



City of Longview

1525 Broadway
Longview, WA 98632
www.ci.longview.wa.us

Agenda

Public Works SubCommittee

Wednesday, August 20, 2025

3:00 PM

Training Room
2nd Floor, City Hall

1. **HYBRID MEETING DETAILS**

25-00659 To Join the Webinar: <https://us02web.zoom.us/j/85191031903>
Webinar ID: 851 9103 1903
Or Telephone: (253) 215 8782 or (253) 205 0468

2. **CALL TO ORDER**

3. **ROLL CALL**

4. **APPROVAL OF MINUTES**

25-00660 MINUTES FROM JUNE 18, 2025
MEETING ON JULY 16, 2025 WAS CANCELLED.

5. **NEW BUSINESS**

25-00661 SIDEWALK POLICY

25-00746 TRAFFIC SAFETY PILOT PROGRAM: CENTERLINE REMOVAL

25-00763 CIP DISCUSSION/RECOMMENDATION

6. **UNFINISHED BUSINESS**

7. **CURRENT PROJECT UPDATES**

8. **PUBLIC COMMENT**

9. **ADJOURNMENT**



Minutes

Public Works SubCommittee

Wednesday, June 18, 2025

3:00 PM

Training Room,
2nd Floor, City Hall

1. **HYBRID MEETING DETAILS**

25-00578 To Join the Webinar: <https://us02web.zoom.us/j/85191031903>
Webinar ID: 851 9103 1903
Or Telephone: (253) 215 8782 or (253) 205 0468

2. **CALL TO ORDER**

The meeting was called to order at 3:01 pm.

3. **ROLL CALL**

*Present: Councilmember Erik Halvorson; Councilmember Keith Young (arrived at 3:06 pm.); Councilmember Ruth Kendall; Public Works Director/Assistant City Manager Chris Collins
Staff: Morgan Palmer, Engineer; Steve Hansen, Assistant Public Works Director; Justin Brown, Parks & Rec Director; Lisa Wolff, Finance Director; Samantha Van Laer, Deputy City Clerk*

4. **APPROVAL OF MINUTES**

25-00579 **MINUTES FROM MAY 21, 2025**
The minutes were approved as presented.

5. **NEW BUSINESS**

25-00580 **SAFE STREETS FOR ALL GRANT**

• **BEECH STREET CORRIDOR SAFETY IMPROVEMENT PROJECT**

Councilmember Keith Young joined the meeting at 3:06 pm.

Morgan Palmer shared a presentation.

Discussion included plans for the corridor to require minimal maintenance once completed, safety of intersections, regulating speed with roundabouts, and the funding strategies.

Chris Collins discussed funding contingencies to reduce the impact of potential inflation.

25-00581 **TREE REMOVAL CHECKLIST**

Justin Brown shared the Tree Removal Checklist.

Justin Brown discussed that the Parks Board was pleased with the checklist but wanted more direction on the removal scoring criteria.

Discussion included gathering input for finalizing the scoring criteria, the role of arborists, the limitations

*on the City due to the current budget, and tree equity.
The next step is to propose a resolution for City Council consideration to encompass the policy.
Chris Collins explained the process for tree removal and sidewalk repair.*

6. **UNFINISHED BUSINESS**

7. **CURRENT PROJECT UPDATES**

8. **PUBLIC COMMENT**

9. **ADJOURNMENT**

The meeting was adjourned at 3:49 pm.

Public Works Subcommittee

Sidewalk Program Review and Policy

Change Recommendation

August 20, 2025

Applicable LMCs

12.28.020 Property owner liable for maintenance and repairs.

“Whenever any public right-of-way in the city shall have been improved by the construction of a sidewalk along either side thereof, the duty and expense of the inspection, maintenance, cleaning, repair and renewal of said sidewalk, including the erection or maintenance of suitable barriers along the outer margin of said sidewalk where the same is elevated more than two feet above the abutting property, shall be upon the owner of the directly abutting property;”

12.28.030 Notice to repair hazardous sidewalk.

“Whenever the city is notified that a hazardous condition exists, either by the public or through its sidewalk inspection program, and caused by property owner actions which are egregious and culpable, as determined by the public works director or their designee, the public works director shall cause a notice to be sent to the legal owner of the abutting property. Said notice shall describe the location of the hazardous condition and state that the property owner has 60 days to obtain a public works permit and complete said repairs. (Ord. 3424 § 1, 2020; Ord. 2379 § 1, 1989).”

Sidewalk Program Performance

2024

- 75 completed addresses (12,322 square feet).
- 36 Inspections.

2025 (to date)

- 62 completed addresses (9,999 square feet).
- 68 inspections.

Current Backlog: 681 Addresses



Current Operational Policy

- Sidewalks are inspected when a complaint is received.
- If during the inspection a hazard meeting the ADA definition of a tripping hazard is identified, the cause of the hazard is determined.
- If the cause meets LMC 12.28.030 a notice is sent to the adjacent property owner requiring the sidewalk hazard to be addressed.
- If the cause due to a city owned tree or anything not meeting LMC 12.28.030 the location is added to the city sidewalk repair list that is maintained by the Public Works Department.
- No temporary repairs. The cause of the hazard needs to be addresses prior to during the repair.
- Sidewalk repairs are made in the order of complaint received.

