

TASK ORDER

This is Task Order No. 2025-CU02,
consisting of 5 pages
Water Plant 3 Preliminary Siting Study

Task Order

In accordance with Paragraph 1.1 of the Master Professional Service Agreement between Columbus Utilities (CU) and Ruekert & Mielke, Inc. (R/M) for Professional Services – Task Order Edition, dated March 20, 2019 ("Agreement"), CU and R/M agree as follows:

1. Specific Project Data

A. Background

Background – Water Plant 1 was constructed in the early 1900s, with upgrades in the 1940s and 1960s. The plant consists of a building enclosing one well, pumps, piping and valves, chemical treatment, iron removal equipment, softening equipment, and an above grade reservoir. A second well is on the site of Water Plant 1 approximately 100 feet northwest of the main building. This facility is in need of upgrades in the near future for safety, reliability and to meet regulatory requirements. In 2016, the Utility conducted a study to identify the cost to replace Water Plant 1 with a new facility and new well. In 2023, the Utility conducted another study to update the new plant and well cost and to determine a cost to upgrade Water Plant 1 to bring it up to current standards for its water treatment process. Some of the upgrade items were: new electrical distribution, updated plumbing and HVAC, a new standby generator, a new roof, a new configuration of separate chemical rooms, new process equipment media for the iron filter and softeners, painting, and replacement of the valves. The memorandum from the 2023 study is attached to the Task Order for reference.

The plant upgrade cost estimate of \$2.96M is less than a new plant cost estimate of \$8.13M. However, the upgrade cost does not include the required building improvements to meet current energy conservation requirements as this cost was very hard to quantify accurately. There are inherent inefficiencies to the existing layout of Water Plant 1. Considering these items, the Utility is interested in investigating and identifying sites that are suitable to construct a new Water Plant and well. It is anticipated that the new well would have equivalent capacity to the two existing wells at the Water Plant 1 location of approximately 1,000 gallons per minute, or similar to the capacity of well 4 at Water Plant 2, approximately 850 gpm. It is reasonable to assume the new well at Water Plant 1 would have an output capacity between 850 to 1,000 gpm.

B. Task Order

The first step in this process is to conduct a preliminary study for siting the new water plant and well. This Task Order is for a siting study to find one or two suitable locations for the new water plant taking into account space requirements and setback requirements mandated by Wisconsin Administrative Code. It is anticipated the new well will be located inside the new Water Plant 3 replacing Water Plant 1. Once the preferred site is chosen, the Utility will have to complete and receive approval of the Wisconsin Department of Natural Resources (WDNR) required Well Site Investigation report. We advise the Utility to have WDNR and Wisconsin Public Service Commission (PSC) approvals of the well before the closing on the land purchase. Approvals for the building with process equipment will follow when those designs are complete. The building and process equipment for Water Plant 3 is not included in this Task Order. That will be a future Task Order.

2. Scope of Services for R/M

A. The Scope of Services are as follows:

- 1) Coordinate, plan and attend project kick off meeting with stakeholders. Issue meeting notes.
- 2) Conduct investigations of potential well sites in City based on known hydrogeologic conditions in City, property types, land ownership, land use, required setbacks, environmental factors, and access. Identify four preliminary sites.
- 3) Provide environmental screening services for up to four preliminary sites.
- 4) Analyze sites and provide advantages and disadvantages for each site. Provide preliminary technical memorandum to Utility.

TASK ORDER

- 5) Meet with Utility to discuss sites. With the Utility, rank the sites based on advantages and disadvantages, operation and cost impacts.
- 6) Conduct water modeling with plant at the top two selected locations to confirm size of needed infrastructure, system operation, and cost impacts.
- 7) Evaluate the need for an elevated storage tank at the top two selected locations vs. another location.
- 8) Prepare exhibit at up to two locations with setbacks, ingress, egress, building, potential reservoir and potential elevated storage tank.
- 9) Meet with the Utility to decide on most preferred site.
- 10) Write final technical memorandum outlining screening analysis and advantages and disadvantages.
- 11) Provide project coordination.

