

McGhee-Tyson ANGB Natural Gas Distribution System

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J10 McGhee-Tyson ANGB Natural Gas Distribution System

J10.1 McGhee-Tyson ANGB Overview

The McGhee-Tyson ANGB is located on McGhee-Tyson Airport in Alcoa, Tennessee and is approximately 13 miles south of Knoxville, Tennessee. The installation is home to the 134th Air Refueling Wing and consists of 358 acres. An adjacent twelve-acre parcel (included in this privatization effort) houses the 119th Tactical Control Squadron (GSU), Alcoa Air National Guard Station, and a Tennessee Army National Guard unit. The base is located on the northwest side of the airport with a total of 39 buildings: 22 industrial, 10 administrative, 3 dormitories, and 4 service buildings; totaling 651,000 square feet. Day-to-day activities are managed by a force of 823 full-time personnel. Two weekends per month the population increases to 1700 during military training assemblies. The 134th Air Refueling Wing fly's KC-135E tankers and its mission is to train, equip, and maintain units and individuals to meet worldwide requirements for federal day-to-day and mobilization missions and state emergencies.

J10.2 Natural Gas Distribution System Description

J10.2.1 Natural Gas Distribution System Fixed Equipment Inventory

The McGhee-Tyson ANGB natural gas distribution system consists of all appurtenances physically connected to the distribution system from the point in which the distribution system enters the Installation and Government ownership currently starts to the point of demarcation, defined by the Right of Way. The system may include, but is not limited to, pipelines, valves, regulators, and meters. The actual inventory of items sold will be in the bill of sale at the time the system is transferred. The following description and inventory is included to provide the Contractor with a general understanding of the size and configuration of the distribution system. The Government makes no representation that the inventory is accurate. The Contractor shall base its proposal on site inspections, information in the technical library, other pertinent information, and to a lesser degree the following description and inventory. Under no circumstances shall the Contractor be entitled to any service charge adjustments based on the accuracy of the following description and inventory.

J10.2.1.1 Description

McGhee-Tyson ANGB natural gas service is provided by the East Tennessee Gas Company with billing provided by Duke Energy. The main service entry serves the main base and the adjoining Alcoa Air National Guard Station. A second service, owned by United Cities Gas Company, provides natural gas to just one building at the Tennessee Army National Guard unit located adjacent to Alcoa ANGS. The main system is a dead end configuration and is supplied and distributed at 50 psig. The system contains approximately 4,500 linear feet of PE pipe, 10,300 linear feet of vinyl coated steel pipe, and 3,700 linear feet of bitumastic coated steel pipe buried approximately 3 to 5 feet deep. Tracer wire was used on some PE pipe installations. The system includes 33 regulators, 31 steel gate valves, and 28 meters. The gas mains are protected using a sacrificial anode cathodic protection system. There is one inoperable odorizer and no compressed natural gas systems or

propane air systems on base. Base personnel indicate the capacity of the current system is adequate for present and future needs.

J10.2.1.2 Inventory

Table 1 provides a general listing of the major natural gas distribution system fixed assets for the McGhee-Tyson ANGB natural gas distribution system included in the sale.

TABLE 1
Fixed Inventory
Natural Gas Distribution System McGhee-Tyson ANGB

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
PE Pipe				
	1	223	LF	1983
	2	894	LF	1982
	2	382	LF	1988
	2	176	LF	1986
	2	695	LF	1998
	2	1739	LF	2000
(With tracer wire)	2	415	LF	1985
Vinyl Coated Steel Pipe				
	2	345	LF	1968
	2	130	LF	1980
	2	99	LF	1981
	2	318	LF	1984
	2	445	LF	1982
	2	387	LF	1988
	2	142	LF	1999
	2.5	156	LF	1989
	3	797	LF	1981
	3	2443	LF	1985
	3	246	LF	1990
	3	72	LF	1989
	3	1083	LF	1994
	4	1458	LF	1989
	4	1992	LF	1985

