

Attachment J02

Soldier Systems Center Wastewater Collection System

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J02 Soldier Systems Center Wastewater Collection System

J02.1 Soldier Systems Center Area Overview

The U.S. Army Soldier Systems Center (SSC), Natick, Massachusetts, is a compact military installation situated on approximately 78 acres located on the eastern shore of Lake Cochituate, approximately 17 miles west of Boston, adjacent to the Town of Natick. SSC provides support to various DoD organizations conducting research, development and testing activities to assure acceptable equipment and technologies for U.S. Army personnel.

SSC includes six geographic areas: the Main Installation area and five off-Post housing areas. The Kansas Street and Heritage Lane housing areas are located adjacent to the Main Installation area, and their wastewater collection systems are the only off-Post facilities included in this Privatization action. The three remaining housing areas are in the nearby towns of Needham, Wayland, and Hudson, but are not included in this Privatization action. SSC's physical plant at the Main Installation includes over 50 buildings or structures. In total, the Main Installation physical plant covers approximately 817,350 square feet (SF). Wastewater utility service is provided to 37 buildings covering 805,444 SF (99 percent).

J02.2 Wastewater Collection System Description

SSC collects the wastewater from its facilities and conveys it to the Town of Natick (the Town) for treatment and disposal by the Massachusetts Water Resources Authority (MWRA). The Town bills SSC for the conveyance of the wastewater to MWRA's treatment facility and MWRA's treatment and disposal of the wastewater. In the event that the wastewater system is privatized, SSC's wastewater discharge permit with the MWRA will need to be modified accordingly.

There are no wastewater treatment facilities owned or operated by SSC; however, SSC does operate a laboratory pretreatment wastewater system that removes mercury before the wastewater enters the wastewater collection system. SSC's two laboratory pretreatment systems are located in Building Nos. 3 and 42. Since the two pretreatment systems are located within the respective buildings, the Government will retain the ownership, operation and maintenance of the pretreatment systems. Even with the pretreatment systems, it is possible that some mercury has slipped past the pretreatment systems and has collected in the wastewater collection lines. The Government would retain the responsibility for the environmental remediation of the collection lines in the event that the wastewater collection system is privatized.

J02.2.1 Wastewater Collection System Fixed Equipment Inventory

J02.2.1.1 Description

SSC's wastewater collection system includes five exterior lift stations (Heritage Lane, Kansas Street, Bath House (Building No. 40) and Building Nos. 44 and 94); three exterior oil/water separators (Building Nos. 77, 15 and 16); two exterior grease traps (Building Nos. 36 and 15); 63

manholes; and approximately 13,360 linear feet of sewer mains. The connection with the Town’s wastewater lines is located at the intersection of Kansas Street and N. Main Street (Route 27).

J02.2.1.2 Inventory

Table 1 provides a general listing of the major wastewater collection system fixed assets for Soldier Systems Center. The system will be sold in an “as is, where is” condition without any warranty, representation, or obligation on the part of Government to make any alterations, repairs, or improvements. Ancillary equipment attached to, and necessary for, operating the system, though not specifically mentioned herein, is considered part of the purchased utility.

Table 1
Fixed Inventory
Wastewater Collection System – Soldier Systems Center

Item	Size (inches)	Material	Quantity	Unit	Approximate Year of Construction
Pipe	4	Asbestos Cement	1,725	Linear Feet	1962
	4	Cast Iron	950	Linear Feet	1962
	4	Unknown	840	Linear Feet	1962
	6	Asbestos Cement	655	Linear Feet	1962
	6	Cast Iron	315	Linear Feet	1962
	6	Vitrified Clay	855	Linear Feet	1962
	6	PVC	590	Linear Feet	1962
	8	Vitrified Clay	4,315	Linear Feet	1962
	8	PVC	80	Linear Feet	1962
	12	Cast Iron	2,240	Linear Feet	1962
	12	Vitrified Clay	795	Linear Feet	1962
	Total Pipe			13,360	Linear Feet
<u>Lift Stations</u>					
Bath House (Building No. 40)	--	--	1	Each	1962
Kansas Street Housing	--	--	1	Each	1962
Heritage Lane Housing	--	--	1	Each	1974
Building No. 44	--	--	1	Each	1998
Building No. 94	--	--	1	Each	2003
Total Lift Stations			5	Each	
<u>Oil/Water Separators</u>					
Building No. 77	--	--	1	Each	1962
Building No. 15	--	--	1	Each	1962
Building No, 16 (Inactive)	--	--	1	Each	1962
Total Oil/Water Separators			3	Each	
<u>Exterior Grease Traps</u>					
Building No. 36			1	Each	1962
Building No. 15			1	Each	1962
Total Exterior Grease Traps			2	Each	
Manholes			63	Each	1962

J02.2.2 Wastewater Collection System Non-Fixed Equipment and Specialized Tools Inventory

Table 2 lists other ancillary equipment (spare parts) and **Table 3** lists specialized vehicles and tools included in the purchase. Offerors shall field-verify all equipment and tools prior to submitting a bid. Offerors shall make their own determination of the adequacy of all equipment and tools. The successful Contractor shall provide any and all equipment, vehicles, and tools, whether included in the purchase or not, to maintain a fully operating system under the terms of this contract.

Table 2
Spare Parts
Wastewater Collection System – Soldier Systems Center

Qty	Item	Make/Model	Description	Remarks
None.				

Table 3
Specialized Equipment and Vehicles
Wastewater Collection System – Soldier Systems Center

Description	Quantity	Location	Maker
None.			