3. Columbus Utilities Responsibilities

The CU shall have those responsibilities as set forth in Section II of the Agreement, subject to the following:

- A. Answer site/location questions.
- B. Attend study review meetings.
- C. Provide study comments.

4. Items Excluded

The following items are excluded from the Scope of Services:

- A. Anything not specifically identified in the Scope of Services above.
- B. Easement research.
- C. Land acquisition services.
- D. Property surveys.
- E. Floodplain, wetland, or other environmental permitting.
- F. Change of conditions from information known at time of this Task Order.
- G. WDNR Well Site Investigation Report (to be done in a subsequent phase).
- H. Public Service Commission approval (to be done in a subsequent phase).
- I. Wisconsin Department of Natural Resources approval for well design (to be done in a subsequent phase).
- J. Well or plant design services (to be done in a subsequent phase).

5. Future Work Items

The preliminary siting study is the first step in the process of a new water plant. The future steps will include:

1. Prepare and submit WDNR Well Site Inventory Report. Achieve approval.
2. Prepare PSC Threatened and Endangered Species survey.
3. Prepare PSC submittal application including environmental information, alternatives, justification and cost estimates.
4. Develop responses to PSC questions regarding alternative ways to eliminate or postpone need for well. Receive PSC approval.
5. Finalize land purchase for site of Water Plant 3.
6. Prepare well design plans and specifications. Prepare WDNR forms and cover letter.
7. Address WDNR and PSC questions and concerns about the proposed well design.
8. Conduct public bidding for well.
9. Construct well.
10. Conduct well testing and commissioning.

TASK ORDER

11. Prepare Water Plant 3 design and specifications. Submit to WDNR and PSC and achieve approval.
12. Conduct public bidding.
13. Construct Water Plant 3.

6. Times for Rendering Services

Schedules are subject to change due to activities beyond the control of R/M. In general, the tentative schedule is as follows:

- A. Start project– May 16, 2025.
- B. Provide preliminary technical memorandum to Utility – July 16, 2025.
- C. Identify ranking order of three sites – July 31, 2025.
- D. Write final technical memorandum outlining screening analysis and advantages and disadvantages – August 29, 2025.

7. Payments to R/M

- A. The CU shall pay R/M for services rendered on a Time and Material Basis as follows:

Category of Services	Estimate of Compensation for Services
Completion of study services (scope items 1-11)	\$32,761
TOTAL =	\$32,761

- B. July 10, 2023 Memo to Michelle Kaltenberg, Water Plant 1 Reconditioning / Replacement Assessment as Exhibit A.

8. Subconsultants

- A. R/M proposes to use a subconsultant, LRE Water, for hydrogeology services for preliminary screening.

TASK ORDER

TASK ORDER NO. 2025-CU02
WATER PLANT 3 PRELIMINARY SITING STUDY
Between Columbus Utilities
and
Ruekert & Mielke, Inc.
Dated May 6, 2025

Terms and Conditions: Execution of this Task Order by Columbus Utilities and R/M shall make it subject to the terms and conditions of the agreement (as modified above), which Agreement is incorporated by this reference. R/M is authorized to begin performance upon its receipt of a copy of this Task Order signed by Columbus Utilities.

The Effective Date of this Task Order is _____, 2025.

OWNER:

Columbus Utilities

Signature: _____

Name: _____

Title: _____

Date: _____

ENGINEER:

Ruekert & Mielke, Inc.

Signature: Jason P. Lietha
Digitally signed by Jason P. Lietha
Date: 2025.05.06 11:20:37 -05'00'

Name: Jason P. Lietha, P.E.

Title: Senior Vice President

Date: May 6, 2025

DESIGNATED REPRESENTATIVE FOR TASK ORDER

Name: _____

Title: _____

Address: _____

Email: _____

Phone: _____

Name: David W. Arnott, P.E.

Title: Team Leader/Senior Project Manager

Address: W233 N2080 Ridgeview Parkway
Waukesha, WI 53188

Email: darnott@ruekert-mielke.com

Phone: 262-953-3080