Deviations/ Advanced Repairs

- Claims or injury at a location.
- High pedestrian traffic.
- Mobility impaired resident being affected by the hazard.

Recommended Operational Policy Change.

- Sidewalk grinding can be done in a fraction of the time as conventional repairs. This recommendation will allow more sidewalk locations to be repaired each year.
- Work with Urban Forestry staff to educate and communicate when a tree is removed that is associated with a hazard and where grinding is applicable.
- Establish a separate grinding only list where the cause of the hazard has been eliminated and schedule the grinding to be done when weather and resources allow.



Questions?



City of Longview

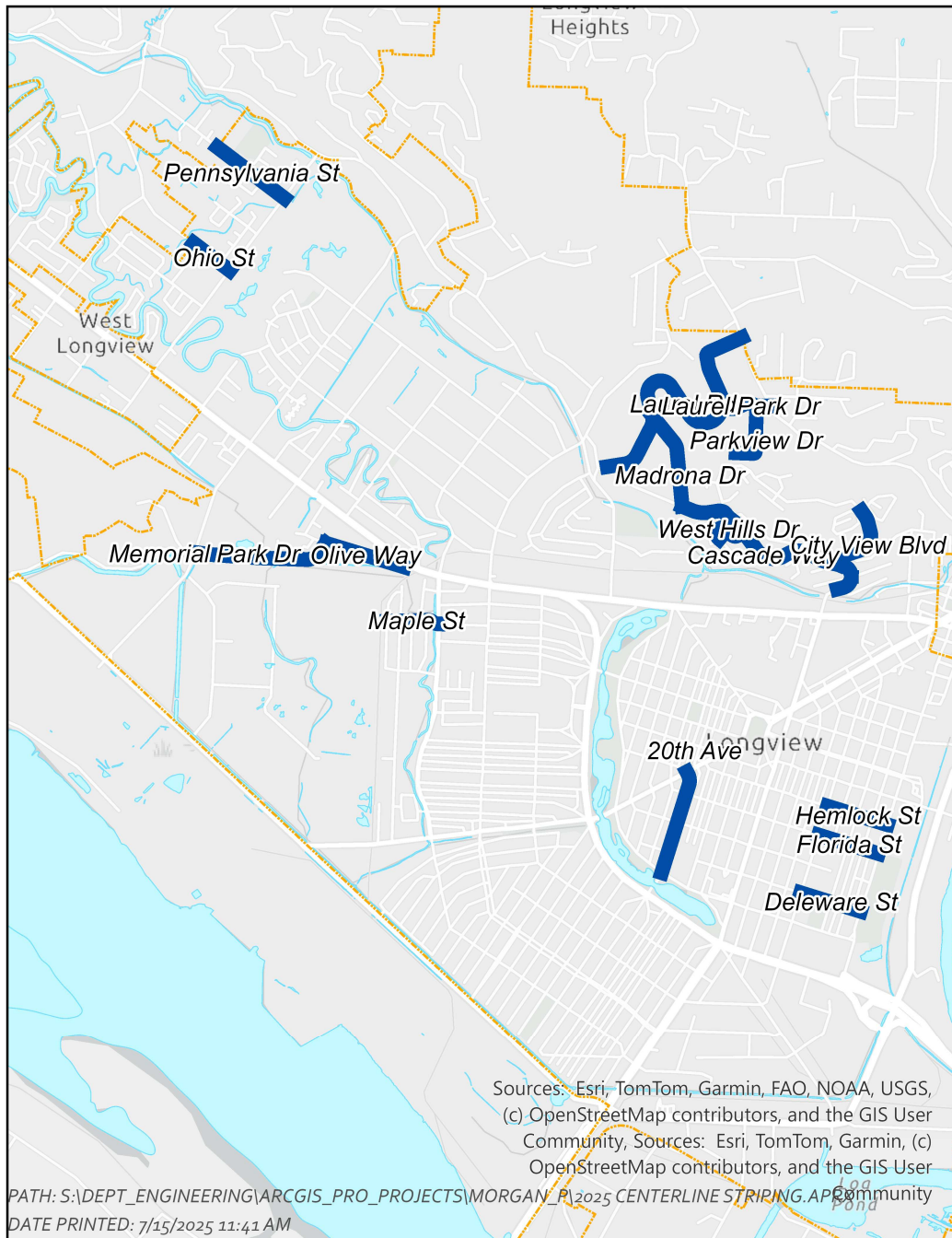
Agenda Summary

TRAFFIC SAFETY PILOT PROGRAM: CENTERLINE REMOVAL

Attachments:

1. 2025 Centerlines

Traffic Safety Pilot Project: Centerline Removal



This Traffic Safety Pilot Project aims to improve traffic safety by encouraging slower speeds on local and collector streets. In the past, the City has striped centerlines on many of these streets to delineate directions of travel. Recent research has shown that centerlines may induce higher speeds, due to the sense of security they give the driver. By removing the centerline, drivers are encouraged to remain alert and focused on driving and also tend to drive more centered on the street. This has a traffic calming effect that can be measured through observation, reduced complaints of speeding, and lowering of driving speeds.