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
Vinyl Coated Steel Pipe	4	190	LF	1998
Steel Pipe				
Bitumastic Coated	2	665	LF	1951
Bitumastic Coated	3	941	LF	1951
Bitumastic Coated	4	2088	LF	1951
Steel Gate Valves				
	2	2	EA	1982
	2	1	EA	1951
	2	2	EA	1998
	2	1	EA	1988
	2	1	EA	1984
	2	2	EA	1993
	3	1	EA	1977
	3	2	EA	1985
	3	2	EA	1951
	3	1	EA	1990
	3	5	EA	1994
	3	1	EA	1989
	3	1	EA	1981
	4	2	EA	1985
	4	5	EA	1989
	4	2	EA	1951
Regulators				
Large		10	EA	1983
Large		1	EA	1985
Large		1	EA	1986
Large		1	EA	1988
Large		2	EA	1991
Large		3	EA	1992
Large		1	EA	1993

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
Large		1	EA	1994
Large		1	EA	1996
Large		2	EA	1999
Medium		2	EA	1999
Medium		1	EA	1983
Medium		1	EA	1988
Medium		1	EA	1993
Small		4	EA	1983
Small		2	EA	1985
Small		1	EA	1998
Meters (see description in Section J10.5)				
		13	EA	1983
		1	EA	1985
		1	EA	1986
		2	EA	1988
		2	EA	1991
		2	EA	1992
		3	EA	1993
		1	EA	1994
		1	EA	1996
		1	EA	1998
		1	EA	1999
Inoperable Natural Gas Odorizer	N/A	1	EA	Unknown
Notes: PE = Polyethylene LF = Linear Feet EA = Each IN = Inches				

J10.2.2 Natural Gas Distribution System Non-Fixed Equipment and Specialized Tools

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, vehicles, and tools prior to submitting a bid. Offerors shall make their own determination of the adequacy of all equipment, vehicles, and tools.

TABLE 2

Spare Parts

Natural Gas Distribution System McGhee-Tyson ANGB

Qty	Item	Make/Model	Description	Remarks
None				

TABLE 3

Specialized Vehicles and Tools

Natural Gas Distribution System McGhee-Tyson ANGB

Description	Quantity	Location	Maker
None			

J10.2.3 Natural Gas Distribution System Manuals, Drawings, and Records

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

TABLE 4

Manuals, Drawings, and Records

Natural Gas Distribution System McGhee-Tyson ANGB

Qty	Item Description	Remarks
1	Base Wide Natural Gas Utilities Map (electronic copy)	AutoCAD Release Version 14

J10.3 Specific Service Requirements

The service requirements for the McGhee-Tyson ANGB natural gas distribution system are as defined in the Section C Description/Specifications/Work Statement.

J10.4 Current Service Arrangement

?? Provider Name: East Tennessee Gas Company with billing by Duke Energy

?? Average Annual Usage: 18,212 Mcf (October 1999 - September 2000)

?? Maximum Monthly Use: 4,555 Mcf - January

?? Minimum Monthly Use: 337 Mcf - August

J10.5 Secondary Metering

J10.5.1 Existing Secondary Meters

Table 5 provides a listing of the existing (at the time of contract award) secondary meters that will be transferred to the Contractor. The Contractor shall provide meter readings for all secondary meters IAW Paragraph C.3 and J10.6 below.

