

Monday, April 24, 2023**6:00 PM****McFarland Municipal Center**
*Community Room***AGENDA**

You are invited to this meeting through a Zoom webinar. The public may attend in-person or remotely through the webinar or telephone options listed below.

PLEASE CLICK THE LINK BELOW TO JOIN THE ZOOM WEBINAR:

<https://us02web.zoom.us/j/87321231583>

Or by Telephone: +1 (312) 626-6799

Webinar ID: 873 2123 1583

Press *9 to raise/lower hand. Press *6 to mute/unmute.

1. CALL TO ORDER, ROLL CALL.
2. PUBLIC APPEARANCES.
 - a. This is an opportunity for members of the public to address the Public Works and Utilities Committee for items that are not on the agenda. Please remember this is a hybrid meeting conducted in person and through the Zoom online meeting platform. Meeting attendees wishing to address the Committee about items not on the agenda may do so at this time. Zoom attendees should type their name and address in the Question and Answer feature within the Zoom online meeting platform at this time. Members of the public who are present in person and wish to address the Committee should fill out a public comment form and turn into the meeting chairperson. When you are called upon to speak, state your name, address, and provide your comments to the Committee for their consideration. Please adhere to the 3-minute time limit. Additionally, you may send your public comments to public.works@mcfarland.wi.us to be included as part of the meeting.

Members of the public may also speak during their selected agenda item as they designate on the public comment form or in the Question and Answer feature on Zoom.
3. APPROVAL OF MINUTES.
 - a. Motion to approve the minutes of the February 27, 2023 Public Works & Utilities Committee meeting.
4. BUSINESS.
 - a. Discussion and action to make a recommendation to the Village Board regarding a proposal from Town & Country to conduct a stormwater rate study.
 - b. Discussion and action to make a recommendation to the Village Board regarding a proposal from Town & Country Engineering to create a stormwater management area maintenance plan.
 - c. Discussion and action to make a recommendation to the Village Board regarding the award of contract for the 2023 Burma Tower repainting project.
5. SCHEDULE NEXT MEETING DATE.
 - a. Monday, May 22, 2023 at 6:00 p.m.

- b. Monday, September 25, 2023 will be rescheduled to Wednesday, September 27, 2023 at 6:00 p.m.
- c. Monday, December 25, 2023 will be rescheduled to Wednesday, December 20, 2023 at 6:00 p.m.

6. ADJOURNMENT.

Any person who has a qualifying disability as defined by the Americans with Disabilities Act that requires the meeting or materials at the meeting to be in an accessible location or format should contact the McFarland Municipal Center at (608)838-3153, 5915 Milwaukee Street, McFarland, Wisconsin, or village.clerk@mcfarland.wi.us by 2:00 p.m. at least 5 business days prior to the meeting so that any necessary arrangements can be made to accommodate each request. If the meeting or request is less than 5 business days from the meeting, requests for accommodations may still be made and reasonable efforts will be made to accommodate each request.

VILLAGE OF MCFARLAND
Public Works & Utilities Committee Minutes

Monday, February 27, 2023 - 6:00 PM

1. CALL TO ORDER, ROLL CALL.

Trustee Brandt called the regular meeting of the Public Works & Utilities Committee to order at 6:00 PM in the Community Room at the Municipal Center. This meeting was also held via Zoom webinar.

Members present: Carolyn Clow, Pauline Boness, Marc Nielsen, Chris Fredrick, Hilary Brandt

Members not present: Eric Kryzenske

Staff Present: Public Works Director Lee Igl, Assistant to the Public Works Director Aimee Irwin, Town & Country staff Brian Berquist & Tim Stieve

2. PUBLIC APPEARANCES.

- a. *This is an opportunity for members of the public to address the Public Works and Utilities Committee for items that are not on the agenda. Please remember this is a hybrid meeting conducted in person and through the Zoom online meeting platform. Meeting attendees wishing to address the Committee about items not on the agenda may do so at this time. Zoom attendees should type their name and address in the Question and Answer feature within the Zoom online meeting platform at this time. Members of the public who are present in person and wish to address the Committee should fill out a public comment form and turn into the meeting chairperson. When you are called upon to speak, state your name, address, and provide your comments to the Committee for their consideration. Please adhere to the 3-minute time limit. Additionally, you may send your public comments to public.works@mcfarland.wi.us to be included as part of the meeting.*

Members of the public may also speak during their selected agenda item as they designate on the public comment form or in the Question and Answer feature on Zoom.

