

# **Roosevelt Irrigation District**

**Well RID-95**

**Pilot Treatment System**

**REQUEST FOR QUALIFICATIONS**  
Finance/Design/Build/Operate

**BOARD MEMBERS**

Mr. W. Bruce Heiden  
Mr. Dwight B. Leister  
Mr. K.C. Gingg

**SUPERINTENDENT**

STAN ASHBY

JULY 2011

# 1 GENERAL

The Roosevelt Irrigation District (RID), is seeking qualified contractors under an Alternative Delivery Procurement to do business with the RID. The work to be performed includes but is not limited to a Finance/Design/Build/Operate/Maintain Project (FDBO) for a 2,000 gpm, liquid-phase granular activated carbon (IGAC) system Pilot Plant at the Roosevelt Irrigation District (RID) well number 95 (RID-95).

## Project Description:

The pilot treatment system shall consist of a minimum of two (2) modular, pre-engineered IGAC skids, each capable of treating up to 1,000 gpm (2,000 gpm total) of contaminated groundwater, such as the Siemens Model HP1220 or equivalent. Target contaminants and concentrations are provided in Table 1. The system will be located at the RID-95 well site, at the northeast corner of 35<sup>th</sup> Avenue and Sherman Street in Phoenix, Arizona, and shall be capable of treating 2,000 gpm in serial (lead-lag) operation.

TABLE 1 - RID-95 WATER QUALITY SUMMARY

Contaminant	Wellhead Concentrations (ug/L)
1,1-Dichloroethane	3.9
1,1-Dichloroethene	8.2
Chloroform	1.1
cis 1,2-Dichloroethene	9.4
Tetrachloroethene	4.9
Trichloroethene	48

Modules will be capable of manual or remote operation and include standard SCADA interface to a new control center (located within the Phoenix Metropolitan Area) as well as remotely through an Internet-accessible platform. Interconnect piping (feed, discharge, by-pass) and controls will be provided as well as site work, concrete pad and driveway, security fencing and/or block-wall enclosure, lighting and security. Sliding access gates will be provided on the south and west site margin to facilitate bulk loading and unloading of IGAC into the pressure vessels. Well maintenance is not anticipated to be a part of this contract.

Figure 1 provides a conceptual site plan showing the RID-95 well site, existing infrastructure and fencing as well as the conceptual layout of the pilot system IGAC treatment modules. The IGAC treatment modules are shown for scale only and the final system configuration will be addressed in the planning and detailed design phase of the Pilot Project in coordination with RID.

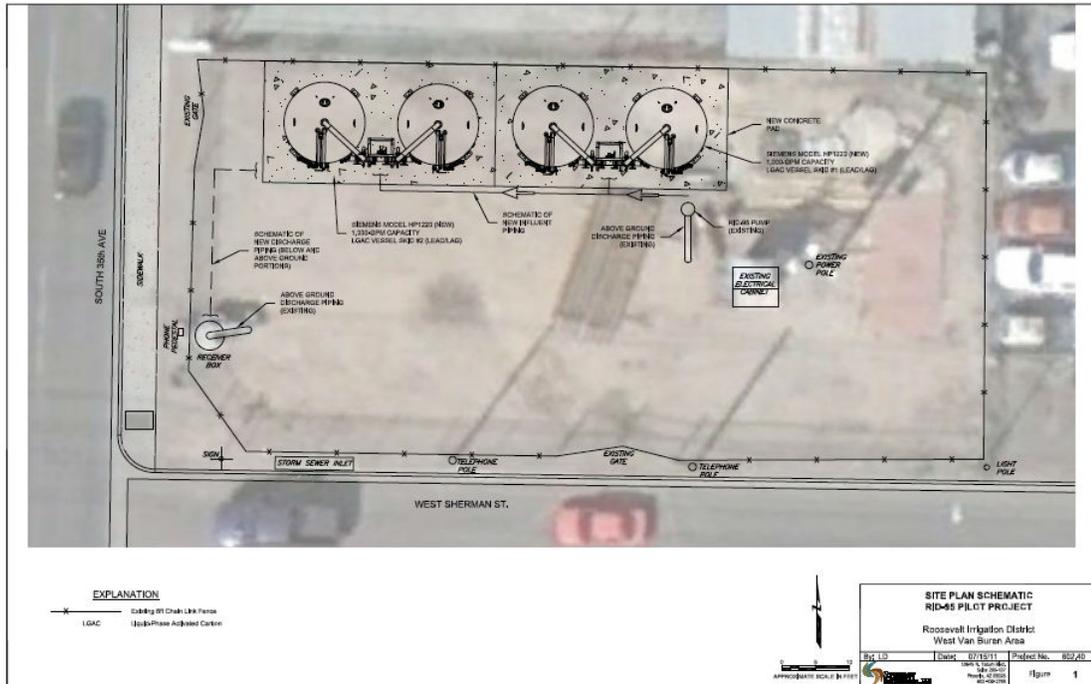


Figure I RID Well #95

The selected entity will obtain all necessary permits/design approvals and construct the system and all related appurtenances. RID will provide necessary support, including property access agreement to facilitate implementation. Construction completion shall be accomplished by the date specified in the contract.

