

Hector IAP (ANG) Water Distribution System

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J6 Hector IAP (ANG) Water Distribution System

J6.1 Hector IAP (ANG) Overview

The 119th Fighter Wing, North Dakota Air National Guard (NDANG), is headquartered at Hector IAP in Fargo, N.D. on the north and west sides of the Fargo Municipal Airport. Its mission is to protect the air sovereignty of North America. The unit is equipped with the F-16 A/B Air Defense Fighter, and is tasked to mobilize, generate, deploy, and execute wartime missions under the direction of the North American Aerospace Defense Command. In peacetime, the Wing maintains continuous five minute alert at Langley Air Force Base, Virginia, and provides disaster relief, civic assistance, and other state missions directed by the Governor of North Dakota. Hector IAP contains 45 facilities within its 243 acre area. The normal base population is 331 personnel; however, twice a month during drills the population surges to 1063.

J6.2 Water Distribution System Description

J6.2.1 Water Distribution System Fixed Equipment Inventory

The Hector IAP (ANG) water 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, fire hydrants, storage facilities, exterior backflow devices, pumps, 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.

Specifically excluded from the water distribution system privatization are: All secondary meters which are owned by the City of Fargo.

J6.2.1.1 Description

The water distribution system at the Hector IAP, NDANG, is composed of 32,450 LF of pipe. Primary water pipe (24,300 LF) is 8-inch PVC which was installed in 1988. About half of the remaining 8,150 linear of the piping supports buildings which are scheduled for demolition in 2000. The older pipe is 4-inch ductile iron (installed in 1952) and 8-inch transite (installed in 1976). All pipe is buried a minimum of eight feet. There are 35 fire hydrant assemblies (fire hydrant plus associated valves); 32 were installed in 1990 and three were installed in 1998. Most are on 8-inch mains. There is one post indicator valve (installed

in 1985) and there are no exterior backflow prevention valves, cathodic protection, storage tanks, wells, reservoirs, spare parts, or specialized equipment. Overall operating pressure is 50 psig and the average monthly consumption is 1.7 million gallons. There are multiple entry points along this looped system. Five are along the south base boundary on Old Airport Road and two are on the east boundary along University Road. There is no master meter; each of the buildings with water service has its own individual water meter owned by the City of Fargo. The city reads the meters and submits a consolidated monthly bill. This privatization effort does not include these city owned meters.

J6.2.1.2 Inventory

Table 1 provides a general listing of the major water distribution system fixed assets for the Hector IAP (ANG) AFB water distribution system included in the sale.

TABLE 1
Fixed Inventory
Water Distribution System Hector IAP (ANG)

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
PVC Pipe	8.00	24300	LF	1988
Ductile Iron Pipe	4.00	5871	LF	1952
Cement Asbestos Pipe	8.00	2279	LF	1976
Fire Hydrant Assemblies (Hydrants plus Associated Valves)		32	EA	1990
Fire Hydrant Assemblies (Hydrants plus Associated Valves)		3	EA	1998
Post Indicator Valve		1	EA	1985

Notes:
PVC = Polyvinyl chloride
EA = Each
LF = Linear Feet

J6.2.2 Water 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
Water System Hector IAP (ANG) AFB

Qty	Item	Make/Model	Description	Remarks
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Qty	Item	Make/Model	Description	Remarks
None				

TABLE 3
Specialized Vehicles and Tools
Water Distribution System Hector IAP (ANG)

Description	Quantity	Location	Maker
None			

J6.2.3 Water 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
Water Distribution System Hector IAP (ANG)

Qty	Item	Description	Remarks
1	Chart	Water Distribution System	AUTOCAD

J6.3 Specific Service Requirements

The service requirements for the Hector IAP (ANG) water distribution system are as defined in the Section C, *Description/Specifications/Work Statement*.

J6.4 Current Service Arrangement

- Provider: City of Fargo, ND
- Average Usage: 1.7 million gallons monthly

J6.5 Secondary Metering

J6.5.1 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 J6.6 below.

TABLE 5
Existing Secondary Meters
Water Distribution System Hector IAP (ANG) AFB

Meter Location	Meter Description (Type)
None	

J6.5.2 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 J6.6 below.

TABLE 6
New Secondary Meters
Water Distribution System Hector IAP (ANG) AFB

Meter Location	Meter Description
None	

J6.6 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.

J6.7 Water Conservation Projects

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

J6.8 Service Area

IAW Paragraph C.4, Service Area, the service area is defined as all areas within the Hector IAP (ANG) boundaries.

J6.9 Off-Installation Sites

No off-installation sites are included in the sale of the Hector IAP (ANG) water distribution system.

J6.10 Specific Transition Requirements

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

TABLE 7

Location	Description
None	

J6.11 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 Hector IAP (ANG) water 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 Renewal and Replacement Plan process and will be recovered through Sub-CLIN Project. Renewal and Replacement projects will be recovered through Sub-CLIN A(y).

TABLE 8
 System Deficiencies
 Water Distribution System Hector IAP (ANG)

Project Location	Project Description
	<p>Although the following projects are not considered <i>system deficiencies</i>, they are included in this table to advise prospective offerors of future construction plans that may affect utility demand.</p> <p>Project Title: Repair Fire suppression/Detection systems in Hangars This project does not increase or decrease the utilities requirements.</p> <p>Project Title: Repair/Construct Dining Hall Construct 4636 SF dining hall space, includes the necessary general, electrical, mechanical, utility, and site work.</p> <p>Project Title: Construct Line Shelters Construct 12750 SF metal, drive-through aircraft line shelters including support utilities, fire suppression system and site work.</p> <p>Project Title: Construct Igloo, MSA Construct munitions storage igloo. Electrical utility to this off site is not in the scope of the privatization contract.</p> <p>Project Title: Construct Readiness Addition, CE Construct 2000 SF addition to include appurtenant interior, electrical, and mechanical work.</p> <p>Project Title: Construct Communications Facility Construct 3554 SF communications facility with collocated Central Security Control to include necessary general, electrical, mechanical, and appurtenant construction.</p>

Project Title: Construct SRC/DCC Command Post
Construct 149 SM command post.

Project Title: Replace Weapons Release and Construct Mission
Support Complex
Replace 26000 SF weapons facility, demolish building 300 at 5302 SF
and building 214 at 4800 SF.

Project Title: Construct Covered Refueler Vehicle Parking
Construct metal structure with roof, 7200 SF

Project Title: Construct Storage Facility Building 216, Regional
Training Site
Construct building 216, 19600 SF
Dismantle building 216, 8400 SF
Relocate building 216, 8400 SF
Upgrade building 216, 8400 SF