None.

3. APPROVAL OF MINUTES.

- a. *Motion to approve the minutes of the January 23, 2023 Public Works & Utilities Committee meeting.*

Motion by Trustee Brandt, seconded by Boness, to approve the minutes of the January 23, 2023 Public Works & Utilities Committee meeting. Motion carries 4 - 0 - 1, with Fredrick abstaining.

4. BUSINESS.

- a. *Discussion and action to make a recommendation to the Village Board regarding a proposal from Baker Tilly to conduct a water impact fee study.*

Igl provided an overview of the proposal provided by Baker Tilly. This proposal is the next step in the process to update the impact fees and is estimated to cost \$8,000 to

\$10,000.

- Nielsen commented on the typo regarding the State of Illinois contained within the proposal on page 10. The auditor will correct the typo to be the State of Wisconsin.
- Boness asked if the percentages that the committee previously recommended should have been set after the auditor conducts their study. Berquist stated that the auditors prefer to have the needs assessment report complete with percentages prior to conducting their study. The auditors will reconcile the current impact fees to the proposed new fee and determine if the assumptions within the Water System Needs Assessment are justifiable. Berquist stated that the committee would be able to provide their recommendation following the completion of the study by the auditors.

Motion by Trustee Brandt, seconded by President Clow, to recommend approval to the Village Board regarding a proposal from Baker Tilly to conduct a water impact fee study. President Clow amended the motion to recommend approval to the Village Board regarding a proposal from Baker Tilly to conduct a water impact fee with the State of Wisconsin laws typo being corrected in the agreement. Amended motion seconded by Trustee Brandt. Amendment passes 5-0. Motion by Trustee Brandt, seconded by President Clow, to recommend approval to the Village Board regarding a proposal from Baker Tilly to conduct a water impact fee study with the State of Wisconsin laws typo being corrected in the agreement. Motion passes 5-0-0.

b. Discussion and action to make a recommendation to the Village Board regarding a proposal from Baker Tilly to conduct a conventional rate case and a five-year financial forecast for the water utility.

Igl provided an overview of the proposal provided by Baker Tilly. This proposal includes a conventional rate case and five-year financial forecast. These are estimated to cost \$16,000-18,000 for the rate study and \$9,000 to \$11,000 for the financial forecast.

- Nielsen commented on the typo regarding the State of Illinois contained within the proposal on page 10. The auditor will correct the typo to be the State of Wisconsin.
- Nielsen suggested reviewing the revenue requirement with the current allocation of street costs and without street costs. Nielsen also suggested reviewing the revenue requirement with adding public fire protection and without adding public fire protection.
- President Clow asked what percentage of municipalities allocate street costs to the water utility. Berquist responded there is a variety of approaches but generally, a 25 to 50% range is charged to the water utility in the municipalities Town & Country works with.

Motion by Nielsen to recommend approval to the Village Board regarding a proposal from Baker Tilly to conduct a conventional water rate study with the current practice of including street costs allocated in the rate base and without the street costs, and also the same study with the total revenue requirement with and without including public fire

protection and a five-year financial forecast for the water utility. Motion failed due to lack of a second.

- Fredrick asked for clarification on the need for conducting a conventional rate case. Irwin responded that the need is due to upcoming debt as well as additional edits to the rate tariff that were not adjusted in the 2020 rate case. Igl added that the needs assessment identified future growth needs.
- President Clow asked if a plan had been developed that triggers when rate cases would occur. Berquist responded that we have established the utility plan which will help determine when rates need to be reviewed, particularly for the water utility. Berquist commented that the sewer utility cash flow will determine when rates will need to be reviewed. President Clow recommended that a plan is developed to identify rate cases or evaluation of rates.

Motion by Trustee Brandt, seconded by Boness to recommend approval to the Village Board regarding a proposal from Baker Tilly to conduct a conventional water rate study and a five-year financial forecast for the water utility with removal of references to the State of Illinois. Motion passes 4-0-1 with Nielsen abstaining.

c. Discussion and action to make a recommendation to the Village Board regarding the award of contract for the 2023 Street and Utility Improvements project on Paulson Road.

