



STAFF REPORT

DATE: 8/8/2018

REGULAR

ITEM #: 14

MOTION

TO: City Council

FROM: Rob Weldon, Public Works Director

AGENDA ITEM: Well #2 Generator Purchase and Hydrant and Valve Installation at Tower #1

REVIEWED BY: Kristina Handt, City Administrator

BACKGROUND: Due to the presence of PFC's in Lake Elmo Municipal Well #1 in exceedance of the Department of Health's minimum acceptable level it was decided to discontinue use of Well #1 to protect the health of Lake Elmo water consumers. In doing so, the city is now relying on two municipal wells to supply water to its current and growing number of users. With only two wells in operation it is crucial that reliable emergency power is available and onsite at both well locations to provide power in the event of a service outage. Well #4 located near the intersection of Lake Elmo Ave and 50th St N has a permanent emergency generator onsite powered by natural gas to operate the well during a power outage. Well #2 located south of Hwy 36 and Manning Ave N does not have a permeant source of emergency power and relies on a portable diesel powered generator that also serves to provide emergency power to sewer lift stations during power outages.

Along with the shutdown of Well #1 came the discontinued use of Water Tower #1 do to inadequate and old valve configuration of the existing water main system. In order to bring Tower #1 back on-line and increase system storage capacity installation of a fire hydrant and gate valves need to be completed to further isolate Well #1 and keep the tower in service.

ISSUE BEFORE COUNCIL: Does the City Council approve the purchase of a permanent emergency generator for Well #2 and the installation of a hydrant and gate valves at Water Tower #1?

PROPOSAL DETAILS/ANALYSIS: With the addition of a permeant natural gas powered generator at Well #2 water production and delivery will not be effected during times of power outages. Delivery of water from the remaining two municipal wells is crucial with the discontinued use of Well #1 due to elevated PFC levels. The current portable generator used at Well #2 is also used to provide back-up power at sewage lift stations and does not comply with Department of Health and wellhead protection standards due the diesel powered engine in such close proximity to the wellhead. The new proposed Well #2 generator will be equipped with an automatic transfer switch that recognizes a power outage and immediately calls for the generator to run. With the current portable generator being used at Well #2 Public Works staff needs to respond and physically hook-up and start the generator in order to provide power for the well to operate.

In addition to adding generator at Well #2, it has been found that without Well #1 in operation Water Tower #1 cannot be used due to existing water main valve configuration of the Old Village water system. By adding two gate valves and a hydrant in the area of Tower #1 flexibility will be gained to completely isolate Well #1 from the water distribution system while allowing Tower #1 to again be used for water storage in the Old Village area of the city.

The topics described above have been discussed at length by city staff and representatives of Minnesota Department of Natural Resources, Minnesota Pollution Control Agency and Minnesota Department of Health. Through these meetings staff has discussed the urgency of these needed additions in order to offer an uninterrupted water supply to consumers. Support has been gained from each of these agencies to move forward with these additions and reimbursement of associated costs.

FISCAL IMPACT: Initial cost for both projects will be the responsibility of the city with reimbursement coming from the Minnesota Pollution Control Agency upon project completion. Initial cost will be covered by the Water Fund with the financial impact as follows:

- Generator \$41,259
- Valves and Hydrant \$24,950

OPTIONS:

- Approve purchase of generator and installation of valves and hydrant
- Deny purchase of generator and installation of valves and hydrant
- Amend and approve purchase generator and installation of valves and hydrant

RECOMMENDATION:

“Motion to approve the purchase of generator through Midwest Electric and Generator and installation of hydrant and gate valves by Capra’s Utilities for an amount not to exceed \$68,000 with full reimbursement provided by Minnesota Pollution Control Agency.”