TABLE 5

Existing Secondary Meters

Natural Gas Distribution System McGhee-Tyson ANGB

Meter Location (Building)	Description	Year Installed
90	Equipmeter meter 900 @ 2", 415 @ 1/2"	1993
Meter Location (Building)	Description	Year Installed
100	Superior meter, 250 cfh	1998
101	Sprague meter, model 240	1983
102	Sprague meter, 2040 @2" -990 @ 1/2"	1988
110	American meter, 250 @ 1/2":	1983
111	Rockwell meter, 5000@2", 2500@1/2"	1983
113	Rockwell meter, 5000@2", 2500@1/2"	1983
120	Rockwell meter, 2200@2", 1000@1/2"	1986
123	Singer meter 175@1/2"	1983
126	Rockwell meter, 3000@2", 1450@1/2"	1983
134	Roots meter, 5000 max	1985
207	Equipmeter meter 2200 @2", 1000 @1/2""	1983
208	Singer meter 175@1/2"	1983
240	Rockwell meter, 3000@2", 1450@1/2"	1983
241	Rockwell meter, 2200@2", 1000@1/2"	1983
246	Singer meter 175@1/2"	1983
262	Rockwell meter. 1600@2", 750 @1/2"	1983
263	Rockwell meter. 1600@2", 750 @1/2"	1983
320	Rockwell meter. 1600@2", 750 @1/2"	1988
402	Roots meter, 3200 max	1991
404	American Meter, 1700 @1/2, 800@1/2"	1992
406	American Meter, 1700 @1/2, 800@1/2"	1993
408	American Meter, 1700 @1/2, 800@1/2"	1993
410	Roots meter, 3000 max	1991
416	American Meter, 1700 @1/2, 800@1/2"	1992
400	American Meter, 1700 @1/2, 800@1/2"	1996
420	American Meter, 3000 @1/2, 1400@1/2"	1994
412	American Meter, 1700 @1/2, 800@1/2"	1999

J10.5.2 Required New Secondary Meters

The Contractor shall install and calibrate new secondary meters as listed in **Table 6**. New secondary meters shall be installed IAW Paragraph C.13 Transition Plan. After installation, the Contractor shall maintain and read these meters IAW Paragraphs C.3 and J10.6 below.

TABLE 6
 New Secondary Meters
 Natural Gas Distribution System McGhee-Tyson ANGB

Meter Location (Building Number)	Meter Description
130	As needed
150	As needed
502	As needed

J10.6 Monthly Submittals

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

1. 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 person identified at time of contract award.
2. Outage Report. The Contractor’s monthly outage report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Outage reports shall be submitted by the 25th of each month for the previous month. Outage reports shall be submitted to the person identified at time of contract award.
3. Meter Reading Report. 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 person identified at time of contract award.
4. 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 person identified at time of contract award.

J10.7 Energy Saving Projects

IAW Paragraph C.3 Requirement, the following projects have been implemented by the Government for conservation purposes. None

J10.8 Service Area

IAW Paragraph C.4 Service Area, the service area is defined as all areas within the McGhee-Tyson ANGB boundaries.

J10.9 Off-Installation Sites

No off-installation sites are included in the sale of the McGhee-Tyson ANGB natural gas distribution system. Note: A twelve acre parcel housing the 119th Tactical Control Squadron (GSU), Alcoa Air National Guard Station and an Army National Guard unit is contiguous to the base and included in this solicitation.

J10.10 Specific Transition Requirements

IAW Paragraph C.13 Transition Plan, **Table 7** provides a listing of service connections and disconnections required upon transfer.

TABLE 7
Service Connections and Disconnections
Natural Gas Distribution System McGhee-Tyson ANGB

Location	Description
None	

J10.11 Government Recognized System Deficiencies

Table 8 provides a listing of system improvements that the Government has planned. The Government recognizes these improvement projects as representing current deficiencies associated with the McGhee-Tyson ANGB natural gas distribution system. If the utility system is sold, the Government will not accomplish these planned improvements. The Contractor shall make a determination as to its actual need to accomplish and the timing of any and all such planned improvements. Capital upgrade projects shall be proposed through the Capital Upgrades and Renewals and Replacements Plan process and will be through Schedule L-3. Renewal and replacement projects will be recovered through Sub-CLIN AB.

TABLE 8
System Deficiencies
Natural Gas Distribution System McGhee-Tyson ANGB

Project Location	Project Description
None	