Berquist provided an overview of the bid results for the Paulson Road project. The low bid was received by Speedway Sand and Gravel. However, the bids did arrive over project estimates.

- Boness asked if developers were contributing to the finalization of County Highway MN. Berquist responded that developers are no longer contributing.
- Boness asked if speed humps were included in the project scope. Berquist explained that these were not included in the bid package.
- Fredrick asked if specific items were over the estimate or several items. Berquist explained that several items contributed to the overall project costs arriving over the estimated project costs.
- President Clow asked for clarification of the revenues that will cover the expenditures. Igl responded that this will be clarified and provided to the Village Board.

Motion by Fredrick, seconded by President Clow, to recommend to the Village Board the award of contract to Speedway Sand and Gravel of Madison in an amount of \$2,017,538 for the reconstruction of Paulson Road including the base bid and supplementals, but rejecting the contract alternate with additional expenses for engineering, construction administration, inspection, and contingency for a total project cost up to \$2,536,000. Motion carries 5 - 0 - 0.

d. Discussion and action to make a recommendation to the Village Board regarding the award of contract for the 2023 Water Main Improvements project along Taylor Road, and between Taylor Road and Spartan Drive.

Stieve provided an overview of the bids received for the 2023 Water Main Improvements project along Taylor Road. There were three bids received with the low bidder being Speedway Sand and Gravel.

- Fredrick asked if directional drilling or traditional trenching would be the approach utilized for installation. Stieve stated this option is still open for the contractor to choose from.

Motion by Trustee Brandt, seconded by Fredrick, to recommend to the Village Board the award of contract to Speedway Sand and Gravel of Madison for an amount of \$433,907 for the reconstruction of a water main along Taylor Road including base bid with the rejection of all alternates and supplemental items with additional expenses for engineering, construction administration, inspection, and contingency for a total project costs in an amount of \$545,000. Motion carries 5 - 0 - 0.

e. Discussion and action to make a recommendation to the Village Board regarding the MS4 Annual Report.

Stieve explained that the MS4 Annual report is required by the DNR in connection to the storm sewer permit.

- President Clow asked if there are any corrections that would need to be made moving forward. Stieve responded that nothing was identified specifically from the report. Stieve explained a recent inspection occurred of all of the Village's wet ponds, which includes pond depth. This inspection will lead to the development of a plan on what ponds may require dredging.
- Fredrick asked if the newer parts of the Village performed better in terms of TSS versus older parts and would require additional work. Stieve responded that the Village is meeting and exceeding the TSS requirements which would not require additional work at this time.

Motion by Trustee Brandt, seconded by Fredrick, to recommend approval to the Village Board regarding the MS4 Annual Report as presented. Motion carries 5 - 0 - 0.

5. SCHEDULE NEXT MEETING DATE.

a. Monday, March 27, 2023 at 6:00 p.m.

6. ADJOURNMENT.

Motion by Fredrick, seconded by Trustee Brandt, to adjourn at 7:18 p.m. Motions passes 5-0-0.

Pursuant to law, written notice of this meeting was given to the public and posted on the public bulletin board in accordance with Open Meetings Law.

Respectfully submitted,
Aimee Irwin
Assistant to the Public Works Director

VILLAGE OF
McFarland
SUMMARY SHEET

MEETING DATE: Monday, April 24, 2023

SECTION: Business

DEPARTMENT: Public Works

CONTACT: Aimee Irwin, Assistant to the Public Works Director, Lee Igl, Public Works Director

AGENDA ITEM: Discussion and action to make a recommendation to the Village Board regarding a proposal from Town & Country to conduct a stormwater rate study.

PREVIOUS ACTION:

None.

ISSUE SUMMARY:

Enclosed within the packet is a proposal from Town & Country Engineering to conduct a stormwater rate study. The Stormwater Utility was created in 2008 and the last rate adjustment occurred in 2016. The study will review current data, trends, and future improvements to the stormwater utility to calculate recommended rates. Town & Country will be present during the meeting to review their proposal and answer questions from the committee.

FINANCIAL/BUDGET IMPACT:

The estimated cost for this study will not exceed \$4,500 and this amount has been included within the 2023 budget.

