



Ellis Stone Construction Co, Inc.
3201 Stanley Street
Stevens Point, Wisconsin 54481
Phone: (715) 345-5000
Fax: (715) 345-5007

Project: 23061 - Kronenwetter Well No. 2
1979 Lea Rd
Kronenwetter, Wisconsin 54455

CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps

CREATED BY:	Zach Gilmaster	CREATED DATE:	5/8/2025
STATUS:	Under Review	POTENTIAL CHANGE ORDER:	(None)
ASSIGNEE:	Kurt Grote (Howard Grote & Sons Painting, Inc.)		

DISTRIBUTION:

SCOPE DESCRIPTION:

REQUEST DETAILS:

CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps

ATTACHMENTS:

[RFP 04 - Taps on Pipes Air Release Piping.pdf](#)

RESPONSES

Date	Response By	Quote Amount	Schedule Impact	Comments	Attachments/Details
05/14/2025	Kurt Grote	\$876.00	1 day	8 hours plus materials	

CHANGE ORDER COMPONENTS

CCO: (None)

NEGOTIATED AMOUNT:

Zach Gilmaster

From: Kurt Grote <kr Grote@groteandsons.com>
Sent: Wednesday, May 28, 2025 10:39 AM
To: Zach Gilmaster
Cc: Maureen Wells
Subject: RE: Kronenwetter Well No. 2: CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps DUE 05/13/25

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Hello Zach,

I can't get into Procore to change what I had written before.

Material includes paint and sundries such as thinner, brushes, rollers, rags, etcetera.	\$87.00
Mobilization to the job and return.	\$441.25
Labor to prep and paint PVC and touchups.	<u>\$264.75</u>
Total	\$876.00

Please let me know if there is anything else you need.

Kind regards,
Kurt R. Grote

President

Howard Grote & Sons, Inc.

FINISHING CONTRACTORS SINCE 1940

4900 Ivywood Trail McFarland, Wisconsin 53558

O: 608.838.6756 | F: 608.838.6762 | C: 608.576.8302

This communication is for use by the intended recipient and contains information that may be Privileged, confidential or copyrighted under applicable law. If you are not the intended recipient, you are hereby formally notified that any use, copying or distribution of this e-mail, in whole or in part, is strictly prohibited. Please notify the sender by return e-mail and delete this e-mail from your system. Unless explicitly and conspicuously designated as "E-Contract Intended", this e-mail does not constitute a contract offer, a contract amendment, or an acceptance of a contract offer. This e-mail does not constitute a consent to the use of sender's contact information for direct marketing purposes or for transfers of data to third parties.

From: Zach Gilmaster <zach@elliswi.com>
Sent: Wednesday, May 28, 2025 6:46 AM
To: Kurt Grote <kr Grote@groteandsons.com>
Subject: RE: Kronenwetter Well No. 2: CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps DUE 05/13/25

Kurt,

Good morning. Following up on our phone call last week, were you able to put something together for the Kronenwetter RFP by chance? A breakdown of labor and material rates should suffice.

Thank you,

Zach Gilmaster



BROTHERS, INC.

Proposal

Ellis Construction
Attn: Zach Gilmaster
3201 Stanley Street
Stevens Point, WI 54481

Proposal#: 20487
Date: 09-May-25

W5745 Woodchuck Lane
P.O. Box 409
Plymouth, WI 53073-0409
Phone: (920) 893-5905
Fax: (920) 893-5908

Department Totals

Pipe Fitting	\$2,248.00
--------------	------------

We hereby propose to furnish all material and labor necessary to complete work as described below, in a good and workmanlike manner, for the sum of: \$2,248

Two Thousand Two Hundred Forty-Eight Dollars

Description

Upsize discharge piping on three air release to 2" pipe size. Pipe and fittings to be sch 80 PVC routed to 6" above the floor with a #24 mesh screen.

All work to be done normal first shift hours 7am-3pm, Monday thru Friday.

According to plans and specifications as drawn by: Becher Hoppe

Project #: 23-066 Project: Air Release Piping

Location of Work: Kronenwetter Owner: Kronenwetter

Terms: Net 30 Days. Finance charge of 1-1/2% per month (Annual Percentage rate of 18%) added after 30 days after first billing date.