The selected entity will provide project funding for the design, installation, operation and maintenance of the systems and equipment. The selected entity shall retain ownership of the system during the contract period, providing the services of “Pilot Water Treatment” to RID as defined in the contract. The selected entity shall transfer ownership of the systems and equipment, provided under this agreement, to RID at the end of the initial term of the agreement.

The selected entity shall include a commitment and plan to operate and maintain the system for a minimum period of the negotiated contract, maintaining produced water quality that meets the regulatory limits as specified by the Environmental Protection Agency maximum contaminant levels (MCLs) for the contaminants listed in Table 1. Operator shall maintain the system in such a condition so as to remove contaminants to below the applicable MCLs for produced water quality, provide support for and/or conduct periodic water quality testing and conduct GAC change-out, as required. Operations and maintenance (O&M) shall be conducted in accordance with a written O&M Plan to be developed by the contracted entity and system operator in cooperation with RID and their consultants. The O&M Plan shall be approved by RID and the Arizona

Department of Environmental Quality prior to pilot system commissioning and approval of final design.

The selected entity will cause to have an annual independent audit of operation and maintenance practices to ensure the operation and condition of the Pilot Plant and associated equipment maintains its asset value and has full functionality at the end of the initial contract term at which time the ownership of the systems and equipment is transferred to RID, including a 6 month supply of any consumable materials necessary for the proper operation and maintenance of the Pilot Plant system.

The selected entity will provide an instrumentation package with sufficient capabilities to provide real-time remote monitoring of significant system operational performance parameters and data storage to support documentation of all aspects of treated water quality monitoring, system reliability and system maintenance practices required to maintain the successful treatment of the RID groundwater supply to remove contaminants to below the applicable MCLs. Remote monitoring systems such as a SCADA system will include local instrumentation, controls and telemetry. The monitoring system will have internet based capabilities and interface with a new control center and will be capable of expansion to incorporate additional treatment systems in the future.

While this system will initially serve as a pilot treatment system, it is anticipated that the installation will remain in service following completion of the pilot testing and the term of this contract.

Proposer shall agree to defer compensation until project funds become available, terms of deferral to be negotiated. The timing of Capital and O&M expense recovery cannot be guaranteed but is anticipated to be within three (3) years. All fee schedule items such as mark-ups for design, financing, operation and maintenance and other forecasted expenses incurred will be included in the financing provided by the selected entity and negotiated following the RFQ selection process.

Scope of work includes but it is not limited to the Finance, Design, Construction, and O&M of systems and equipment to meet the needs of the project.

1.1 At a minimum, the contractor will be expected to successfully perform the following services as described below:

- Planning, Permitting, and Engineering Design Services
- Project Financing
- General Water Treatment Plant (WTP) Construction
- Electrical and Instrumentation Equipment Installations
- Equipment Start-Up and Commissioning
- System Operation and Maintenance

- Site Construction including grading, fencing and security
  - Support for Regulatory Reporting
  - Periodic Reporting to RID and the Project Team
  - Other work as may be required relating to the RID Well-95 Pilot System Project, and work incidental to the systems and facilities provided under this contract
- 1.2 The term of this contract will be 3 years. The construction contract amount is estimated to be \$2,500,000. The budget for the financing, operation, and maintenance contract amount will be determined following selection of the FDBO entity.
- 1.3 In accordance with Arizona Revised Statute 32-1151: It is unlawful for any person, firm, partnership, corporation, association or other organization, or a combination of any of them, to engage in the business to submit a bid or respond to a request for qualification or a request for proposal for construction services as, act or offer to act in the capacity of or purport to have a capacity of a contractor without having a contractor's license in good standing in the name of the person, firm, partnership, corporation, association, or as provided for by the Arizona Registrar of Contractors.
- 1.4 Respondents are urged to be complete but concise. If you have any questions regarding this procurement, please contact Paul Hendricks, by e-mail at [phendricks@cox.net](mailto:phendricks@cox.net) or 623 204 4901.

## **2 SCOPE OF SERVICES**

- 2.1 It is the responsibility of the selected entity to provide financing, pre-construction services, cost estimating, guaranteed maximum pricing based upon competitive bidding for all services and project scheduling for all aspects of the project. The contract entity shall perform permitting, design, construction and O&M based upon approvals from RID and the appropriate regulatory agency and all associated work as it relates to this contract. An Arizona Registered Professional Engineer shall stamp all design documents, as well as the O&M Plan, provided under this contract.
- 2.2 At the beginning of the project, a scope conference will be scheduled to define the scope of services required under the contract and to fully define each element of the project.