Initially, the centerlines on the identified streets will be allowed to fade away. The efficacy of this pilot project can be measured through comparison of 50%, 85%, 95%, and maximum speed recorded. If the pilot is success, the City will see a reduction in these data points. If there is an increase in crashes or complaints, these streets may be analyzed for other traffic calming measures.

This pilot project aligns the City's centerline striping policy with MUTCD standards Section 3B.02 Warrants for Yellow Center Lines and contributes to the City's Complete Streets and traffic safety initiatives.

Street	From_St	To_St	Paved_Width	Traffic_Vol	Class
Ohio St	42nd Ave	City Limits	22	1000	Local
Pennsylvania St	42nd Ave	City Limits	22	800	Local
Deleware St	7th Ave	11th Ave	36	1200	Local
Florida St	7th Ave	11th Ave	36	1400	Local
Hemlock St	7th Ave	11th Ave	36	800	Local
Laurel Rd	Columbia Heights	Cascade Way	36	2500	Major Collector
Madrona Dr	Laurel Rd	Cascade Way	21	1500	Major Collector
Cascade Way	Madrona	Spruce St	36	1500	Major Collector
City View Blvd	Cascade Way	View Ridge Cir	36	3500	Local
Parkview Dr	Columbia Heights	School	27	1500	Local
Laurel Park Dr	Parkview	Laurel Rd	24	1500	Local
Maple St	32nd Ave	Dorothy Ave	32	600	Local
20th Ave	Kessler Blvd	Washington Way	36	1600	Major Collector
West Hills Dr	Cascade Way	Corner	22	600	Local
Olive Way	Ocean Beach	Memorial Park	36	1600	Local
Memorial Park Dr	Olive Way	38th	36	900	Local

** TRAFFIC VOLUMES FROM URBANSDBK MAY 2025



City of Longview

Agenda Summary

CIP DISCUSSION/RECOMMENDATION

Attachments:

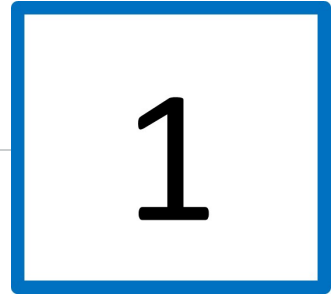
1. 2025-2026 CIP Requests FINAL For PWSC review

**CIP COMMITTEE
2025-2026 CIP REQUESTS
TABLE OF CONTENTS**

<u>Department/Fund – Request Number</u>	<u>Page</u>
2025-2026 CIP Requests (Non-Utility) – Final Scoring by CIP Committee	1
Fire	
1 - Station 81 and 82 Bay Doors.....	2-11
2 - Security Fencing and Gates for Stations 81 and 82	12-14
3 - Secure Public Foyer at Station 81	15-16
4 - Security Cameras for Station 81 and 82.....	17-19
5 - Communications – Replace Station 81 Call Alerting System	20-22
6 - Communication – Replace Portable and Mobile Radios.....	23-25
7 - Fire Station 83 Construction	26-33
8 - Fire Station 81 Remodel.....	34-42
9 - EMS Equipment.....	43-45
10 - Emergency Generator Station 82.....	46-48
11 - Heavy Rescue Apparatus.....	49-60
Mint Valley Golf	
12 - Mint Valley Golf Irrigation Replacement	61-64
13 - Replace on Course Bathrooms.....	65-71
14 - Clubhouse/Restaurant Furniture	72-75
15 - Trakman Fitting Simulator.....	76-78
16 - Walk-In Fridge/Freezer	79-93
31 - Roof and Siding Replacement – Pro Shop	94-138
Human Resources	
17 - Executive Office Remodel	139-142
Legal	
18 - Windows for the Criminal Prosecutors Annex Building.....	143-145
Library	
19 - Restroom Renovation	146-148
20 - Library Shelving.....	149-156
32 - Interior Restoration	157-159
Parks	
21 - Replacement – Archie Anderson Bathroom	160-164
22 - Replacement – Lake Irrigation Pump.....	165-167
23 - Replacement – Gates	168-173
24 - Replacement – Parking Lot (50% Parks/50% Urban Forestry).....	174-176
25 - Replacement – Roy Morse Field Lights	177-183
Police	
26 - Police Evidence Vehicle Storage and Training Facility	184-188
Recreation	
27 - Portable Concert Stage	189-192
Storm Water	
28 - New Garage Doors for Public Works Shop B	193-195
Traffic	
29 - Garage Door Replacement Traffic Shop.....	196-198
30 - Re-Plumbing and Fixture Replacement for Traffic Shop.....	199-201