VILLAGE PLAN REFERENCE:

None.

ORDINANCE REFERENCE:

[Chapter 47-V Stormwater Utility](#)

BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:

Recommended motion:

Motion, second to recommend approval to the Village Board regarding a proposal from Town & Country Engineering to conduct a stormwater rate study.

ATTACHMENTS:

1. Scope of Services - Storm Rate Study

SCOPE OF SERVICES MEMORANDUM

Date: March 13, 2023
To: Lee Igl, Director of Public Works – Village of McFarland
From: Brian Berquist, P.E., President – Town and Country Engineering
Subject: Scope of Services – Storm Water User Rate Study

The Village of McFarland desires to examine their current user rates for the Stormwater Utility. The long range capital plan has recommended approximately \$2,100,000 of improvements to stormwater utility funded items to address aging or undersized facilities. This study will identify the impact of the improvements on the customers of the utility and explore potential rate increases to fund the improvements.

The scope of services for the rate study will include the following:

- Review of utility user and financial information for the past three years for incorporation into a user rate review.
- Review of past rate setting efforts.
- Prepare a detailed user rate evaluation and cash flow to evaluate existing and future rates based upon the identified capital improvements. Rates will be considered based on the ERU (equivalent residential user) method.
- Recommend a rate implementation schedule to accommodate the proposed project schedule and cash needs.
- Attend meetings as necessary to fully understand the Village's existing user rates and desired approaches from elected officials and Staff.
- Prepare a recommendations memo to be presented to the Public Works and Utility Committee and Village Board.

The estimated engineering cost for the above scope will be billed on an hourly basis and **will not exceed \$4,500 without specific approval from the Village.**

The above scope assumes the following information will be provided by the Village:

- Existing user information including quantity of users, existing rates, and revenues.
- O&M and other expenses by category for the past 3 years.
- Stormwater Utility audits for the past 3 years.

We at Town & Country Engineering, Inc. wish to thank you for the opportunity to present this scope of services to the Village and look forward to continuing to serve you. If you have any questions regarding the above scope, please feel free to call.

BRB

J:\JOB#\SMcFarland\MC-00-00\O&E and Scopes\Scope of Services - Storm Rate Study.docx

TOWN & COUNTRY ENGINEERING, INC.

Madison ♦ Rhinelander ♦ Kenosha
6264 Nesbitt Road • Madison, WI 53719 • (608) 273-3350 • tce@tcengineers.net

TOWN & COUNTRY ENGINEERING, INC.

Madison ♦ Rhinelander ♦ Kenosha
2912 Marketplace Drive, Suite 103 • Madison, WI 53719 • (608) 273-3350 • tce@tcengineers.net

VILLAGE OF
McFarland
SUMMARY SHEET

MEETING DATE: Monday, April 24, 2023

SECTION: Business

DEPARTMENT: Public Works

CONTACT: Aimee Irwin, Assistant to the Public Works Director, Lee Igl, Public Works Director

AGENDA ITEM: Discussion and action to make a recommendation to the Village Board regarding a proposal from Town & Country Engineering to create a stormwater management area maintenance plan.

PREVIOUS ACTION:

None.

ISSUE SUMMARY:

Enclosed is a proposal from Town & Country Engineering to create a stormwater management area maintenance plan. The plan will assist with maintaining the 16 stormwater management areas and three additional areas that will be transferred to the Village in the future. Town & Country Engineering will be present to review the proposal and answer any questions from the committee.

FINANCIAL/BUDGET IMPACT:

The estimated cost of this plan will not exceed \$2,200 without specific approval from the Village. This item is included within the 2023 budget.

VILLAGE PLAN REFERENCE:

None.

ORDINANCE REFERENCE:

None.

BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:

Recommended motion:

Motion, second to recommend approval to the Village Board regarding a proposal from Town & Country Engineering to create a stormwater management area maintenance plan.