## **3 RID RESPONSIBILITIES**

- 3.1 RID will provide general oversight during all phases of the project. Specific services will include procurement services, construction oversight, inspection, and acceptance of material testing for the FDBO project. Technical oversight will also be provided by RID during system design, permitting, construction, and O&M as well as in performance of sampling and analysis associated with discharge compliance testing required by regulatory agencies and to collect data

supporting the pilot system investigations. RID may use the services of professional firms to accomplish these responsibilities as they deem appropriate.

#### **4 TENTATIVE SCHEDULE**

4.1 The selection committee will evaluate each Statement of Qualifications (SOQ) according to the criteria as outlined in section 7.0. The following tentative schedule has been prepared for this project:

Pre-Proposal Conference:	July 28 <sup>th</sup> , 2011 3:00PM RID Office 103 W Baseline Rd Buckeye, AZ 85326
Proposals Due:	August 5 <sup>th</sup> , 2011
Notice of Award:	August 10 <sup>th</sup> , 2011
Award of Contract:	August 19 <sup>th</sup> , 2011
Notice to Proceed:	August 19 <sup>th</sup> , 2011
Project Start-up:	No Later than January 23 <sup>rd</sup> , 2012

#### **5 SELECTION PROCESS**

5.1 Upon receipt the submittals will be reviewed for compliance with the submittal requirements. The Selection Committee will meet and using the selection criteria as described in Section 6, select a qualified firm or firms to recommend award of the contract. Interviews may be held if deemed necessary by RID.

#### **6 SUBMITTAL REQUIREMENTS**

Firms interested in this FDBO must submit a Statement of Qualifications (SOQ) prepared and organized as described in this section. The Statement of Qualifications will be organized into three (3) sections; the body of the SOQ, attachments and resumes, and, financial capacity and plan for financing the project, as described in this section.

6.1 Notice to all firms seeking to provide services for this RID project.

Be advised that failure to comply with the following criteria will be grounds for disqualification:

- Receipt of submittal by the specified cut-off date and time (Arizona time).
- The number of originals and/or copies of the submittal specified.
- Adherence to maximum page requirement.
- Deposit of submittal in correct location.

Adherence to the maximum page criterion is critical; each page side (maximum 8 1/2" x 11") with criteria information will be counted. Pages that have project photos, charts and or graphs will be counted towards the required number of pages. Table of Contents pages and divider (tab) pages will not be counted unless they include qualifications information, as determined by the selection panel. Attachments/resumes and financial capacity and financial plan are not

counted in the SOQ page limit.

6.2 The SOQ shall not exceed the twelve (12) pages and will include:

- One page cover letter prepared on the firm's letterhead and signed by a Principal of the firm.
- The firms' response to SOQ criteria in order and titled as listed in SELECTION CRITERIA (Section 7) using a maximum of 11 pages, each 8 ½" x 11 inches in size and a minimum 10 pt font size. Adherence to the maximum page criterion is critical; each page side with criteria information will be counted. Photos, charts, and graphs will be counted towards the maximum number of pages.
- Table of contents or tabbed dividers will not be counted towards the maximum number of pages.
- In a separate sealed envelope, provide one copy of a statement from a Surety Company stating the company performance and payment bonding capabilities, as well as the current and past rating and capacity for the prior four quarters. This information will be confidential and will not be made part of the public record. This statement will not be counted towards the maximum number of pages.
- A statement attesting to the entity's possession or ability to obtain professional liability insurance policy of not less than \$1 million.
- The SOQ attachments, not included in the 12 page submittal, may only include:
  - i. Resumes for key member(s), each no more than 2 pages in length.
  - ii. Copies of "Identification Card(s)" issued by the Registrar of Contractors and the State Board of Technical Registration for all contracting and engineering licenses.
  - iii. Financial Capacity and Plan for financing the project.
  - iv. Bonding and Insurance Information proving insurance coverage sufficient to indemnify RID for up to five million dollars

Do not submit additional information not listed under Section 6.3.

6.3 Please provide original, plus 8 copies, a (total of 9) of your SOQ and attachments by the date and time specified addressed and submitted to:

Attention: Stan Ashby  
Roosevelt Irrigation District  
103 W. Baseline  
Buckeye, Arizona 85326

Phone (623) 386-2046

Due Date: August 5<sup>th</sup>, 2011

Time Due: 2:00 PM Arizona Time, Based Upon the Clock in the RID Office

No Formal Opening will occur at this time. A list of respondents will be posted on the procurement website ([www.wvgroundwater.org](http://www.wvgroundwater.org)).