Request Number	Scoring	Department	Request Title	CIP Number	Project Total	To Date	FY2025	FY2026	FY2027	FY2028	FY2029	Total 2025-2029
1	34	Fire	Station 81 and 82 Bay Doors		\$260,113.00	\$0.00	\$260,113.00	\$0.00	\$0.00	\$0.00	\$0.00	\$260,113.00
9	34	Fire	EMS Equipment	CIP #2319	\$392,470.00	\$0.00	\$392,470.00	\$0.00	\$0.00	\$0.00	\$0.00	\$392,470.00
6	33	Fire	Communications - Replace portable and mobile radios		\$432,108.00	\$0.00	\$432,108.00	\$0.00	\$0.00	\$0.00	\$0.00	\$432,108.00
5	33	Fire	Communications - Replace Station 81 Call Alerting System		\$139,278.00	\$0.00	\$139,278.00	\$0.00	\$0.00	\$0.00	\$0.00	\$139,278.00
12	31	Golf Course	Mint Valley Irrigation Replacement		\$4,000,000.00	\$0.00	\$4,000,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,000,000.00
25	31	Parks	Replacement - Roy Morse Field Lights	CIP #2332	\$845,000.00	\$275,000.00	\$570,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$570,000.00
10	29	Fire	Emergency Generator Station 82	CIP #2318	\$500,000.00	\$160,000.00	\$340,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$340,000.00
31	28	Golf Pro Shop	Roof and Siding Replacement - Pro Shop		\$400,000.00	\$0.00	\$400,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$400,000.00
7	27	Fire	Fire Station 83 Construction		\$17,864,525.00	\$30,000.00	\$2,653,900.00	\$12,063,870.00	\$3,116,755.00	\$0.00	\$0.00	\$17,834,525.00
21	27	Parks	Replacement - Archie Anderson Bathroom		\$175,000.00	\$0.00	\$175,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$175,000.00
22	25	Parks	Replacement - Lake Irrigation Pump		\$330,000.00	\$0.00	\$330,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$330,000.00
11	25	Fire	Heavy Rescue Apparatus		\$985,600.00	\$0.00	\$197,120.00	\$197,120.00	\$197,120.00	\$197,120.00	\$197,120.00	\$985,600.00
8	25	Fire	Fire Station 81 Remodel		\$5,759,740.00	\$0.00	\$1,593,299.00	\$4,166,441.00	\$0.00	\$0.00	\$0.00	\$5,759,740.00
32	25	Library	Interior Restoration		\$350,000.00	\$0.00	\$0.00	\$350,000.00	\$0.00	\$0.00	\$0.00	\$350,000.00
28	22	Storm Water	New Garage Doors for Public Works Shop B		\$160,000.00	\$0.00	\$160,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$160,000.00
27	22	Recreation	Portable Concert Stage		\$185,146.00	\$0.00	\$185,146.00	\$0.00	\$0.00	\$0.00	\$0.00	\$185,146.00
13	21	Golf Course	Replace on Course Bathrooms		\$475,000.00	\$0.00	\$475,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$475,000.00
30	21	Traffic	Re-Plumbing and fixture replacement for Traffic Shop		\$35,000.00	\$0.00	\$35,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$35,000.00
16	21	Golf Pro Shop	Walk In Fridge/Freezer		\$12,500.00	\$0.00	\$12,500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$12,500.00
20	21	Library	Library Shelving		\$37,260.00	\$0.00	\$37,260.00	\$0.00	\$0.00	\$0.00	\$0.00	\$37,260.00
19	21	Library	Restroom renovation		\$130,000.00	\$0.00	\$130,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$130,000.00
26	20	Police	Police Evidence Vehicle Storage & Training Facility		\$3,290,000.00	\$0.00	\$300,000.00	\$2,250,000.00	\$740,000.00	\$0.00	\$0.00	\$3,290,000.00
4	20	Fire	Security cameras for Station 81 & 82		\$11,200.00	\$0.00	\$11,200.00	\$0.00	\$0.00	\$0.00	\$0.00	\$11,200.00
2	20	Fire	Security fencing and gates for Stations 81 & 82		\$99,100.00	\$0.00	\$99,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$99,100.00
29	20	Traffic	Garage Door Replacement Traffic Shop		\$20,000.00	\$0.00	\$20,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,000.00
3	18	Fire	Secure Public Foyer at Station 81		\$25,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$25,000.00
18	17	Legal	Windows for the criminal prosecutors Annex building	CIP #2228	\$75,000.00	\$0.00	\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$75,000.00
24	17	Parks	Replacement - Parking Lot (50% Urban Forestry)		\$55,000.00	\$0.00	\$55,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$55,000.00
14	17	Golf Pro Shop	Clubhouse / Restaurant Furniture		\$12,000.00	\$0.00	\$12,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$12,000.00
23	16	Parks	Replacement - Gates		\$63,000.00	\$0.00	\$63,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$63,000.00
17	16	Human Resources	Executive Office Remodel		\$769,000.00	\$0.00	\$769,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$769,000.00
15	13	Golf Pro Shop	Trakman Fitting Simulator		\$30,000.00	\$0.00	\$30,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$30,000.00
Total Capital Projects Funds Requests					\$37,918,040.00	\$465,000.00	\$13,977,494.00	\$19,027,431.00	\$4,053,875.00	\$197,120.00	\$197,120.00	\$37,453,040.00

Station 81 and 82 Bay Doors



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

LFD stations have been plagued with apparatus bay door breakdowns in recent years. Previous doors were replaced with ones that were not rated at the number of cycles necessary for the call volume of LFD. Metro Door has only one qualified Technician to service/repair Station 81 "mega" doors due to its age and complexity. Parts for these doors are now becoming obsolete. Some damaged doors have been out-of-service for several months at a time waiting for repair parts, causing apparatus to be backed in and out of the stations at all hours of the day. Units even responded backwards from the rear of the station, delaying response times. LFD would like to convert to high cycle doors like the ones being installed at Longview Police. These doors have a longer life span, better safety features, and would allow for a better response.