ATTACHMENTS:

- Generator quotes
- Hydrant and Valve Installation quotes



ESTIMATE	#188692
SCHEDULED DATE	Thu May 3, 2018 10:00am
TOTAL	

Midwest Electric and Generator, Inc

City Of Lake Elmo
3445 Ideal Ave N
Lake Elmo, MN 55042

☎ (651) 747-3941
✉ rweldon@lakeelmo.org

CONTACT US

P.O. Box 293
Rogers, MN 55374

☎ (612) 284-1550
✉ john@midwestgenerators.com

ESTIMATE

Generac Industrial Generator System

Services	amount
Midwest Generator Sales - Midwest Generator Sales	\$41,259.00
Generator Installation Project	
1-80kW Generac Industrial Power Systems Generator 277/480V - 3 Phase 8.0L Natural Gas 1800 RPM 1-200A SER automatic transfer switch, with installation 2 year warranty	
Installation of generator system:	
Generator to be installed within 15' of existing electrical meter socket location at well house	
Install NG system for generator system, including gas meter upgrade	
1-Crane work for setting of generator 1-Install concrete pad for generator system 1-Set generator pad on site 1-Provide generator battery 1-Provide cold weather kit, coolant circulator, battery heater, and thermostat 1-Electrical permit 1-Electrical review 1-Mechanical review 1-Complete electrical work, branch circuits and generator feeders	

- 1-Re-configure of electrical work for emergency generator source
- 1-Install new piping from NG meter to generator location, including upgraded regulators
- 1-Factory required testing, generator registration, dealer check out, and customer training

Total **\$41,259.00**

Kohler Industrial Generator System

Services	amount
Midwest Generator Sales - Midwest Generator Sales	\$44,680.00
Generator Installation Project	
1-80kW Kohler Power Systems Generator 277/480V - 3 Phase 8.0L Natural Gas 1800 RPM 1-200A SER automatic transfer switch, with installation 2 year warranty	
Installation of generator system:	
Generator to be installed within 15' of existing electrical meter socket location at well house	
Install NG system for generator system, including gas meter upgrade	
1-Crane work for setting of generator 1-Install concrete pad for generator system 1-Set generator pad on site 1-Provide generator battery 1-Provide cold weather kit, coolant circulator, battery heater, and thermostat 1-Electrical permit 1-Electrical review 1-Mechanical review 1-Complete electrical work, branch circuits and generator feeders 1-Re-configure of electrical work for emergency generator source	
1-Install new piping from NG meter to generator location, including upgraded regulators	
1-Factory required testing, generator registration, dealer check out, and customer training	
Notes:	
Offloading and rigging by Midwest Installation Included Start-up and Testing Service is included Load Bank testing is not included Permits are included	

Midwest does not provide structural engineering, roof consulting, or architectural services, and this proposal and Contract shall not be construed as contracting to provide any such professional services. Contractor assumes no responsibility for design, structural adequacy, or compliance of the structure with building codes. If design services are required, Midwest shall not be responsible for the results of such services, whether or not such services are provided in relation to this. If structural engineering is required, fees to be paid by others, and are additional to this proposal

PAYMENT :

\$28,000.00 DUE AT ORDERING
REMAINDER DUE BEFORE START UP OF GENERATOR

- : No retainage without written pre-accepted agreement
- : Startup will not be completed without 100% payment
- : A 3% surcharge will be added to all credit card payments

PRICES : Valid for 30 days from date of this proposal

TAXES : Sales Taxes are NOT included, and will be billed without a tax-exempt certificate

F.O.B.Shipping : Ownership of goods passes to buyer at the time the goods cross the shipping point. Pre-paid freight to jobsite is included.

CANCELLATION : Shall be subject to applicable fees but not less than 50% of the purchase price.

DELIVERY : Expected to be 4-8 Weeks after receipt of order and approved submittals. Factory will confirm delivery at the time of order. Storage fees of 4% per month will be assessed to the buyer starting 10 days after the scheduled ship date.

INDEMNIFICATION : Signee is obligated for any and all costs of collection, and associated fees

PROPRIETARY : This Quote/Bill of Material is proprietary to Midwest Electric and Generator
Reproduction or sharing of this Quote/Bill of Material is strictly prohibited.

Total **\$44,680.00**

Thank you again for the opportunity to provide you with a proposal for your project. Please do not hesitate to reach out to us with questions or to book services.