Respectfully Submitted,

Brian Marquardt

Accepted By: _____ Date: _____

Per: Brian Marquardt

Title: _____

ROHDE BROTHERS, INC.

This proposal when signed by you and returned to us shall constitute a valid and binding contract, which shall be governed and construed according to the laws of the State of Wisconsin. This proposal is subject to 30 days acceptance from the date of this proposal and may be changed without notice before actual receipt of acceptance. This proposal is based on a form of contract using the latest editions of AIA Document A201. "General Conditions of the Contract for Construction" in conjunction with either AIA Document A101, "Standard Form of Agreement Between Owner and Contractor" of AIA Document A401, "SUBCONTRACT Standard Form of Agreement Between Contractor and Subcontractor", or on a time and material form of contract using the latest edition of Rohde Brothers, Inc. "Standard Form of Construction Contract Proposal For Cost Of Work Plus A Fee". Rohde Brothers shall also be reimbursed for all expenses it incurs while protecting its rights in the performance of this work. This shall include any appropriate legal or administrative action that Rohde Brothers must take to protect its interests, such as, but not limited to, attorney and accounting fees, court reporter fees, filing fees, the actual cost of effecting service of papers or providing witnesses, and expenses incurred by Rohde Brothers itself.

CONFIDENTIAL CUSTOMER COPY



BROTHERS, INC.

Kronenwetter

Breakdown of Rohde Proposal #20487

Proposal Name: Air Release Piping

Material	Cost
2" PVC 90's	\$ 13.32
2" PVC coupling	\$ 16.53
2" PVC Male Adapters	\$ 36.54
2" PVC pipe	\$ 120.20
2" PVC unions	\$ 60.09
2" SS clevis hangers	\$ 48.03
2" SS unistrut clamps	\$ 44.55
Glue	\$ 25.69
Primer	\$ 13.05
Total Before Adjustment	\$ 378.00
Allowable Adjustment	15.0%
Total Material Cost	\$ 434.70

Labor	Cost
Field Deliveries @\$65.00	\$ 130.00
Journeyman pipefitter @\$65.37	\$ 1,176.66
Room and Board	\$ 270.00
Total Before Adjustment	\$ 1,576.66
Allowable Adjustment	15.0%
Total Labor Cost	\$ 1,813.16

Material Total:	\$ 435
Total Labor	\$ 1,813
Total Subcontractor	\$ 0
Total Change Order	\$ 2,248



BROTHERS, INC.

Proposal

Ellis Construction
Attn: Zach Gilmaster
3201 Stanley Street
Stevens Point, WI 54481

Proposal#: 20488
Date: 09-May-25

W5745 Woodchuck Lane
P.O. Box 409
Plymouth, WI 53073-0409
Phone: (920) 893-5905
Fax: (920) 893-5908

Department Totals

Pipe Fitting	\$5,379.00
--------------	------------

We hereby propose to furnish all material and labor necessary to complete work as described below, in a good and workmanlike manner, for the sum of: \$5,379

Five Thousand Three Hundred Seventy-Nine Dollars

Description

Install a 1" drain on the bottom of each U-bend under the four detention tanks. A 1" stainless steel butt weld 90 will be welded into the bottom of each u-bend with a horizontal piece of 1" pipe extending out to a 1" stainless steel threaded ball valve. Detention tanks will need to be bypassed for a period of up to two days to perform the work. U-bends to be swabbed with a chlorine solution and put back into service.

All work to be done normal first shift hours 7am-3pm, Monday thru Friday.
Pipe and fittings will not meet AIS requirements.
Bac T testing not included.

According to plans and specifications as drawn by: **Becher Hoppe**

Project #: 23-066 Project: Detention Tank Drains

Location of Work: Kronenwetter Owner: Kronenwetter

Terms: Net 30 Days. Finance charge of 1-1/2% per month (Annual Percentage rate of 18%) added after 30 days after first billing date.

Respectfully Submitted,

Brian Marquardt

Accepted By: _____ Date: _____

Per: Brian Marquardt

Title: _____

ROHDE BROTHERS, INC.