Images



Photo of Sample Door

Supplemental Attachments

 [Station 81 Estimate\(/resource/cleargov-prod/projects/documents/d3fb337f3a2e842abeb1.pdf\)](/resource/cleargov-prod/projects/documents/d3fb337f3a2e842abeb1.pdf)

 [Station 82 Estimate\(/resource/cleargov-prod/projects/documents/a7cae435baa729665531.pdf\)](/resource/cleargov-prod/projects/documents/a7cae435baa729665531.pdf)

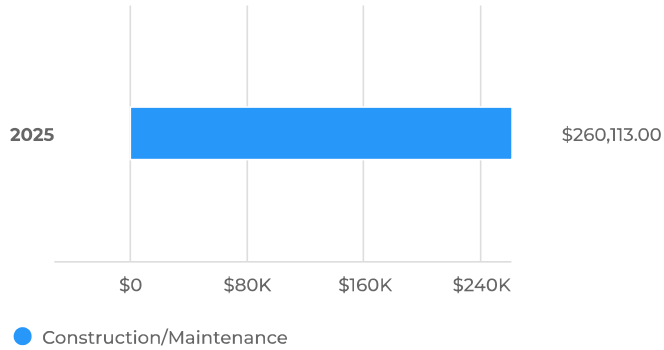
Capital Cost

FY2025 Budget
\$260,113

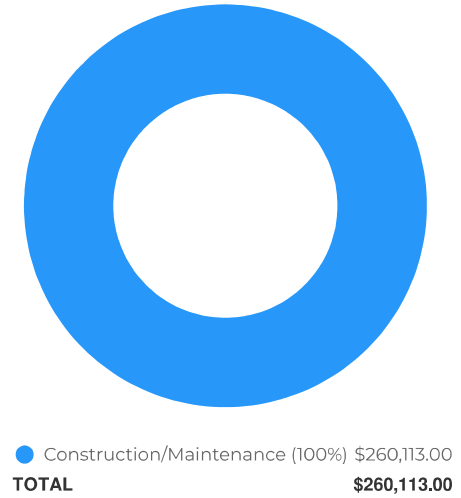
Total Budget (all years)
\$260.113K

Project Total
\$260.113K

Capital Cost by Year



Capital Cost for Budgeted Years

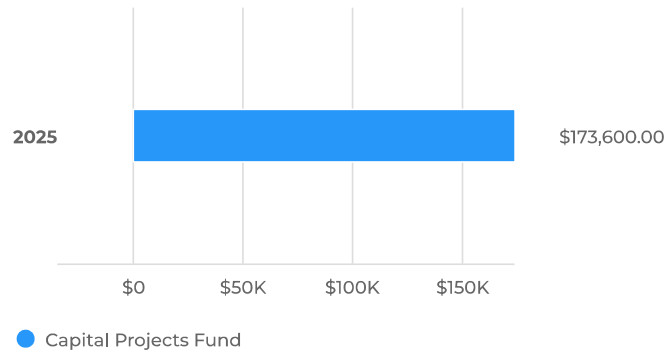


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$260,113	\$260,113
Total	\$260,113	\$260,113

Funding Sources

FY2025 Budget **\$173,600** Total Budget (all years) **\$173.6K** Project Total **\$173.6K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$173,600	\$173,600
Total	\$173,600	\$173,600

WAYNE-DALTON, DIVISION OF ODC CUSTOMER SELECTED QUOTES Page:
 01/29/2024 07:36 Download File Name:
 Quotes For 01/01/1980 to 12/31/2079
 CUSTOMER: - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR
 QUOTE DATE: 01/29/2024 EXPIRATION DATE: 03/29/2024