J02.2.3 Wastewater Collection System Manuals, Drawings, and Records Inventory

Table 4 lists the manuals, drawings, and records that will be transferred with the system.

Table 4
Manuals, Drawings, and Records
Wastewater Collection System – Soldier Systems Center

Qty	Item	Description	Remarks
1	Map	Wastewater Collection System	
1	Video Tape	Wastewater Collection Line Survey	

J02.3 Current Service Arrangements

SSC collects the wastewater from its facilities and conveys it to the Town of Natick for treatment and disposal by MWRA. The Town bills SSC quarterly for the conveyance of the wastewater to MWRA's treatment facility and MWRA's treatment and disposal of the wastewater based on the metered potable water usage.

SSC's Building No. 94 non-potable water project (expected to be completed during the summer of 2004) is projected to reduce SSC's potable water requirement, as well as the wastewater collected.

J02.4 Monthly Submittals

The Contractor shall provide the Government monthly submittals for the following:

Invoice (IAW G.2). The Contractor's monthly invoice shall be presented in a format proposed by the Contractor and accepted by the Contracting Officer. Invoices shall be submitted by the 25th of each month for the previous month. Invoices shall be submitted to the Contracting Officer's designee. (This information will be provided upon award.)

Outage Report. The Contractor's monthly outage report will be presented in a format proposed by the Contractor and accepted by the Contracting Officer. Outage reports shall include the following information for Scheduled and Unscheduled outages:

Scheduled: Requestor, date, time, duration, facilities affected, feedback provided during outage, outage notification form number, and digging clearance number.

Unscheduled: Include date, time and duration, facilities affected, response time after notification, completion times, feedback provided at time of outage, specific item failure, probability of future failure, long-term fix, and emergency digging clearance number.

Outage reports shall be submitted by the 25th of each month for the previous month. Outage reports shall be submitted to the Contracting Officer's designee. (This information will be provided upon award.)

Meter Reading Report. If required by the Contracting Officer, the monthly meter reading report shall show the current and previous month readings for all secondary meters. The Contractor's monthly meter reading report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Meter reading reports shall be submitted by the 15th of each month for the previous month. Meter reading reports shall be submitted to the Contracting Officer's designee. (This information will be provided upon award.)

System Efficiency Report. If required by Paragraph C.3, the Contractor shall submit a system efficiency report in a format proposed by the Contractor and accepted by the Contracting Officer. System efficiency reports shall be submitted by the 25th of each month for the previous month. System efficiency reports shall be submitted to the Contracting Officer's designee. (This information will be provided upon award.)

J02.5 Energy Savings and Conservation Projects

IAW C.3, Utility Service Requirement, there are no projects planned or currently executed by Soldier Systems Center for energy conservation purposes.

J02.6 Service Area

IAW Clause C.4, Service Area and Paragraph C.4, Service Area, the service area is defined as all areas within the Main Installation boundaries and the two off-Post housing areas, (the Kansas Street and Heritage Lane housing areas). The service area also includes the 12-inch wastewater line which runs along Kansas Street extending from the Main Installation to the connection to the Town's wastewater system at the intersection of Kansas Street and N. Main Street (Route 27).

J02.7 Off-Complex Sites

This privatization action does not include any of SSC’s off-complex sites, i.e. the housing areas located in the Towns of Needham, Wayland and Hudson.

J02.8 Specific Transition Requirements

IAW Clause C.13, Operational Transition Plan. **Table 5** lists service connections and disconnections required upon transfer, and **Table 6** lists the improvement projects required upon transfer of SSC’s wastewater system.

Table 5
Service Connections and Disconnections
Wastewater Collection System – Soldier Systems Center

Location	Description
None.	

Table 6
System Improvement Projects
Wastewater Collection System – Soldier Systems Center

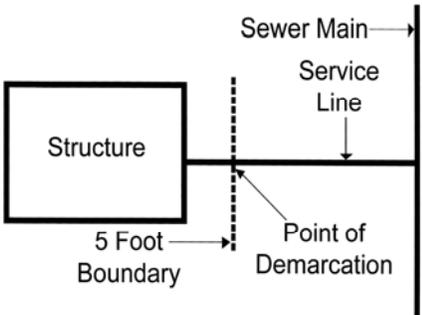
Location	Description	Year of Completion
None.		

J02.9 Wastewater Collection System Points of Demarcation

The point of demarcation is defined as the point on the wastewater collection pipe where ownership changes from the Contractor to the building owner. **Table 7** identifies the general locations of these points with respect to the building served.

Table 7
Points of Demarcation
Wastewater Collection System – Soldier Systems Center

Point of Demarcation	Applicable Scenario	Sketch
Point of demarcation is the cleanout device, if within 10 feet of the structure perimeter.	No flow meter exists and a sewer system cleanout is located within 10 feet of the structure perimeter on the service line.	

Point of Demarcation	Applicable Scenario	Sketch
<p>Point of demarcation is a point on the service line five feet from the structure.</p> <p><i>Note: A new cleanout device should be installed within approximately 5 feet of a building during any stoppage or maintenance action. This will then become the new point of demarcation.</i></p>	<p>No flow meter or cleanout exists on the service line entering the structure.</p>	

J02.9.1 Unique Points of Demarcation

Table 8 lists anomalous points of demarcation that do not fit any of the above scenarios.

Table 8
 Unique Points of Demarcation
 Wastewater Collection System – Soldier Systems Center

Building No.	Point of Demarcation Description
None.	