This proposal when signed by you and returned to us shall constitute a valid and binding contract, which shall be governed and construed according to the laws of the State of Wisconsin. This proposal is subject to 30 days acceptance from the date of this proposal and may be changed without notice before actual receipt of acceptance. This proposal is based on a form of contract using the latest editions of AIA Document A201. "General Conditions of the Contract for Construction" in conjunction with either AIA Document A101, "Standard Form of Agreement Between Owner and Contractor" of AIA Document A401, "SUBCONTRACT Standard Form of Agreement Between Contractor and Subcontractor", or on a time and material form of contract using the latest edition of Rohde Brothers, Inc. "Standard Form of Construction Contract Proposal For Cost Of Work Plus A Fee". Rohde Brothers shall also be reimbursed for all expenses it incurs while protecting its rights in the performance of this work. This shall include any appropriate legal or administrative action that Rohde Brothers must take to protect its interests, such as, but not limited to, attorney and accounting fees, court reporter fees, filing fees, the actual cost of effecting service of papers or providing witnesses, and expenses incurred by Rohde Brothers itself.

CONFIDENTIAL CUSTOMER COPY



BROTHERS, INC.

Kronenwetter

Breakdown of Rohde Proposal #20488

Proposal Name: Detention Tank Drains

Material	Cost
1" 90	\$ 18.86
1" Ball Valves	\$ 505.12
1" pipe	\$ 134.97
1" plug	\$ 26.44
Total Before Adjustment	\$ 685.39
Allowable Adjustment	15.0%
Total Material Cost	\$ 788.20

Labor	Cost
Field Deliveries @\$65.00	\$ 130.00
Journeyman Pipefitter @\$65.37	\$ 2,941.65
Room and Board	\$ 660.00
Shop Fab @\$65.00	\$ 260.00
Total Before Adjustment	\$ 3,991.65
Allowable Adjustment	15.0%
Total Labor Cost	\$ 4,590.40

Material Total:	\$ 788
Total Labor	\$ 4,590
Total Subcontractor	\$ 0
Total Change Order	\$ 5,378



330 N. 4th Street, Wausau, WI 54403-5417
715-845-8000 | becherhoppe.com

May 7, 2025

Mr. Zach Gilmaster
Ellis Construction
3201 Stanley Street
Stevens Point, WI 54481

Subject: Request for Proposal 04 – Air Release Piping Modifications and Tap Installations

Please provide a cost proposal including labor hours, cost of labor, material costs, subcontractor costs (also broken down into labor hours, labor cost, and material costs) and supporting vendor pricing information for the following:

1. Modify the three (3) air release valve piping located on the top of the pressure filters from 1" PVC piping to 2" PVC Piping with #24 mesh.
2. Modify process piping between detention tanks to include two (2) 1" taps, 90 bend fittings and a ball valve.

Sincerely,

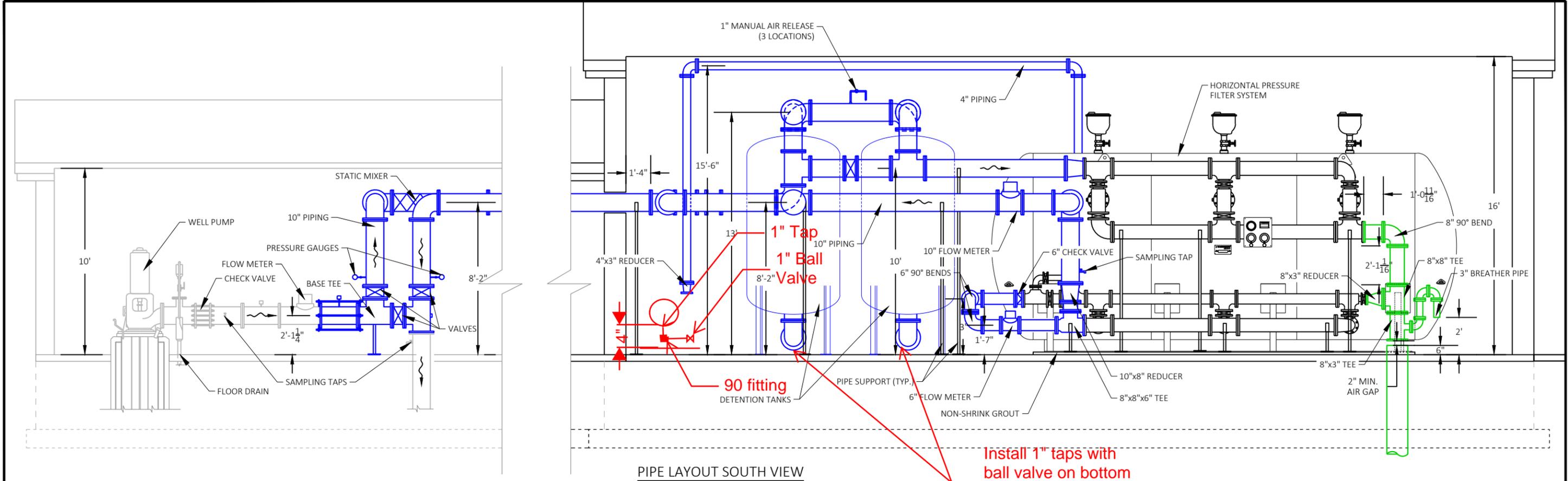
A handwritten signature in blue ink, appearing to read "Joe Kafczynski".

