

# WANCHESE MARINE INDUSTRIAL PARK

Project Title: Water Tower Valve Replacement Project

Report Date: June 3, 2021, 2021

Report Number: 2

## Project Description

The Wanchese Marine Industrial Park has its own water system containing a 250,000-gallon elevated water tower and full distribution system. At the base of the water tower is an inground vault containing multiple eight-inch valves that control water flow from the water tank to the Wanchese Park's water main distribution system. The valves were originally installed in 1979 and have deteriorated to the point that water flow cannot be shut off completely and the inground vault is constantly flooded – making maintenance and management difficult.

On December 17, 2020, the Executive Committee of the NC Marine Industrial Park Authority voted to move forward with a project to replace deteriorated valves. Four main valves, one check valve, and one atmospheric valve are earmarked for replacement. Certain pipe fittings that mate up to each valve are also to be replaced.

Due to the need to replace the valves and the fact that the project falls under the \$250,000.00 threshold, the Executive Committee chose to use the NC Marine Industrial Park Authority's exemption in G.S. 113-315.36 for the project.

Contingent on the full Authority's approval, Anlauf Engineering, PLLC of Kitty Hawk, NC was engaged on December 17, 2020 to provide design and construction documents, informal bidding, and limited construction administration services for the project including compliance with minority business participation guidelines under G.S. 143-128.2. The contract with Anlauf Engineering was signed by NC Commerce Chief of Staff George Sherrill on December 17, 2020. The contract was for \$9,800.00.

At its January 26, 2021 meeting, the full NC Marine Industrial Park Authority formally voted to agree and support the Executive Committee's decision to invoke the exemption and engage Anlauf Engineering, PLLC. Once full NC Marine Industrial Park Authority approval was attained on January 26, 2021, Anlauf Engineering began the design and bid document work.

The cost of replacing the valves and pipe fittings was estimated at  $\pm$ \$40,000.00. The project is being funded with Wanchese Marine Industrial Park operating funds which are generated by Park rental revenues.

A mandator pre-bid meeting was held at the project location at 10:00 a.m. on March 16.

The bids for the project were opened at 3:00 p.m. on April 28, 2021 in the Wanchese Marine Industrial Park office. All State Construction Office rules and guidelines were followed during the bidding process, including those governing proper HUB participation.

The low bid, submitted by Enviro-Tech Unlimited Construction Services, LLC was for \$64,550.00. Other bids received ranged from \$72,250.00 to \$88,750.00.

The necessary Purchase Order for the \$64,550.00 was submitted to the NC E Procurement system on April 29, 2021, reviewed by the NC Commerce procurement office, and then formally approved on May 12, 2021 (EP5088704). Although the low bid was higher than the original \$40,000.00 budget, the project will still be funded with Wanchese Marine Industrial Park operating funds.

Currently, the contractor is ordering materials for the project.

Payment History

<u>Company</u>	<u>Invoice Date</u>	<u>Invoice #</u>	<u>Invoice Amount</u>	<u>Status</u>
Anlauf Engineering	2/1/2021	2196	\$2,450.00	Paid
Anlauf Engineering	3/16/2021	2236	\$2,450.00	Paid
Anlauf Engineering	5/2/2021	2257	\$3,675.00	Paid