We work hard to offer you Best-In-Class for your project, and can also offer some attractive financing options, such as 6 month to 36 month interest free terms depending on your project. Our technicians are competent, licensed, and highly skilled in their profession, and will leave you confident in your decision.

Midwest Electric and Generator is the only Power Pro Premier dealer in the 5 state area, a designation meaning we meet the most stringent set of requirements ensuring customers receive an outstanding sales and service experience when purchasing. We employ expert staff, including electricians, plumbers, mechanics, and project managers, consistently receiving high reviews from our customer base.

Thank you again for the opportunity to earn your business.



PIONEER
CRITICAL POWER



PIONEER
CRITICAL POWER

May 11, 2018

Quote Number: 31288

TO:

Rob Weldon

Lake Elmo

3445 Ideal Ave. N

Lake Elmo, MN 55042

Phone: 651-747-3941

Fax:

Email: rweldon@lakeelmo.org

✈ GENERATOR PROPOSAL (Project: Lake Elmo Well)

I appreciate the opportunity to provide the following quotation for your consideration.

Equipment

➔ **TAYLOR Model TG150:** Engine Driven Generator Set

Rated: 150 Kw on Natural Gas, EPA Stationary Standby, 277/480 Volt, 3 Phase, 60 Hz

Unit Features:

▶ **PSI Engine**

- Model - 8.8L TCAC NG or LP
- Heavy Duty Air Cleaner w/Service Indicator
- 50 C Ambient Radiator
- Electronic Isochronous Governor with 0.5% Frequency Regulation

▶ **Stamford Alternator**

- Model - UCI274G311
- Brushless Rotating Field Generator with Class H Insulation
- 1.0% AVR, PMG
- Tropical Coating

▶ **Circuit Breaker**

- 225 Amp, T3 Frame, 100% Rated, Thermal Magnetic Trip, Main Line Circuit Breaker

▶ **TAYLOR DGC2020 Control Panel**

Taylor Power Systems DGC-2020 digital genset controller provides integrated engine-genset control, protection, and metering in a single package. Microprocessor based technology allows for exact measurement, setpoint adjustment, and timing functions. Front panel controls and indicators enable quick and simple DGC-2020 operation. A wide temperature-range liquid crystal display (LCD) with backlighting can be viewed under a wide range of ambient light and temperature conditions. Taylor Power Systems also supplies a manual key override by-pass switch that allows you to start the generator manually in the event of control systems failure.

- ▶ **Heavy Duty Integral Vibration Isolators between Engine/Alternator and Base**
- ▶ **1 1/4" NPT Inlet Connection**
- ▶ **Oil Drain Kit (Oil Drain Piped to Edge of Skid w/Valve)**
- ▶ **Coolant Drain Kit**
- ▶ **Lube Oil & Antifreeze (Initial Fill)**
- ▶ **Battery Rack & Cables**
- ▶ **Wide Skid Base**
- ▶ **Flex Exhaust**
- ▶ **120V, 1500W Block Heater**
- ▶ **Battery Charger: Marinco (6Amp/12Volt)**
- ▶ **12V Lead Acid Battery, 950CCA**
- ▶ **Sound Attenuated Weather Galvanneal Enclosure w/Internal Critical Silencer. 1" UL-94 Sound Attenuating Foam**
 - Heavy Duty 14 Ga. Galvanneal Steel
 - Peaked Roof
 - Bolted Construction
 - Lockable Doors
 - Stainless Steel Hardware
 - Powder Coat Finish

Misc:

- ▶ **One Hour Factory Load Bank Test**
- ▶ **Standard 2 Year Standby Limited Warranty**
- ▶ **(1) Electronic O&M Manual**
- ▶ **Certified to UL2200**
- ▶ **Freight**
- ▶ **Start Up**
- ▶ **Regulator, Gas**

ASCO Series 300 Automatic Transfer Switch(es):

- ▶ **Service Entrance Rated Open Transition, 225 Amp, 4 Pole, Solid Neutral, NEMA 1, with Programmable Exerciser**