ITEM	PRODUCT DESCRIPTION	JOB	Q-ORD	UNIT PRICE	EXT. PRICE
				UNITS	EXT. UNITS

LONGVIEW FIRE # 81

1	ZT66835379	LONGVIEW FIRE # 81	2		
	WD MODEL ADV 800C				
	13'6" X 14'0"				
	INTABOVELINT	- COIL INT MOUNTED ABOVE LINTEL			
	JBMASONRH	- MASONRY JAMB			
	WRDGANCRH	- SOLID WALL JAMB			
	RHFACBOUT	- GDS - FACE MTD ANGLE OUT			
	DTIN	- INSULATED			
	APOINS	- ADV.PERFORMANCE INSULATED			
	CRTSTL	- CRT- STEEL			
	WL20PSF	- 20 PSF WINDLOAD (STD)			
	SLTPOWDER	- CRT - POWDER COAT (STD)			
	SLTPOWDERHRD	- PC W/HARDENING ADDITIVE (AG)			
	BCKSLTPOWDER	- CRT BCK - POWDER COAT			
	FLATSLAT	- FLAT SLAT			
	3INSLAT	- 3" SLAT			
	20GSLAT	- 20 GA SLAT			
	VSLAT	- VISION SLATS			
		QUANTITY OF SLATS: 20			
	CRTRAL	- CRT - RAL STANDARD COLORS			
	RALAG	- PC DOOR W/ANTI-GRAFFITI CURT			
	AGGRAY	- ANTI-GRAFFITI GRAY			
	DDRIGHTHAND	- DIRECT DRIVE RH			
	MOTORSPECS	- MOTOR OPERATION			
	APOPER	- MOTOR OPTIONS			
	APOVOLT	- VOLTAGE			
	APO460V	- 460v3ph60hz (456-495v range)			
	APOENT	- ENTRAPMENT PROTECTION			
	ENTWLESS	- WIRELESS SENSING EDGE			
	ENTPHOTOREF	- PHOTOEYES RETRO-REFL(SGL SET)			
	BBSTMATCH	- BBAR - STR STL MATCH CRT COLOR			
	SEE	- ELEC2 WIRE SENSING EDGE			
	WLESSMON	- WIRELESS MONITORED EDGE			
	BBSCOLOR	- SENSING EDGE COLOR			
	BBSYEL	- YELLOW SENSING EDGE(STD)			
	GDSSTEEEL	- GDS - STEEL			
	GDSSTLMATCH	- GDS - STEEL MATCH CURTAIN			
	GDS3ANGLE	- 3 ANGLE GUIDES			
	HDSSEETHROOD	- SHEET HOOD			

Continued on page: 2

Quotes For 01/01/1990 to 12/31/2079
 CUSTOMER: Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR

- SHTMATCHCRTN - HDS - MATCH CURTAIN COLOR
- HDSUP - HOOD FLANGE UP
- OPCOVER - OPERATOR COVER
- WS - GUIDE WEATHER SEAL
- WGB01 - WTHR STRIP OPPOSITE COIL SIDE
- HDBAFFLE - HOOD BAFFLE
- SPBRKT - BRACKETS
- PRCTBRKT - MATCH CURTAIN COLOR
- GDFMATCHCRTN - GDS - MATCH CURTAIN COLOR
- VSLAT2 - VISION SLATS
- AP03HP - HEIGHT TO CENTER (5'-6" STD): 20
- ADV 3HP

2 ZT66835391 LONGVIEW FIRE # 81 2
 WD MODEL: ADV 800C

- 13'6" X-14'0"
- INTABOVELINT - COIL INT MOUNTED ABOVE LINTEL
- JBMASONRH - MASONRY JAMB
- WEDGANCRRH - SOLID WALL JAMB
- RHFACROUT - GDS - FACE MTD ANGLE OUT
- DTIN - INSULATED
- AP0INS - ADV PERFORMANCE INSULATED
- CRTSTL - CRT- STEEL
- WL0PSF - 20 PSF WINDLOAD (STD)
- SLTPOWDER - CRT - POWDER COAT (STD)
- SLTPOWDERHRD - PC W/HARDENING ADDITIVE (AG)
- BCKSLTPOWDER - CRT BCK - POWDER COAT
- FLATSLAT - FLAT SLAT
- 3INSLAT - 3" SLAT
- 20GASLAT - 20 GA SLAT
- VSLAT - VISION SLATS
- QUANTITY OF SLATS: 20
- CRTRAL - CRT - RAL STANDARD COLORS
- RALAG - PC DOOR W/ANTI-GRAFFITI CURT
- AGGRAY - ANTI-GRAFFITI GRAY
- DDLEPETHAND - DIRECT DRIVE LH
- MOTORSFPCS - MOTOR OPERATION
- APOPER - MOTOR OPTIONS
- APOVOLT - VOLTAGE
- AP0460V - 460v3ph60hz (456-495v range)
- AFOENT - ENTRAPMENT PROTECTION
- ENTWLESS - WIRELESS SENSING EDGE
- ENTPHOTOREF - PHOTOEYES RETRO-REFL (SGL SET)
- BBSTMATCH - BBAR - STR STL MATCH CRT COLOR
- SEE - ELEC2 WIRE SENSING EDGE
- WLESSMON - WIRELESS MONITORED EDGE

Continued on page: 3

CUSTOMER: - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR

- BBSCOLOR - SENSING EDGE COLOR
- BBSVEL - YELLOW SENSING EDGE (STD)
- GDSSTEEL - GDS - STEEL
- GDFSTLMATCH - GDS - STEEL MATCH CURTAIN
- GDS3ANGLE - 3 ANGLE GUIDES
- HDS SHEETHOOD - SHEET HOOD
- SMTMATCHCRTN - HDS - MATCH CURTAIN COLOR
- HDSUP - HOOD FLANGE UP
- OPCOVER - OPERATOR COVER
- WS - GUIDE WEATHER SEAL
- WGB01 - WTHR STRIP OPPOSITE COIL SIDE
- HDBAFFLE - HOOD RAFFLE
- SPBRKT - BRACKETS
- PDRCTBRKT - MATCH CURTAIN COLOR
- GDFMATCHCRTN - GDS - MATCH CURTAIN COLOR
- VSLAT2 - VISION SLATS
- AP03HP - HEIGHT TO CENTER (5'-6" STD): 20
- ADV 3HP

