANK									
32	1.0 MG ELEVATED WATER TOWER CONCRETE COMPOSITE CONSTRUCTION AND ALL ASSOCIATED ITEMS NOT LISTED ABOVE.	LS	1	2,242,026.00	2,242,026.00	2,239,122.00	2,239,122.00	2,250,000.00	2,250,000.00
33	WATER TOWER CONTROL PANEL AND RTU (SEE APPENDIX B) - AS DESCRIBED IN ELECTRICAL	LS	1	15,500.00	15,500.00	16,000.00	16,000.00	15,360.00	15,360.00
TOTAL BASE BID PRICE					\$2,395,000.00	\$2,411,500.00	\$2,415,000.00		
ALTERNATE									
A	ALTERNATE A - ADD FOR CONSTRUCTION OF MEZZANINE LEVEL AND ASSOCIATED ITEMS OUTLINED IN THE DRAWINGS	LS	1	240,000.00	240,000.00	175,800.00	175,800.00	181,250.00	181,250.00
TOTAL BASE BID PRICE + ALTERNATE A					\$2,635,000.00	\$2,587,300.00	\$2,596,250.00		



TABULATION OF BIDS

4

1,000,000 Gallon Inwood Water Tower (No. 4) City of Lake Elmo SEH No.: LAKMO 134653 Bid Date: February 25, 2016 at 2:00 p.m.				Caldwell Tanks, Inc. 4000 Tower Road Louisville, KY 40219 \$2,629,000.00	
Item No.	Item	Unit	Est. Quantity	Unit Price	Total Price
TOTAL BASE BID PRICE					
SITE & UTILITY WORK					
1	SITE GRADING	LS	1	25,000.00	25,000.00
2	ROCK CONSTRUCTION ENTRANCE	EACH	1	2,500.00	2,500.00
3	TRAFFIC CONTROL	LS	1	1,500.00	1,500.00
4	SUBGRADE EXCAVATION	CY	120	12.00	1,440.00
5	GEOTEXTILE FABRIC TYPE V	SY	200	4.00	800.00
6	ORGANIC TOPSOIL BORROW	CY	100	26.00	2,600.00
7	SELECT GRANULAR BORRW	CY	150	21.00	3,150.00
8	AGGREGATE BASE, CLASS 6	TON	1250	21.00	26,250.00
9	BIT WEARING COURSE MIX (WEA240B)	TON	65	93.00	6,045.00
10	BIT NON-WEARING COURSE MIX (WEB240B)	TON	65	93.00	6,045.00
11	TACK COAT	GAL	35	3.00	105.00
12	8" CONCRETE APRON	SF	350	13.00	4,550.00
13	4" CONCRETE WALK	SF	100	10.00	1,000.00
14	CONNECT TO EXISTING WATER MAIN	EACH	1	2,200.00	2,200.00
15	6" DIP WATER MAIN PIPE, CL. 52	LF	10	50.00	500.00
16	16" DIP WATER MAIN PIPE, CL. 52	LF	120	117.00	14,040.00
17	6" GATE VALVE & BOX	EACH	1	2,200.00	2,200.00
18	HYDRANT	EACH	1	5,500.00	5,500.00
19	DIP FITTINGS,	LB	700	7.00	4,900.00
20	POLYETHYLENE ENCASEMENT	LF	140	6.00	840.00
21	4' X 4' CATCH BASIN WITH GRATING	EACH	1	3,500.00	3,500.00
22	1.5" CLEAR ROCK	CY	16	50.00	800.00
23	GEOTEXTILE FABRIC TYPE I	SY	30	3.50	105.00
24	18" RCP STORM SEWER PIPE, CL. V	LF	90	50.00	4,500.00
25	18" RCP APRON W/TRASH GUARD	EACH	1	2,000.00	2,000.00
26	HAND PLACED RIP RAP, CL. III	CY	10	90.00	900.00



TABULATION OF BIDS

4

1,000,000 Gallon Inwood Water Tower (No. 4) City of Lake Elmo SEH No.: LAKMO 134653 Bid Date: February 25, 2016 at 2:00 p.m.				Caldwell Tanks, Inc. 4000 Tower Road Louisville, KY 40219 \$2,629,000.00	
Item No.	Item	Unit	Est. Quantity	Unit Price	Total Price
27	GEOTEXTILE FABRIC TYPE IV	SY	37	6.00	222.00
28	PREASSEMBLED SILT FENCE	LF	500	2.50	1,250.00
29	STRAW BIOROLL	LF	1000	3.50	3,500.00
30	TEMPORARY SEEDING (MIX 22-111 WITH TYPE 1 MULCH)	ACRE	1.5	1,000.00	1,500.00
31	SEEDING (MIX 25-131 WITH FERTILIZER & HYDROMULCH)	ACRE	1.5	2,670.00	4,005.00
ELEVATED STORAGE TANK					
32	1.0 MG ELEVATED WATER TOWER CONCRETE COMPOSITE CONSTRUCTION AND ALL ASSOCIATED ITEMS NOT LISTED ABOVE.	LS	1	2,306,553.00	2,306,553.00
33	WATER TOWER CONTROL PANEL AND RTU (SEE APPENDIX B) - AS DESCRIBED IN ELECTRICAL	LS	1	18,000.00	18,000.00
TOTAL BASE BID PRICE				\$2,458,000.00	
ALTERNATE					
A	ALTERNATE A - ADD FOR CONSTRUCTION OF MEZZANINE LEVEL AND ASSOCIATED ITEMS OUTLINED IN THE DRAWINGS	LS	1	171,000.00	171,000.00
TOTAL BASE BID PRICE + ALTERNATE A				\$2,629,000.00	