Installation:

Scope of Work:

Install a 150kw Taylor generator set provided by others

- a. provide and install a 10" thick reinforced concrete pad
- b. receive generator at riggers yard and have unit delivered to site and set
- c. Install natural gas line to unit and connect. Regulator (fbo)
- d. remove existing manual transfer switch and install new 225 amp automatic transfer switch (fbo)
- e. Install engine block heater circuit and circuit for enclosure light and gfci receptacle
- f. Install a 225 amp feeder from generator to auto transfer switch
- g. reconnect to existing motor control center
- h. startup assistance

Exclusions and Assumptions:

- 1. All work to be accomplished at regular working hours.
- 2. We would expect an 8 hour outage to install the auto transfer switch and reconnect power to the well.
- 3. We have not included any landscape restoration at this time, grade will be brought back for top soil and seed or sod.

Net Unit Price.....\$ 6,1760.00

ADDER

Alternate Add Price \$7,284.00

Install new manual transfer switch (fbo) for connection to existing roll up generator.

+\$895.00 Upgrade to 5 year warranty

+\$1,829.00 for Generator monitoring installation and 12 month monitoring.

Note

Old Transfer switch cannot be used for new application due to design of MTS. A Separate Transfer switch will be required for this An ASCO 3 NTS would be used.

Terms & Conditions

PRICES	Quoted prices valid for 30 days.
DELIVERY	Lead time for equipment made to specification varies and will be Confirmed when buyer's order is placed with the manufacturer.
INCLUSIONS	Start-up and Testing is included unless otherwise indicated. (To be completed in single trip unless previously stated)
EXCLUSIONS	Sales Tax – Applicable sales taxes are NOT included in our quotation and will be billed without a valid tax exempt certificate on file on the invoice date. Offloading & Rigging is NOT included in our quotation. Installation is NOT included in our quotation. Permits are NOT included in our quotation. Fuel Fill is NOT included in our quotation. Load Bank Testing is NOT included in our quotation unless specifically indicated. Freight – quoted prices exclude freight jobsite unless noted.
CANCELLATION	Orders for equipment made to specifications are NOT alterable or cancelable once placed with the manufacturer. Stocked goods accepted for return will be subject to a 20% restocking fee.
PROPRIETY	Seller's quotation is proprietary in its entirety and may not be shared with anyone outside of the firm to whom it is provided without Pioneer Critical Power's express permission.
BILLING	Fulfillment Billing – Title for equipment made to specifications passes to buyer when shipped from the manufacturer at which point buyer will be billed for 90% if start-up is included in the purchase contract, or 100% if start-up is to be provided by others. Start-up will not be scheduled before receipt of payment in full of the Fulfillment Billing. Final Billing – If start-up is included in the purchase contract, any remainder will be billed once start-up has been successfully completed. Change Orders – Any changes or additions to the purchase contract must be agreed to in writing by buyer and seller and will be billed as products are provided or services rendered.
PAYMENT	Upon approved credit, Invoices are due the earlier of Net 30 Days from invoice date or when scheduling of start-up is requested. Please remit payment to Titan Energy Systems Inc. dba Pioneer Critical Power, P.O. Box 71490, Chicago, IL 60694-1490. Major credit cards accepted with a 3% service charge.
COLLECTION	Buyer agrees to indemnify seller against any and all costs of collection, including reasonable attorney's fees.



Sincerely,

Eddie Zachary
Pioneer Critical Power

Acceptance of Quote

Prior to ordering equipment or services, please sign and return as a confirmation of the above terms and conditions.