3 2766835439 LONGVIEW FIRE # 81 1
 MDL821CTHERMTITE 20GA SER

- 28'0" X 14'0"
- INTABOVELINT - COIL INT MOUNTED ABOVE LINTEL
- JEMASCRH - MASONRY JAMB
- WEGANCRH - SOLID WALL JAMB
- RHFACBOUT - GDS - FACE MTD ANGLE OUT
- DTN - INSULATED
- INS - STANDARD INSULATED
- CRSTL - CRT - STEEL
- WL20PSF - 20 PSF WINDLOAD (STD)
- SLTGRAY - CRT - GALV & FNTD GRAY
- MATCHFRONT - CRT BCK - MATCH FRONT
- FLATSLAT - FLAT SLAT
- 3INSLAT - 3" SLAT
- 20GASLAT - 20 GA SLAT
- VSLAT - VISION SLATS
- QUANTITY OF SLATS: 20
- RIGHTHAND - RIGHT HAND
- MOTORSPECS - MOTOR OPERATION
- GENERNID - GENIE BRAND
- GHO1ST - HOIST
- GHXH - GCL-GH
- GHP - HORSEPOWER
- 300HP - 3 HP (30)
- GVOLT - VOLTAGE
- VOLT4 - 208/230/460 3PH 60HZ (03)

Continued on page: 4

CUSTOMER: - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR

- GMTRMTG - OPERATOR MOUNTING LOCATION
- VBKMTG - VERTICAL FRONT OF BRKT/HOOD
- ENVIRONMOD - ENVIRONMENTAL MODIFICATION
- GENTFC - TOTALLY ENCL FAN-COOLED MOTOR
- GENTRPMNT - ENTRAPMENT PROTECTION
- WLESS - WIRELESS SENSING EDGE
- OPERMDS - OPERATOR MODIFICATIONS
- CSOLEBRAKE - BRAKE
- ADDPHOTO - ADDITIONAL PHOTOEYES
- THRUBM24120V - THRU BEAM 24 TO 120V
- BBSTMATCH - BBAR - STR STL MATCH CRT COLOR
- SRF - DISC WIRE SENSING EDGE
- WLESSMON - WIRELESS MONITORED EDGE
- BBSCOLOR - SENSING EDGE COLOR
- BBEYEL - YELLOW SENSING EDGE (STD)
- GDSSTEEL - GDS - STEEL
- GDFMB - GDS - FC MATTE BLACK
- GDS3ANGLE - 3 ANGLE GUIDES
- HDSSEETHOOD - SHEET HOOD
- SHGALVPAINPT - HDS - GALV AND PAINTED GRAY
- HDSUP - HOOD FLANGES UP
- OPCOVER - OPERATOR COVER
- WS - GUIDE WEATHER SEAL
- WGB01 - WTHR STRIP OPPOSITE COIL SIDE
- HEBAFFLE - HOOD BAFFLE
- HVCYCSP - HIGH CYCLE (BARREL ONLY)
- HCL00KSPR - 100,000 CYCLE BARREL
- SPBRKT - BRACKETS
- PERMTCDS - MATTE BLACK-STD
- G00095 - Thru Beam 24 to 120v
- HNDCHAIN22 - HAND CHAIN, 22'
- VSLAT2 - VISION SLATS


HEIGHT TO CENTER (5'-6" STD): 20

4 *FAB 1
NOTES/EXCEPTIONS

- * 460 VOLT REQUIRED ON ADV DOORS DUE TO WEIGHT
- * ITEM 3 EXCEEDS SIZE LIMIT FOR ADV DOOR.

Estimated Base Freight
Estimated Fuel Surcharge

Continued on page: 5

WAYNE-DALTON, DIVISION OF ODC CUSTOMER SELECTED QUOTES Page: 
01/29/2024 07:36 Download File Name:
Quotes For 01/01/1980 to 12/31/2079
CUSTOMER: - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR

QUOTE TOTALS:

REPORT TOTALS:

****Ball park proposal****
Non formal for time constraints.

Doors as described above	\$203,590.00
Labor	\$9,315.00
Forklift/scissor lift	\$1,000.00
Misc.	\$900.00
TOTAL	\$214,805.00

Notes. Prevailing wages are factored
Washington state sales tax will apply (not factored)
All electrical work both low voltage and line voltage are
not covered in this proposal. (by others)

Quotes For 01/01/1980 to 12/31/2079

CUSTOMER: " " " " - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR
 QUOTE: 3824368 QUOTE DATE: 01/29/2024 EXPIRATION DATE: 03/29/2024