ATTACHMENTS:

1. Scope of Services - Storm Water Pond Maintenance Planning

SCOPE OF SERVICES MEMORANDUM

Date: March 15, 2023

To: Lee Igl, Director of Public Works – Village of McFarland

From: Brian Berquist, P.E., President – Town and Country Engineering

Subject: Scope of Services – Storm Water Pond Maintenance Planning

The Village of McFarland owns and maintains 16 stormwater management areas, and 3 other areas soon to be transferred to Village, collectively known as Best Management Practices (BMPs). These areas consist of permanent pool ponds and infiltration areas, and bio-retention facilities. As part of the Storm Water Utility operations and maintenance efforts (and as required under the Village Municipal Separate Storm Sewer System permit), the Village desires to create a maintenance planning guide for each of these areas to assist Village staff in the regular upkeep of the sites and the necessary data collection.

The scope of services for the maintenance plan will include the following:

- Prepare Village-wide and individual site mapping of all BMP areas calling out the key components (infiltration surfaces, native planting areas, outlet structures, overflow routes, inlet piping, etc.)
- Compile the construction drawings (as-built when available) and maintenance plan documents into a comprehensive paper and digital document for quick reference by Village staff.
- Recommend short-term maintenance activities to ensure the BMPs are performing as originally designed and constructed.
- Recommend long-term inspection and maintenance schedules to reduce intensive future maintenance.
- Some discussion covering the potential conversion of turf grass areas to more native plantings. Detailed planting/maintenance plans for native plants will not be included, and is best suited for a separate document prepared by others.

Portions of the above items have already been completed during preparation of the Village's annual MS4 permitting documents. This will aid in limiting the effort needed to complete the document (along with the overall cost). The estimated engineering cost for the above scope will be billed on an hourly basis and **will not exceed \$2,200 without specific approval from the Village.**

The above scope assumes the following information will be provided by the Village:

- Access to all BMPs that are secured with fencing.
- Existing and past maintenance practices at the BMPs.

We at Town & Country Engineering, Inc. wish to thank you for the opportunity to present this scope of services to the Village and look forward to continuing to serve you. If you have any questions regarding the above scope, please feel free to call.

BRB

J:\JOB#S\McFarland\MC-00-00\O&E and Scopes\Scope of Services - Storm Rate Study.docx

TOWN & COUNTRY ENGINEERING, INC.

Madison ♦ Rhinelander ♦ Kenosha
6264 Nesbitt Road • Madison, WI 53719 • (608) 273-3350 • tce@tcengineers.net

VILLAGE OF
McFarland
SUMMARY SHEET

MEETING DATE: Monday, April 24, 2023

SECTION: Business

DEPARTMENT: Public Works

CONTACT: Aimee Irwin, Assistant to the Public Works Director, Lee Igl, Public Works Director

AGENDA ITEM: Discussion and action to make a recommendation to the Village Board regarding the award of contract for the 2023 Burma Tower repainting project.

PREVIOUS ACTION:

The Public Works and Utilities Committee recommended the award of contract to Town & Country Engineering for Burma water tower repainting design and construction engineering at their November 28, 2022 meeting.

ISSUE SUMMARY:

The Burma water tower was last painted in 2005 and has been included in the CIP for repainting in 2023. The committee previously recommended the award of contract to Town & Country Engineering for design and construction engineering services at their November 2022 meeting. The enclosed memo from Town & Country provides a summary of the bid tabulation results and recommendation for a painting contractor. The low bidder was L.C. United Painting Co, Inc. of Sterling Heights, Michigan. For the project, Town & Country will assist with construction administration and coordination with the inspection firm (Dixon Engineering) for observation of the water tower coating.

FINANCIAL/BUDGET IMPACT:

Revenues - The following revenues have been allocated to fund the project:

\$ 830,000 Water Utility

Expenses - Included within the packet is the bid tab for the project and the following cost breakdown is updated based on the low bid submitted:

\$ Base Bid

176,000

\$ 5,000 Alternate 3 (Painting the underside of the tank with a slightly darker color than the top)

\$ 8,500 Design Engineering and Construction Administration (Town & Country Engineering)

\$ 32,850 Inspection of water tower coating installation (Dixon Engineering)

\$ 22,235 Contingency (10%)

(585) Rounding

\$ 244,000 Total Project Expense



VILLAGE PLAN REFERENCE:

None.

ORDINANCE REFERENCE:

None.

BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:

Recommended Action:

Motion, second to recommend to the Village Board the award of contract to L.C. United Painting Co, Inc. of Sterling Heights, Michigan in an amount of \$181,000 for the repainting of Burma water tower, including base bid and alternate three but rejecting alternates one, two and four with additional expenses for construction administration, inspection, and contingency for a total project cost in an amount of \$244,000.

ATTACHMENTS:

1. Recommendation Ltr- on ltrhead

April 19, 2023

Village of McFarland
5915 Milwaukee Street, P.O. Box 110
McFarland, WI 53558

Attention: Mr. Matthew Schuenke, Administrator

Subject: Analysis of Proposals and Recommendation for Award of Contracts; 2023 Water Tower Repair and Painting; Village of McFarland

Bid Deadline: April 11, 2023 at 2:00 p.m. local time

To Whom it May Concern:

The purpose of this letter is to analyze the proposals received for the 2023 Water Tower Repair and Painting project and to recommend award of a contract. This project involves overcoat repainting and minor repairs to the Village's existing water tower on Burma Road.

The Village advertised and distributed a request for proposals for this work in March 2023. Four contractors submitted proposals. A summary of the proposals is as follows:

Contractor	Base Bid	A-1	A-2	A-3	A-4
L.C. United Painting Co., Inc.	\$176,000	-\$2,000	\$8,000	\$5,000	-\$500
Classic Protective Coatings, Inc.	\$277,400	-\$6,000	\$9,200	\$5,800	\$10,000
Central Tank Coatings, Inc.	\$286,500	\$30,000	\$12,000	\$20,000	-
TMI Coating, Inc.	\$348,400	-\$1,400	\$2,200	\$2,000	\$18,000

All of the proposals were properly submitted.

The low bidder, using the base bid alone or with any combination of alternates, is L.C. United Painting Co., Inc. of Sterling Heights, Michigan, an experienced coatings contractor that has completed many painting projects for communities in Wisconsin, Illinois, Indiana, and Michigan. The bid prices are below the expected estimate and budget range.

Four bid alternates were provided for this work. Alternate 1 provides a cost for the existing cellular equipment to remain in place during coating. U.S. Cellular has indicated that it would be difficult and undesirable to remove their equipment. Under the terms of the existing lease, The Village may choose to charge this cost to U.S. Cellular. It is recommended that this alternate is rejected.

Alternate 2 provides the additional cost of painting the Village logo (Option 2) vs just the Village lettering (Option 1). These logo options are attached to this memo. Accepting this alternate will allow for the painting of the Village logo. Rejecting this alternate will result in painting the lettering.

Alternate 3 provides the additional cost of painting the underside of the tank with a slightly darker color than the top. The benefit of this approach is that the tank will tend to show accumulated mildew staining less over time. After discussions with staff, it is recommended that this alternate is accepted.

Alternate 4 provides a cost for an extension of the project completion date. It is recommended that this alternate is rejected.

Unexpected conditions are sometimes encountered which result in increased project costs. Therefore, it would be wise to continue to carry the recommended 10% contingency.

If you have any questions with respect to our thoughts on this matter, I am available at your convenience to discuss them with you.

Respectfully,

TOWN & COUNTRY ENGINEERING, INC.

Tim Stieve, P.E., ENV-SP
Stormwater Lead

TS:sai

J:\JOB#S\McFarland\MC-205-D4 2023 Burma Road Tower Repainting and Repair\Bidding\Recommendation Ltr- on ltrhead.docx

Village of McFarland Logo Options

Option 1 – Base Bid



Option 2 – Alternate Bid Item



PROPOSAL SUMMARY

Project: 2023 Water Tower Repair and Painting; Village of McFarland
 Engineer's Project Number: MC 205 Deadline: April 11, 2023 at 2:00 p.m. local time