Joe Kafczynski
Project Engineer

Enclosures

NONE

NONE

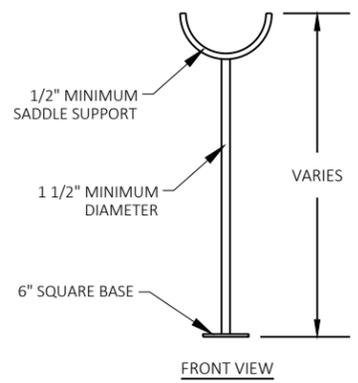


PIPE LAYOUT SOUTH VIEW

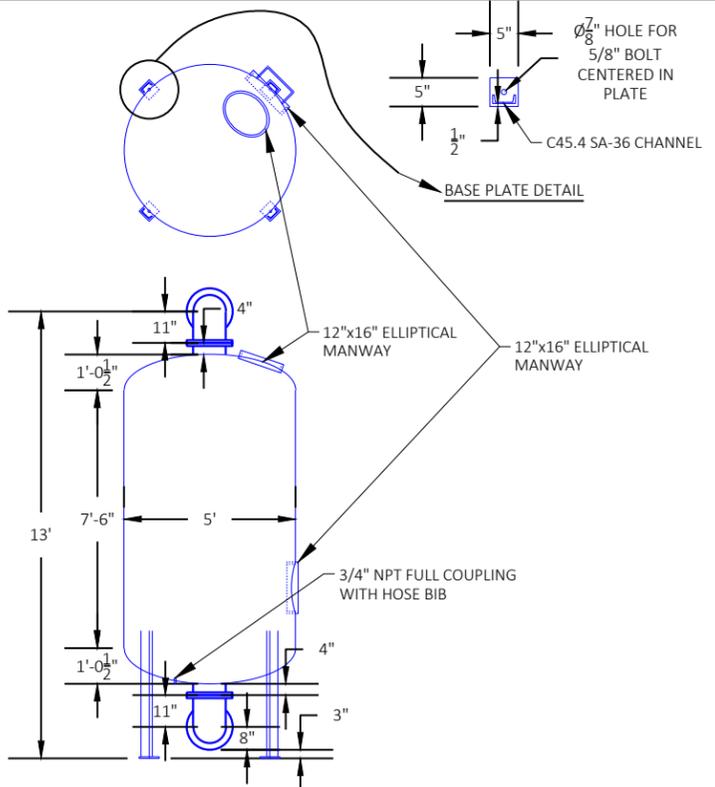
Install 1" taps with ball valve on bottom of each pipe. Total 2 taps.