PROJECT SCHEDULE
CITY OF LAKE ELMO

FOCUS ENGINEERING, inc.

Cara Geheren, P.E. 651.300.4261
Jack Griffin, P.E. 651.300.4264
Ryan Stempksi, P.E. 651.300.4267
Chad Isakson, P.E. 651.300.4283

INWOOD WATER TOWER (NO. 4)
PROJECT NO. 2015.130

JANUARY 2016

- | | |
|-------------------|---|
| October 6, 2015 | Council approves consultant selection. |
| November 17, 2015 | Preliminary Design. Council accepts preliminary design recommendations (water tower style, materials, and site plan). |
| January 19, 2016 | Council approves Plans and Specifications and orders Advertisement for Bids. |
| February 18, 2016 | Receive Contractor Bids. |
| March 15, 2016 | Council accepts Bids and awards Contract. |
| April 7, 2016 | Conduct Pre-construction meeting and issue Notice to Proceed. |
| October 1, 2017 | Substantial Completion (water tower online and operational). |
| November 3, 2017 | Final Completion (punch list and final paperwork). |

**CITY OF LAKE ELMO
WASHINGTON COUNTY
STATE OF MINNESOTA**

RESOLUTION NO. 2016-16

**A RESOLUTION ACCEPTING BIDS AND AWARDING A CONTRACT
FOR THE BASE BID FOR THE INWOOD WATER TOWER (No. 4)**

WHEREAS, pursuant to an advertisement for bids for the Inwood Water Tower (No. 4), bids were received, opened, and tabulated according to law, and bids were received complying with the advertisement; and

WHEREAS, bids were tabulated, checked and summarized to verify that all requirements of the submittals were met; and

WHEREAS, the project engineer reviewed the bids and has provided a letter recommending the award of the contract to the lowest responsible bidder, CB&I Inc., for the Base Bid in the amount of \$2,395,000.

NOW, THEREFORE, IT IS HEREBY RESOLVED,

1. The Mayor and City Clerk are hereby authorized and directed to enter into a Contract in accordance with the above ordered Project, in the amount of the Contractor's lowest responsible bid, and according to the plans and specifications thereof approved by the City Council.
2. The City Clerk is hereby authorized and directed to return forthwith to all bidders the deposits made with their bids, except that the deposits of the successful bidder and the next two lowest bidders shall be retained until a contract has been signed.

**ADOPTED BY THE LAKE ELMO CITY COUNCIL ON THE FIFTEENTH DAY OF
MARCH 2016.**

CITY OF LAKE ELMO

By: _____
Mike Pearson
Mayor

(Seal)

ATTEST:

Julie Johnson
City Clerk

**CITY OF LAKE ELMO
WASHINGTON COUNTY
STATE OF MINNESOTA**

RESOLUTION NO. 2016-16

**A RESOLUTION ACCEPTING BIDS AND AWARDING A CONTRACT
FOR THE BASE BID PLUS ALTERNATE A BID
FOR THE INWOOD WATER TOWER (No. 4)**

WHEREAS, pursuant to an advertisement for bids for the Inwood Water Tower (No. 4), bids were received, opened, and tabulated according to law, and bids were received complying with the advertisement; and

WHEREAS, bids were tabulated, checked and summarized to verify that all requirements of the submittals were met; and

WHEREAS, the project engineer reviewed the bids and has provided a letter recommending the award of the contract to the lowest responsible bidder, Phoenix Fabricators & Erectors, for the Base Bid plus Alternate A Bid in the amount of \$2,587,300.

NOW, THEREFORE, IT IS HEREBY RESOLVED,

1. The Mayor and City Clerk are hereby authorized and directed to enter into a Contract in accordance with the above ordered Project, in the amount of the Contractor's lowest responsible bid, and according to the plans and specifications thereof approved by the City Council.
2. The City Clerk is hereby authorized and directed to return forthwith to all bidders the deposits made with their bids, except that the deposits of the successful bidder and the next two lowest bidders shall be retained until a contract has been signed.

**ADOPTED BY THE LAKE ELMO CITY COUNCIL ON THE FIFTEENTH DAY OF
MARCH 2016.**

CITY OF LAKE ELMO

By: _____
Mike Pearson
Mayor

(Seal)

ATTEST:

Julie Johnson
City Clerk