Proposal accepted by: _____ Date: _____

Company Name: _____

Purchase Order # _____

Release Equipment for Production: Yes or No, Hold for Approval

Engineering Submittal's: PDF or Hard Copies _____

Date equipment is needed onsite: _____

Is ATS wanted early: Yes or No

Quote Number: 31288

TG150

With Installation

Capra's Utilities Inc.
 2340 Leibel Street
 White Bear Lake, MN 55110
 (651)762-2500
 mike@capras.com
 www.capras.com



PROPOSAL

ADDRESS

Lake Elmo
 3803 Laverne Ave
 Lake Elmo, MN 55042

PROPOSAL # 5474

DATE 04/25/2018

EXPIRATION DATE 10/15/2018

DESCRIPTION	AMOUNT
Services We will provide and install 2 new 8" gate valves on the main line that exits the tower at 3303 Langley Ct. We will provide and install a 8x8x6 tee for a new fire hydrant. We will provide and install a new hydrant and gate valve for the hydrant. The hydrant will be located on the opposite side of the road from the water tower. We will cut and patch the road as needed. We will back fill and level our excavation upon completion. We will provide and install pulverized black dirt, seed and straw upon completion.	24,950.00
1 1/2% per month charge on accounts over 30 days. All agreements contingent upon strike, accident or delays beyond our control. Any frost, ground water or rock excavation will be an extra charge. All private underground utilities are the responsibility of the Owner. Per Minnesota Statute 514.011: A lien will be filed if contract amount is not paid in full within 60 days of Invoice date.	TOTAL \$24,950.00

Accepted By

Accepted Date



PRICING PROPOSAL

June 1, 2018

PROJECT: Water Valves & Hydrnt @ "Old Water Tower" – Lk Elmo, MN

QUOTE: Total Bid Total = \$ 26,124.00

INCLUDES:

- 2 each 8" valves and 1 hydrant
 - See attached list of materials included
- Removal of Bituminous – 85 sy
- Patching of Bituminous – 85 sy (3" bit & 8" CI V)
- Restoration of Turf w/ Lawn seed mix and erosion blanket

EXCLUDES:

Asbestos & Hazardous Material Removal, Rock Entrances, Bedding material for utilities, Electrical/ Gas/CCTV/Fiber Services or Rerouting, SAC & WAC Charges, Soil Correction, Shoring, Private Utilities Locates, Relocation/Removal/Replacement of Existing Public Utilities, Concrete, Landscaping, Plantings, Landscaping Relocations, Import or Export of Soils, Contaminated Soils, Surveying/Staking, Inspections, Insulation, Traffic Control, Buried Debris & Rock Removal or Disposal, Dewatering, Fencing/Temporary Fence, Hauling during road restrictions, Permits (City, State, NPDES, Etc.), Soil Testing, Bond (Add 1% for Bond), and Winter Conditions

Thank you for the opportunity to submit a proposal on this project. This proposal is based on an assumed payment term of net 30 days and no retainage. This proposal is good for 10 days after its date. Please feel free to call with any questions.

Respectfully,

Brent M. Johnson

Sr. Project Manager / Estimator – **Dahn Construction**

Cell 651-302-4256

email: brent@dahnconstruction.com

13135 Doyle Path East
Rosemount, MN 55068
Phone: 651-480-1911 Fax: 651-480-1971



FERGUSON WATERWORKS #2518
 1694 91ST AVE NE
 BLAINE, MN 55449-4311

Phone: 763-560-5200
 Fax: 763-560-1799

Deliver To: From: Gary Danielson Comments:
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14:27:22 MAY 31 2018

FERGUSON WATERWORKS #2516
 Price Quotation
 Phone: 763-560-5200
 Fax: 763-560-1799

Bid No: B104199
Bid Date: 05/31/18
Quoted By: GMD

Cust Phone: 763-560-5200
Terms: NET 10TH PROX

Customer: BLAINE FORMAL QUOTE
 1694 91ST AVE NE
 BLAINE, MN 55449-4311

Ship To: BLAINE FORMAL QUOTE
 1694 91ST AVE NE
 BLAINE, MN 55449-4311

Cust PO#: LAKE ELMO, MN.