ITEM NO.	DESCRIPTION OF WORK	BID QUANT.	UNITS	L.C. United Painting Co., Inc. UNIT PRICE	AMOUNT	Classic Protective Coatings, Inc. UNIT PRICE	AMOUNT
BASE BID							
1-1.	Mobilization and Demobilization	1	lump sum	\$ 5,000.00	\$ 5,000.00	\$ 13,000.00	\$ 13,000.00
1-2.	Coordination with Existing Cellular/Communications Equipment	1	lump sum	\$ 2,000.00	\$ 2,000.00	\$ 29,000.00	\$ 29,000.00
1-3.	High-Pressure Wash and Spot Power Tool Clean Exterior	1	lump sum	\$ 30,000.00	\$ 30,000.00	\$ 42,000.00	\$ 42,000.00
1-4.	Repainting of Exterior (Overcoating)	1	lump sum	\$ 58,500.00	\$ 58,500.00	\$ 97,000.00	\$ 97,000.00
1-5.	Painting of Lettering/Logo - Option 1	1	lump sum	\$ 8,000.00	\$ 8,000.00	\$ 7,800.00	\$ 7,800.00
1-6.	Spot Power Tool Cleaning of Dry Interior	1	lump sum	\$ 6,000.00	\$ 6,000.00	\$ 7,800.00	\$ 7,800.00
1-7.	Partial Repainting of Dry Interior	1	lump sum	\$ 3,000.00	\$ 3,000.00	\$ 8,200.00	\$ 8,200.00
1-8.	Seal CB&I Access Tube Air Gap	1	lump sum	\$ 5,500.00	\$ 5,500.00	\$ 7,200.00	\$ 7,200.00
1-9.	Ladder and Fall Protection Modifications	1	lump sum	\$ 6,000.00	\$ 6,000.00	\$ 4,900.00	\$ 4,900.00
1-10.	Install Handholds/Painter's Rigging Lugs	1	lump sum	\$ 1,500.00	\$ 1,500.00	\$ 3,200.00	\$ 3,200.00
1-11.	Overflow Pipe Modifications and Screen Installation	1	lump sum	\$ 2,500.00	\$ 2,500.00	\$ 4,200.00	\$ 4,200.00
1-12.	Install Mud Valve	1	lump sum	\$ 5,000.00	\$ 5,000.00	\$ 4,500.00	\$ 4,500.00
1-13.	Install Mechanical Mixer	1	lump sum	\$ 22,000.00	\$ 22,000.00	\$ 22,000.00	\$ 22,000.00
1-14.	Install Condensate Drain	1	lump sum	\$ 2,500.00	\$ 2,500.00	\$ 3,500.00	\$ 3,500.00
1-15.	Install Fill Pipe Deflector Bars	1	lump sum	\$ 500.00	\$ 500.00	\$ 1,200.00	\$ 1,200.00
1-16.	Install Sample Tap	1	lump sum	\$ 1,000.00	\$ 1,000.00	\$ 1,200.00	\$ 1,200.00
1-17.	Replace Expansion Joint	1	lump sum	\$ 12,000.00	\$ 12,000.00	\$ 9,800.00	\$ 9,800.00
1-18.	Foundation Repairs/Coating	1	lump sum	\$ 3,500.00	\$ 3,500.00	\$ 4,000.00	\$ 4,000.00
1-19.	Filling & Disinfecting of Tank Following Painting	1	lump sum	\$ 1,500.00	\$ 1,500.00	\$ 6,900.00	\$ 6,900.00
	TOTAL BASE BID				\$ 176,000.00		\$ 277,400.00
ADDITIVE OR DEDUCTIVE BID ITEMS (positive value for cost increase, negative value for decrease)							
A-1	Deduct for Cellular/Communications Equipment Removed Prior to Project	1	lump sum	\$ (2,000.00)	\$ (2,000.00)	\$ (6,000.00)	\$ (6,000.00)
A-2	Add/Deduct for Painting of Lettering/Logo - Option 2	1	lump sum	\$ 8,000.00	\$ 8,000.00	\$ 9,200.00	\$ 9,200.00
A-3	Adder for Two-Color Exterior Painting Scheme	1	lump sum	\$ 5,000.00	\$ 5,000.00	\$ 5,800.00	\$ 5,800.00
A-4	Add/Deduct to Extend Final Completion Date to October 31, 2024	1	lump sum	\$ (500.00)	\$ (500.00)	\$ 10,000.00	\$ 10,000.00

PROPOSAL SUMMARY

Project: 2023 Water Tower Repair and Painting; Village of McFarland
 Engineer's Project Number: MC 205 Deadline: April 11, 2023 at 2:00 p.m. local time