Provide 2" PVC Piping for Air Release Valve with #24 Mesh Screen Placed 24" above floor

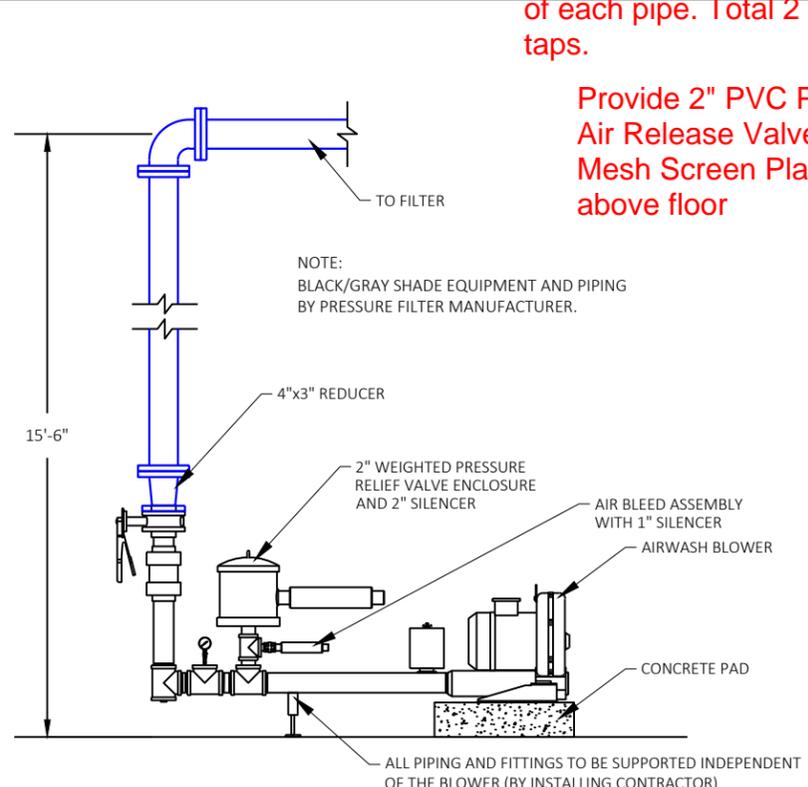
NOTE
THE PRESSURE FILTER VESSEL AND FACE PIPING DRAWINGS FROM TONKA WATER A KURITA BRAND.



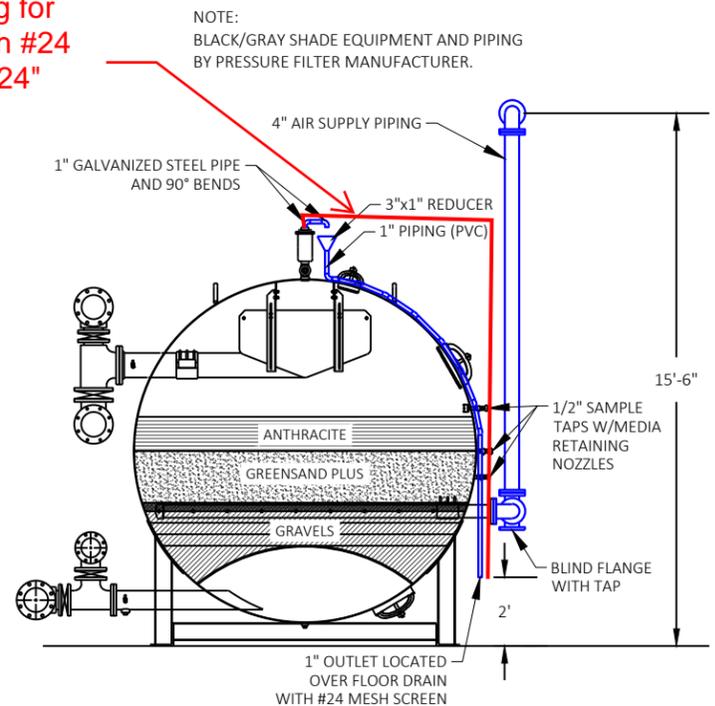
TYPICAL PIPE SUPPORT DETAIL
NOT TO SCALE



DETENTION TANK DETAIL
NOT TO SCALE



AIRWASH BLOWER SYSTEM DETAIL
NOT TO SCALE



PRESSURE FILTER DETAIL - SECTION VIEW
NOT TO SCALE

LAYOUT: 805
PLOT TIME: 3/23/2023 3:43 PM
FILE NAME: P:\2021\021022 - Kronenwetter - Meter Station-DWTF\CAD\Plans\21022_8_00-W2-pl.dwg
Copyright 2022, Becher-Hoppe Assoc. Inc.