- 6.4 The outside of the packet containing the complete submittal shall be marked as follows:

Contractor: Firm's Name, Address, Phone Number, Contact  
Project Title: Pilot Plant Well #95, Finance/Design/Build/Operate

## **7 SELECTION CRITERIA**

The FDBO Project Selection will be a one step qualifications-based selection process with the following criteria:

### **7.1 General Information (10 Points)**

- I. Provide a general description of the firm and/or team proposing to provide Financing, Design, Construction, Operation, and Maintenance (FDBO) of a 2,000 gpm, liquid-phase granular activated carbon (IGAC) system Pilot Plant at the Roosevelt Irrigation District (RID) Well 95 (RID-#95). Explain the legal organization of the proposed firm or team. Provide an organizational chart showing the qualifying company/contractor, and the company's/contractor's key personnel down to the superintendent level. If a specific sub-contractor will be utilized for any work of a certain type include information on this subcontractor. The organizational chart is counted as part of the twelve (12) pages.
- II. Identify the key contact person and location of the firm's principal office and the local work office, if different.
- III. Identify any contract or subcontract held by the firm or officers of the firm, which has been terminated within the last five years. Identify any claims arising from a contract that resulted in litigation or arbitration within the last five years. Briefly describe the circumstances and the outcome.

### **7.2 Experience and Qualifications of the firm/team (25 Points)**

- I. Identify at least three (3) similar projects in which the firm played a major role. The projects listed should show the firm's experience and demonstrated capabilities as noted Section 1.1 and in managing multiple trade subcontractors, vendors, suppliers, and working with regulatory agencies.
- II. For each comparable project identified provide:
  - Description of project;
  - Role of the firm either as prime or subcontractor;
  - Project's construction cost;
  - Project O&M cost and scope;
  - Construction dates (identify if this included phased construction); and
  - Project Owner reference information.

- III. Discuss the firm's knowledge of the current local market and of trade subcontractors and suppliers.
- IV. List the key personnel who will be assigned to this project and their appurtenant registrations and licenses. Provide the contractor license numbers and explain if held by an individual or the firm.
- V. List all projects by name only where the firm/team provided design and/or general construction services in the last five years either completed or ongoing.
- VI. Any general contractor submitting for this work must hold, at a minimum, an A General and B-1 General Commercial Contractor license, or the equivalent of, from the Arizona Registrar of Contractors and must have demonstrated ability to perform similar FDBO work. It is also highly desirable for the contractor's team to hold an L-11 Electrical license. If the proposing contractor does not hold an L-11 Electrical license, provide in 7.2.I above the specific subcontractor that will be utilized for all work classified under this type of work. The subcontractor must have demonstrated ability to perform electrical, control and instrumentation work. The entity must have demonstrated operation and maintenance work experience.

**7.3 Experience of key personnel expected to be assigned to this project (25 points)**

- I. For each key person identified, list at least two comparable projects in which they have played a primary role. If a project selected for a key person is the same as the one selected from the firm, only provide the project name and the role of the key person. For other projects provide:
  - Description of the project;
  - Role of the person;
  - Project's construction cost;
  - Operation and maintenance cost and scope;
  - Construction schedules; and
  - Project Owner reference information
- II. Identify the home office location of key staff that will be assigned to this project and the percentage of their time expected to be devoted to this contract.

**7.4 Approach to performing the required services (20 points)**

- I. Describe the firm's project management approach including its perspective and experience in partnering, quality control, project scheduling, claims, dispute resolution, changes in the scope of work, value engineering, construction safety, O&M plans and practices, and regulatory compliance.
- II. Describe systems used for planning, project engineering, and scheduling, estimating, and managing construction.

- Provide a proposed subcontractor selection plan. The selection plan must include subcontractors based on qualifications alone or a combination of qualifications and price.
- Describe how you intend to implement this subcontractor selection plan and the benefit that this plan will provide to the project.

**7.5 Financing commitment and project financial plan (10 points)**

- I. Describe the firm's approach for providing for and guaranteeing availability of project funds and the scheduled availability of these funds in a timely manner and to meet the aggressive project implementation schedule.
- II. Describe the firm's proposed financial plan and schedule for recovering capital cost investments and ongoing O&M expenses.

**7.6 Overall evaluation of the firm/team and its perceived ability to provide the required services (10 points)**

- I. This is to be determined by the selection panel. No submittal is required by the respondent.

**8 GENERAL REQUIREMENTS**

- 8.1 RID shall not be held responsible for any oral instruction. Any changes to this RFQ will be in form of a revision, which will be furnished to all registered RFQ solicitation holders.
- 8.2 RID reserves the right to reject any or all SOQs, to waive any informalities or irregularity in any SOQs received, and to be the sole judge of the merits of the respective SOQs received.