

PINE-STRAWBERRY WATER IMPROVEMENT DISTRICT

MEETING DATE: May 26, 2022
AGENDA ITEM: 6.b
PRESENTER: Paul Hendricks and David Dickinson
SUBJECT: Discuss and Take Possible Action Regarding the Status, Prioritization, and Funding of Capital Projects

BACKGROUND/DISCUSSION: **WIFA and USDA PROGRAM(S) & Other Initiatives**

WIFA Capital Program:

- The district continues to process WIFA disbursements.
 - **Pine Creek 2-**
 - Apache Underground has completed the project.
 - Redline markups will be sent to the Engineer for processing of Approval of Construction (AOC).
 - **Cool Pines Est Pipe Waterline Replacement Upgrade Phase B & C-**
 - Larry Hansen, P.E. has submitted the Approval of Construction (AOC) to ADEQ. They have provided comments and he is responding to their comments.

USDA Capital Program:

Phase 1

- **Whispering Pines Construction Cost \$361,445, Non-Construction Costs \$59,638, footage 2,245 LF 6" PVC - EPS Engineering**
 - EPS has submitted the ATC, waiting on approval from ADEQ.
 - EPS will be submitting the final construction contract documents to USDA for approval to advertise.
 - Following the ATC and USDA approval, the project is scheduled for bidding in late June or early July.
- **Cool Pines A Construction Costs \$670,887, Non-Construction Cost \$134,177, footage 4,167 LF 6" PVC- EPS Engineering**
 - EPS has submitted the ATC, waiting on approval from ADEQ.
 - EPS will be submitting the final construction contract documents to USDA for approval to advertise.
 - Following the ATC and USDA approval, the project is scheduled for bidding in late June or early July.
- **Woodland Heights Phase A, B, and C project for Construction Costs \$2,474,570, Non-Construction Costs \$473,845, footage 15,370 LF of 6" PVC- Sunrise Engineering**
 - Sunrise working on the final plans.
 - EUSI and PSWID staff are working to meet residents in the field to review the project and seek signatures for Right of Entry.
 - There are a total of 27 properties that appear to need a right of way release from the resident to allow the water service line and meter to be moved to the front of the lot.
 - Following the ATC and USDA approval, the project is scheduled for bidding in late summer.

- **Pine Mountain Acres/Pinon – Construction Costs \$201,250, Non-Construction Costs \$33,206, footage 1,250 LF 6” PVC- White Oak/Cedar Meadows – Construction Costs \$386,400, Non-Construction Costs \$63,756, footage 1,250 LF 6” PVC- Sunrise Engineering**
 - Amendment to include 2,200’ of water line along Cedar Meadows Road adds 60 calendar days for design and 45 calendar days for construction.
 - Sunrise working on 60% plans.
 - Following the ATC and USDA approval, the project is scheduled for bidding in late summer early fall.
- **Portals 1,2, and 3 Water Line Replacement - Construction Costs \$4,598,965, Non-Construction Costs: \$919,793 – Footage: 28,565 LF 6” – Sunrise Engineering**
 - Survey and Blue Stake have been scheduled.
 - The project is scheduled for bidding in early 2023 pending progress on the other USDA projects.
- **Modeling and GIS**
 - Sunrise Engineering will be assisting the district to use the system model to isolate areas of the water system as part of the leak detection program.

USDA Capital Program

- **Strawberry Ranch PZ Deep Well-**
 - The project is estimated at \$1,959,571.00.
 - Pending USDA approval of the construction and bid documents, the project is scheduled for bidding.
 - Advertising is Scheduled for 6-14-22
 - Pre-Bid Meeting is Scheduled for 6-30-22
 - Bid Opening is Scheduled for 7-14-22
- **WIFA Program Management and Engineering Loan**
 - The district continues to process WIFA disbursements.
 - WIFA staff made a final site visit which is a requirement to close out the WIFA Loan.
- **Interim Financing from WIFA for USDA Projects**
 - District staff are working to pay off the Compass Bank Loan.
 - WIFA funds are available as interim funding for the construction and project costs associated with the USDA capital program.
- **Letter of Conditions.**
 - No more work has been requested from USDA related to the Letter of Commitment, (LOC).

EUSI staff are working to ensure that the district is prepared to move forward with the first phase USDA projects as approved by the Board.

Non-USDA/WIFA Project Initiatives:

- **Well and Water Production Infrastructure-**
 - We now have a list of four (4) existing wells that are candidates for deepening:
 1. Strawberry Hollow 2- 280’ deep- 6” steel casing
 2. Strawberry Ranch 2 (Zebra Ranch)- 152’ deep/casing 60’ deep- 8” steel casing
 3. Canyon Tank- 190’ deep- Perforated from 140’-160’ and 180’-185’- 6” steel casing
 4. PSWID Shop- 200’ deep- Perforated from 80’-100’ and 160’-200’- 6” steel casing for 20’ and PVC from 20’-200’
 - We are in the process of evaluating other wells that could be considered for deepening.
 - Many of the wells may have septic system encroachments within 100’ that may restrict further consideration.
 - Work is ongoing related to the inspection and repair of existing wells.

- **K2 Water Storage Tank Rehabilitation and Address Safety Items-**
 - This tank needs to be serviced and recoated prior to bringing the new deep well on line.
 - Proposals we solicited from seven (7) qualified companies:
 - **Superior Tank Solutions** was low bidder in the amount of **\$115,000** and is recommended for award.
 - The district will need to place the four (4) temporary tanks in service to perform this work.
- **Long Term Water Supplies**
 - The district signed the Non-Disclosure Agreement (NDA) with Salt River Project (SRP) so the district can learn more about the options for potential water supply rights from the C.C. Cragin reservoir.
 - The district needs to determine the process they wish to follow as they proceed with these discussions.

WIFA Project Meeting Items Review and Action:

- Review the WIFA projects.
- Review the USDA project list and procurement issues.
- WIFA Disbursements are reviewed and processed.
- Project Issues are addressed.
- EUSI personnel accompany District Staff as needed on field site visits and discuss project issues.
- The District Staff needs to continue working on leak detection activities.
- Well Status Assignment Logs, WIFA Assignment, and USDA Assignment Logs are updated and maintained.
- Additional DOL/WIFA employee interviews will be completed on active projects.
- EUSI staff check on the status of the WIFA Labor Boards on active projects.