330 N. 4th STREET
WAUSAU, WI 54403 • 715.845.8000
becherhoppe.com

DRAWN BY: MWO
CHECKED BY: KJL
DATE: JANUARY 2023

PROJECT NO: 2021.022
REV. DATES: 03-22-23

SCALE
3/16" = 1'
11X17 SHEET SIZE

VILLAGE OF KRONENWETTER
WELL HOUSE 2 - WATER TREATMENT FACILITY

VILLAGE OF KRONENWETTER - DWTF
WELL HOUSE 2 - FILTER BUILDING
PIPING PLAN - SOUTH VIEW

SHEET
8.05



330 N. 4th Street, Wausau, WI 54403-5417
 715-845-8000 | becherhoppe.com

CONTRACT: Village of Kronenwetter – Well #2 Treatment Facility

<p>To:</p> <p>Zach Gilmaster Ellis Construction 3201 Stanley Street Stevens Point, WI 54481 Phone: 715.345-5000, ext 133 Email: zach@elliswi.com</p>	<p>From:</p> <p>Joe Kafczynski Becher-Hoppe Associates, Inc. 330 N. 4th Street Wausau, WI 54403 Phone: 715.845.0436 Email: jkafczynski@becherhoppe.com</p>
--	--

Received Date:	May 14, 2025
----------------	--------------

WE ARE RESPONDING TO THE FOLLOWING RFP:	
RFP # :	04
Section:	N/A
Description:	Proposal 4 Review Response

COMMENTS:

1. Please revise and resubmit.
2. Please provide additional break downs of materials and labor and their costs as provided in the marks up enclosed.

REVIEWER(S) J. Kafczynski

DATE 5-15-2025



3201 Stanley St
 Stevens Point, WI 54481
 PH: 715-345-5000
 FAX: 715-345-5007

ES-08

CHANGE ORDER BREAKDOWN -- WORKSHEET

JOB NAME: Kronenwetter Well
 ARCH JOB NO: 2021.022
 ELLIS JOB NO: 23061
 CHANGE ORDER NUMBER: ES-08
 DESCRIPTION: RFP 04
 DATE: 05/14/25

ITEM	MATERIAL	LABOR	VENDOR/SUB
General Conditions	0	63	425
Ellis Construction		1,250	
Supervision for 2 days			
Howard Grote & Sons			876
Remobilization and painting associated piping			
Rohde Brothers			
Air Release Piping			2,240
Detention Tank Drains			5,377
Break out Labor. Example:			
1. Number of Employees and Classification			
2. Provide Rate			
3. Provide total hours and total			
2 Laborers at \$90/hour = XXXX.XX			
SUB - TOTALS	0	1,313	8,918
SALES TAX ON MATERIAL 5.50%	0		
TAX & INS ON LABOR 27.00%		354	
LIABILITY INS 0.600%	0	10	54
BOND 1.00%	0	17	90
SUB - TOTALS	0	1,694	9,061
PROFIT & OVERHEAD :			
LAB & MAT = 5.00%	0	85	
SUBCONTRACTORS = 5.00%			453
SUB - TOTALS	0	1,778	9,514

TOTAL CHANGE ORDER AMOUNT \$11,292

CONTRACT TIME WILL BE INCREASED BY: Work Days

SUBMITTED BY ELLIS STONE CONSTRUCTION: BY: DATE:

ARCHITECT'S APPROVAL OF CHANGE: BY: DATE:

OWNER'S APPROVAL CHANGE: BY: DATE:



Ellis Stone Construction Co, Inc.
3201 Stanley Street
Stevens Point, Wisconsin 54481
Phone: (715) 345-5000
Fax: (715) 345-5007

Project: 23061 - Kronenwetter Well No. 2
1979 Lea Rd
Kronenwetter, Wisconsin 54455

CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps

CREATED BY:	Zach Gilmaster	CREATED DATE:	5/8/2025
STATUS:	Under Review	POTENTIAL CHANGE ORDER:	(None)
ASSIGNEE:	Kurt Grote (Howard Grote & Sons Painting, Inc.)		

