

HEBER PUBLIC UTILITY DISTRICT REPORT TO BOARD OF DIRECTORS

MEETING DATE: March 21, 2019

FROM: Laura Fischer, General Manager

SUBJECT: Update on the Shade Structure at the Water Treatment Plant Capital Improvement Project and Condition of Shop Building

INFORMATION ONLY:

As you know the replacement of the shade structure at the WTP shop has a \$200,000 budget included in the CIP project list for FY 18-19. Staff has met with a licensed contractor to determine what can be done with the existing shade and to inspect the shop building. The shade cannot be repaired or relocated, but the metal can be salvaged and recycled.

FISCAL IMPACT:

The estimated cost to remove and replace the shade (same size and location) is estimated to be as follows:

Funded Via Resolution 2018-10	Water/Sewer/Parks - GENERAL PROJECTS			
Funding Source	Upgrades to Shop at Ingram Ave			
<i>Water 45% = \$90K Sewer 45% = \$90K Parks 10% = \$20K Split</i>	Upgrade to Shop at Ingram Ave. Including new shade and expand usable area		Project Schedule FY 18-19	Projected Cost 3/21/19
	Project Components			
		Admin - Engineering & Permits	2,500	7,000
	15%	Construction Management	5,000	8,000
		Demo of Existing Shade		25,000
		Construction of Shade Same Location Same Size 30' X 40' = 1,200 sq. ft. at \$85 per sq foot.	192,500	102,000
	TOTAL	200,000	142,000	

As you can see in the pictures below, the shade doesn't have cross beams and is leaning. The foundation and corner poles are weak and the above ground bolts are corroding and some are loose.



Notice the bubble in the level to the left. This is one of the four poles holding up the shade.



Additionally, the contractor noted large cracks in the current shop building cement foundation. He noticed that it had been repaired once, but has cracked open. He advised that the cement will continue to erode and the foundation cracks will expand. The crack is about 1 inch wide and runs down the entire length of the building. The current building's electrical service and wiring would need to be replaced as well. Francisco and his crew repaired the roof about 15 years ago.

The current shop building is fine for now, but will eventually need a large investment to replace the foundation. If left as is, it could be used for just storage (non-human use). The photos below show the crack down the middle of the shop building.



Some options that the Board should consider:

- The current location is not ideal for a shop/equipment storage as the area at the water treatment plant is crowded with two additional buildings. The overview map below shows how the shop is located very close to the raw water ponds and is crowded next to the residential neighborhood.
- Build a new shop, equipment storage area and shade at either the water treatment plant or the wastewater treatment plant. We received an estimate of \$115 per square foot for a simple shop building. A new electrical service would need to be installed, and all applicable permits would need to be secured. Staff estimates that a new shop would cost \$350,000 for a 2,400 square foot shop. Our existing shop is 1,200 square feet.

- The HPUD could purchase an existing shop with room for expansion.

Default Title



This is information only, and staff will continue to investigate alternatives to the existing shop building at the water treatment plant. This capital improvement project will be included for discussion at the budget workshops in May.

Respectfully Submitted,

Laura Fischer,
General Manager