Job Name: WATER TOWER

Item	Description	Quantity	Net Price	UM	Total
	LAKE ELMO, MINNESOTA WATER TOWER =====				
	WATERMAIN =====				
MJELTLAXU	8X6 MJ C153 EPOX TEE	1		EA	
SSLDEX8	8 DIP WDG REST GLND *ONELOK E-COAT	20		EA	
MJGAX	8 MJ GSKT	2		EA	
SSLDEX6	6 DIP WDG REST GLND *ONELOK E-COAT	1		EA	
MJGAU	6 MJ GSKT	1		EA	
CBTBNFN	3/4X3-1/2 CORE BLUE MJ T-BLT & NUT	18		EA	
DI52SJPX	8 CL52 DI SJ PIPE	40		FT	
NPWLL20BSL	20X440 8 MIL PERF BLAC POLYWRAP	40		FT	
PSPWT210	2X100 10 MIL PIPE WRAP TAPE	1		EA	
AFC2508MMLAOL	8 DI MJ RW OL GATE VLV L/A	2		EA	
A20059	8 VLV BX ADPT #6 WATEROUS	2		EA	
SVBGHD	3 PC STAR VLV BOX W/ BSE & LID	2		EA	
SSLDEX8	8 DIP WDG REST GLND *ONELOK E-COAT	4		EA	
MJGAX	8 MJ GSKT	4		EA	
CBTBNFN	3/4X3-1/2 CORE BLUE MJ T-BLT & NUT	24		EA	
DI52SJPU	6 CL52 DI SJ PIPE	40		FT	
NPWLL20BSL	20X440 8 MIL PERF BLAC POLYWRAP	40		FT	
	SUBTOTAL				
W7286A2ZS	WB67 HYD 7532/4STRZ 8'6 OL 16 RED.	1		EA	
F804R	48 HYD MRKR RED.	1		EA	
SSLDEX6	6 DIP WDG REST GLND *ONELOK E-COAT	1		EA	
MJGAU	6 MJ GSKT	1		EA	
CBTBNFN	3/4X3-1/2 CORE BLUE MJ T-BLT & NUT	6		EA	
CT2RFLPKG58	COBRA T2 TEST STN FLPKG 5/8 RED. *X	1		EA	
CANO12	10 MAG DRV IN ANO ROD 12 GA *X	1		EA	

Fax: 763-560-1799

14:27:22 MAY 31 2018

Reference No: B104199

Item	Description	Quantity	Net Price	UM	Total
SUBTOTAL					
	.				
AFC2506MMLAOL	6 DI MJ RW OL GATE VLV L/A	1	EA		
A20086	6 VLV BX ADPT #6 WATEROUS/MUELLER	1	EA		
SVBGHD	3 PC STAR VLV BOX W/ BSE & LID	1	EA		
SSLDEX6	6 DIP WDG REST GLND *ONELOK E-COAT	2	EA		
MJGAU	6 MJ GSKT	2	EA		
CBTBNFN	3/4X3-1/2 CORE BLUE MJ T-BLT & NUT	12	EA		
	.				
	.				
	.				

Quoted prices are based upon receipt of th total quantity for immediate shipment (48 hours). SHIPMENTS BEYOND 48 HOURS SHALL BE AT THE PRICE IN EFFECT AT TIME OF SHIPMENT UNLESS NOTED OTHERWISE. QUOTES FOR PRODUCTS SHIPPED FOR RESALE ARE NOT FIRM UNLESS NOTED OTHERWISE.

CONTACT YOUR SALES REPRESENTATIVE IMMEDIATELY FOR ASSISTANCE WITH DBE/MBE/WBE/SMALL BUSINESS REQUIREMENTS.

Seller not responsible for delays, lack of product or increase of pricing due to causes beyond our control, and/or based upon Local, State and Federal laws governing type of products that can be sold or put into commerce. This Quote is offered contingent upon the Buyer's acceptance of Seller's terms and conditions, which are incorporated by reference and found either following this document, or on the web at http://wolseley.com/terms_conditionsSale.html.
Govt Buyers: All items are open market unless noted otherwise.

LEAD LAW WARNING: It is illegal to install products that are not "lead free" in accordance with US Federal or other applicable law in potable water systems anticipated for human consumption. Products with *NP in the description are NOT lead free and can only be installed in non-potable applications. Buyer is solely responsible for product selection.