DISTRIBUTION:

SCOPE DESCRIPTION:

REQUEST DETAILS:

CE #014 - RFP 04 - Modifications to Air Release Piping and Detention Tank Taps

ATTACHMENTS:

[RFP 04 - Taps on Pipes Air Release Piping.pdf](#)

RESPONSES

Date	Response By	Quote Amount	Schedule Impact	Comments	Attachments/Details
05/14/2025	Kurt Grote	\$876.00	1 day	8 hours plus materials	

CHANGE ORDER COMPONENTS

CCO: (None)

NEGOTIATED AMOUNT:

Please provide additional information on what will be painted/coated.

Please provide breakdown of labor and materials.



BROTHERS, INC.

Proposal

Ellis Construction
Attn: Zach Gilmaster
3201 Stanley Street
Stevens Point, WI 54481

Proposal#: 20487
Date: 09-May-25

W5745 Woodchuck Lane
P.O. Box 409
Plymouth, WI 53073-0409
Phone: (920) 893-5905
Fax: (920) 893-5908

Department Totals

Pipe Fitting	\$2,240.00
--------------	------------

We hereby propose to furnish all material and labor necessary to complete work as described below, in a good and workmanlike manner, for the sum of: \$2,240

Two Thousand Two Hundred Forty Dollars

Description

Upsize discharge piping on three air release to 2" pipe size. Pipe and fittings to be sch 80 PVC routed to 6" above the floor with a #24 mesh screen.

All work to be done normal first shift hours 7am-3pm, Monday thru Friday.

According to plans and specifications as drawn by: Becher Hoppe

Project #: 23-066 Project: Air Release Piping

Location of Work: Kronenwetter Owner: Kronenwetter

Terms: Net 30 Days. Finance charge of 1-1/2% per month (Annual Percentage rate of 18%) added after 30 days after first billing date.

Respectfully Submitted,

Brian Marquardt

Accepted By: _____ Date: _____

Per: Brian Marquardt

Title: _____

ROHDE BROTHERS, INC.

This proposal when signed by you and returned to us shall constitute a valid and binding contract, which shall be governed and construed according to the laws of the State of Wisconsin. This proposal is subject to 30 days acceptance from the date of this proposal and may be changed without notice before actual receipt of acceptance. This proposal is based on a form of contract using the latest editions of AIA Document A201. "General Conditions of the Contract for Construction" in conjunction with either AIA Document A101, "Standard Form of Agreement Between Owner and Contractor" of AIA Document A401, "SUBCONTRACT Standard Form of Agreement Between Contractor and Subcontractor", or on a time and material form of contract using the latest edition of Rohde Brothers, Inc. "Standard Form of Construction Contract Proposal For Cost Of Work Plus A Fee". Rohde Brothers shall also be reimbursed for all expenses it incurs while protecting its rights in the performance of this work. This shall include any appropriate legal or administrative action that Rohde Brothers must take to protect its interests, such as, but not limited to, attorney and accounting fees, court reporter fees, filing fees, the actual cost of effecting service of papers or providing witnesses, and expenses incurred by Rohde Brothers itself.

CONFIDENTIAL CUSTOMER COPY

Kronenwetter

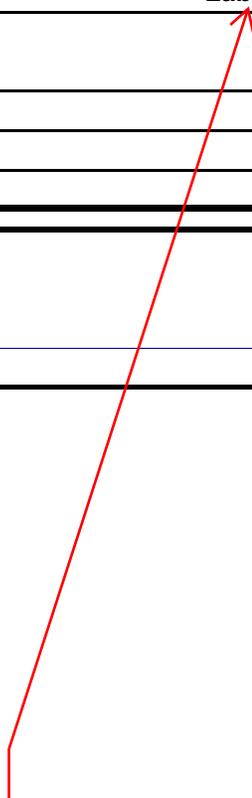
Breakdown of Rohde Proposal #20487

Proposal Name: Air Release Piping

Material	Cost
Pipe, Fittings, Hangers	\$ 378.00
Total Before Adjustment	\$ 378.00
Allowable Adjustment	15.0%
Total Material Cost	\$ 434.70

Labor	Cost
Field Deliveries	\$ 130.00
Field Installation	\$ 1,440.00
Total Before Adjustment	\$ 1,570.00
Allowable Adjustment	15.0%
Total Labor Cost	\$ 1,805.50

Material Total:	\$ 435
Total Labor	\$ 1,806
Total Subcontractor	\$ 0
Total Change Order	\$ 2,241



Break out Labor. Example:

1. Number of Employees and Classification
2. Provide Rate
3. Provide total hours and total

2 Laborers at \$90/hour = XXXX.XX



BROTHERS, INC.