ITEM NO.	DESCRIPTION OF WORK	BID		Central Tank Coatings, Inc.		TMI Coatings, Inc.	
		QUANT.	UNITS	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT
BASE BID							
1-1.	Mobilization and Demobilization	1	lump sum	\$ 10,000.00	\$ 10,000.00	\$ 13,800.00	\$ 13,800.00
1-2.	Coordination with Existing Cellular/Communications Equipment	1	lump sum	\$ 30,000.00	\$ 30,000.00	\$ 1,400.00	\$ 1,400.00
1-3.	High-Pressure Wash and Spot Power Tool Clean Exterior	1	lump sum	\$ 12,000.00	\$ 12,000.00	\$ 115,000.00	\$ 115,000.00
1-4.	Repainting of Exterior (Overcoating)	1	lump sum	\$ 127,500.00	\$ 127,500.00	\$ 131,500.00	\$ 131,500.00
1-5.	Painting of Lettering/Logo - Option 1	1	lump sum	\$ 18,000.00	\$ 18,000.00	\$ 7,100.00	\$ 7,100.00
1-6.	Spot Power Tool Cleaning of Dry Interior	1	lump sum	\$ 5,000.00	\$ 5,000.00	\$ 2,000.00	\$ 2,000.00
1-7.	Partial Repainting of Dry Interior	1	lump sum	\$ 8,000.00	\$ 8,000.00	\$ 2,000.00	\$ 2,000.00
1-8.	Seal CB&I Access Tube Air Gap	1	lump sum	\$ 5,000.00	\$ 5,000.00	\$ 3,600.00	\$ 3,600.00
1-9.	Ladder and Fall Protection Modifications	1	lump sum	\$ 3,500.00	\$ 3,500.00	\$ 6,000.00	\$ 6,000.00
1-10.	Install Handholds/Painter's Rigging Lugs	1	lump sum	\$ 8,000.00	\$ 8,000.00	\$ 3,300.00	\$ 3,300.00
1-11.	Overflow Pipe Modifications and Screen Installation	1	lump sum	\$ 3,500.00	\$ 3,500.00	\$ 3,600.00	\$ 3,600.00
1-12.	Install Mud Valve	1	lump sum	\$ 3,500.00	\$ 3,500.00	\$ 5,800.00	\$ 5,800.00
1-13.	Install Mechanical Mixer	1	lump sum	\$ 30,000.00	\$ 30,000.00	\$ 28,000.00	\$ 28,000.00
1-14.	Install Condensate Drain	1	lump sum	\$ 2,000.00	\$ 2,000.00	\$ 3,100.00	\$ 3,100.00
1-15.	Install Fill Pipe Deflector Bars	1	lump sum	\$ 500.00	\$ 500.00	\$ 800.00	\$ 800.00
1-16.	Install Sample Tap	1	lump sum	\$ 1,000.00	\$ 1,000.00	\$ 700.00	\$ 700.00
1-17.	Replace Expansion Joint	1	lump sum	\$ 14,000.00	\$ 14,000.00	\$ 8,500.00	\$ 8,500.00
1-18.	Foundation Repairs/Coating	1	lump sum	\$ 2,500.00	\$ 2,500.00	\$ 1,200.00	\$ 1,200.00
1-19.	Filling & Disinfecting of Tank Following Painting	1	lump sum	\$ 2,500.00	\$ 2,500.00	\$ 11,000.00	\$ 11,000.00
	TOTAL BASE BID				\$ 286,500.00		\$ 348,400.00
ADDITIVE OR DEDUCTIVE BID ITEMS (positive value for cost increase, negative value for decrease)							
A-1	Deduct for Cellular/Communications Equipment Removed Prior to Project	1	lump sum	\$ 30,000.00	\$ 30,000.00	\$ (1,400.00)	\$ (1,400.00)
A-2	Add/Deduct for Painting of Lettering/Logo - Option 2	1	lump sum	\$ 12,000.00	\$ 12,000.00	\$ 2,200.00	\$ 2,200.00
A-3	Adder for Two-Color Exterior Painting Scheme	1	lump sum	\$ 20,000.00	\$ 20,000.00	\$ 2,000.00	\$ 2,000.00
A-4	Add/Deduct to Extend Final Completion Date to October 31, 2024	1	lump sum	\$ -	\$ -	\$ 18,000.00	\$ 18,000.00