Proposal

Ellis Construction
Attn: Zach Gilmaster
3201 Stanley Street
Stevens Point, WI 54481

Proposal#: 20488
Date: 09-May-25

W5745 Woodchuck Lane
P.O. Box 409
Plymouth, WI 53073-0409
Phone: (920) 893-5905
Fax: (920) 893-5908

Department Totals

Pipe Fitting	\$5,377.00
--------------	------------

We hereby propose to furnish all material and labor necessary to complete work as described below, in a good and workmanlike manner, for the sum of: \$5,377

Five Thousand Three Hundred Seventy-Seven Dollars

Description

Install a 1" drain on the bottom of each U-bend under the four detention tanks. A 1" stainless steel butt weld 90 will be welded into the bottom of each u-bend with a horizontal piece of 1" pipe extending out to a 1" stainless steel threaded ball valve. Detention tanks will need to be bypassed for a period of up to two days to perform the work. U-bends to be swabbed with a chlorine solution and put back into service.

All work to be done normal first shift hours 7am-3pm, Monday thru Friday.
Pipe and fittings will not meet AIS requirements.
Bac T testing not included.

According to plans and specifications as drawn by: **Becher Hoppe**

Project #: 23-066 Project: Detention Tank Drains

Location of Work: Kronenwetter Owner: Kronenwetter

Terms: Net 30 Days. Finance charge of 1-1/2% per month (Annual Percentage rate of 18%) added after 30 days after first billing date.

Respectfully Submitted,

Brian Marquardt

Accepted By: _____ Date: _____

Per: Brian Marquardt

Title: _____

ROHDE BROTHERS, INC.

This proposal when signed by you and returned to us shall constitute a valid and binding contract, which shall be governed and construed according to the laws of the State of Wisconsin. This proposal is subject to 30 days acceptance from the date of this proposal and may be changed without notice before actual receipt of acceptance. This proposal is based on a form of contract using the latest editions of AIA Document A201. "General Conditions of the Contract for Construction" in conjunction with either AIA Document A101, "Standard Form of Agreement Between Owner and Contractor" of AIA Document A401, "SUBCONTRACT Standard Form of Agreement Between Contractor and Subcontractor", or on a time and material form of contract using the latest edition of Rohde Brothers, Inc. "Standard Form of Construction Contract Proposal For Cost Of Work Plus A Fee". Rohde Brothers shall also be reimbursed for all expenses it incurs while protecting its rights in the performance of this work. This shall include any appropriate legal or administrative action that Rohde Brothers must take to protect its interests, such as, but not limited to, attorney and accounting fees, court reporter fees, filing fees, the actual cost of effecting service of papers or providing witnesses, and expenses incurred by Rohde Brothers itself.

CONFIDENTIAL CUSTOMER COPY

Kronenwetter

Breakdown of Rohde Proposal #20488

Proposal Name: Detention Tank Drains

Material	Cost
Pipe, Fittings, Valves	\$ 685.39
Total Before Adjustment	\$ 685.39
Allowable Adjustment	15.0%
Total Material Cost	\$ 788.20

Labor	Cost
Field Deliveries	\$ 130.00
Field Installation	\$ 3,600.00
Shop Fab	\$ 260.00
Total Before Adjustment	\$ 3,990.00
Allowable Adjustment	15.0%
Total Labor Cost	\$ 4,588.50

Material Total:	\$ 788
Total Labor	\$ 4,589
Total Subcontractor	\$ 0
Total Change Order	\$ 5,377

Break out materials If more than one item used. Example:

1. Piping \$XXX.XX = XX FT = \$XXXX.XX
2. Fittings \$XXX.XX = XX EACH = \$XXXX.XX

Break out Labor. Example:

1. Number of Employees and Classification
2. Provide Rate
3. Provide total hours and total

2 Laborers at \$90/hour = XXXX.XX