ITEM	PRODUCT DESCRIPTION	JOB	Q-ORD	UNIT PRICE UNITS	EXT. PRICE EXT. UNITS

	LONGVIEW FIRE # 82				
1	ZZ66835510	LONGVIEW FIRE # 82	1		
	MDL823CTHERMTITE 22GA SD				
	14'0" X 14'0"				
	INTABOVELINT	- COIL INT MOUNTED ABOVE LINTEL			
	JBMASONRH	- MASONRY JAMB			
	WEDGANCRH	- SOLID WALL JAMB			
	RHFACEOUT	- GDS - FACE MTD ANGLE OUT			
	DTIN	- INSULATED			
	INS	- STANDARD INSULATED.			
	CRTSTL	- CRT- STEEL			
	WL20PSF	- 20 PSF WINDLOAD (STD)			
	SLTGRAY	- CRT - GALV & PNTD GRAY			
	MATCHFRONT	- CRT BCK - MATCH FRONT			
	FLATSLAT	- FLAT SLAT			
	3INSLAT	- 3" SLAT			
	22GASLAT	- 22 GA SLAT			
	VSLAT	- VISION SLATS			
		QUANTITY OF SLATS: 20			
	RIGHTHAND	- RIGHT HAND			
	MOTORSPECS	- MOTOR OPERATION			
	GENBRND	- GENIE BRAND			
	GHOIST	- HOIST			
	GHXH	- GCL-GH			
	GHP	- HORSEPOWER			
	50HP	- 1/2 HP (50)			
	GVOLT	- VOLTAGE			
	VOLT3	- 115/208/230 1PH 60HZ (01)			
	GMTRMTG	- OPERATOR MOUNTING LOCATION			
	VBKTMGTG	- VERTICAL FRONT OF BRKT/HOOD			
	GENTRPMNT	- ENTRAPMENT PROTECTION			
	GENSTDPHTO	- STANDARD PHOTOEYES			
	OPERMODS	- OPERATOR MODIFICATIONS			
	GSOLBRAKE	- BRAKE			
	BBSSTD	- BEAR - GALV ROLL FORM STL			
	ASTR	- ASTRAGAL			
	GDSSTEEL	- GDS - STEEL			
	GDFMB	- GDS - PC MATTE BLACK			
	GDS3ANGLE	- 3 ANGLE GUIDES			
	HDSSHEETHOOD	- SHEET HOOD			

Continued on page: 2

Quotes For 01/01/1980 to 12/31/2079

CUSTOMER . - Metro Overhead Door WAREHOUSE: WAYNE-DALTON ROLLING DOOR

- ASTR - ASTRAGAL
 - GDSSTEEL - GDS - STEEL
 - GDFMB - GDS - PC MATTE BLACK
 - GDS3ANGLE - 3 ANGLE GUIDES
 - HDS SHEETHOOD - SHEET HOOD
 - SHTGALVPAINT - HDS - GALV AND PAINTED GRAY
 - HDSUP - HOOD FLANGE UP
 - WS - GUIDE WEATHER SEAL
 - WGBO1 - WTHR STRIP OPPOSITE COIL SIDE
 - HDBAFFLE - HOOD BAFFLE
 - SPBRKT - BRACKETS
 - PDRMATGDS - MATTE BLACK-STD
 - G00100 - Genie Standard Photoeyes
 - HNDCHAIN22 - HAND CHAIN, 22'
 - VSLAT2 - VISION SLATS
- HEIGHT TO CENTER (5'-6" STD): 20

Estimated Base Freight
 Estimated Fuel Surcharge

QUOTE TOTALS: -----

REPORT TOTALS: -----

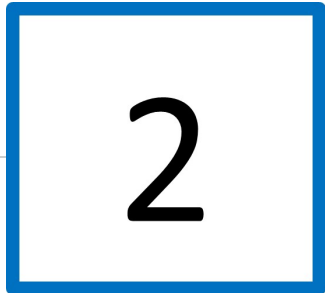
****Ball park proposal****
 Non-formal to meet time restraints

Station #82

Doors as described above.	\$38,158.00
Labor	\$5,250.00
Forklift/scissor lift	\$1000.00
Misc	\$900.00
TOTAL	\$45,308.00

Notes: Prevailing wages are factored.
 Washington state sales tax will apply (not factored.)
 All electrical work both low voltage and line voltage are not covered in this proposal. (By others)

Security fencing and gates for Stations 81 & 82



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

During emergency responses, fire stations are frequently left unattended, a fact that becomes evident due to the nature of these operations. This unattended state poses a security risk, especially considering that, due to space constraints within the buildings, essential emergency equipment, including the HazMat decontamination unit, marine firefighting equipment, confined rescue unit, investigation unit, and command/utility vehicles, must be stored outside in parking lots. To mitigate these risks, it is crucial to implement security measures such as installing fencing and electric gates. These will restrict unauthorized access, thereby protecting the valuable, externally stored equipment and the station itself while maintaining the necessary accessibility for authorized personnel and emergency operations. (Enclose 12th Ave side of Station 81 and 38th Ave side of 82 - both with remote gates).

Images



Details

Type of Project	New Construction / Remodel existing structure
-----------------	---

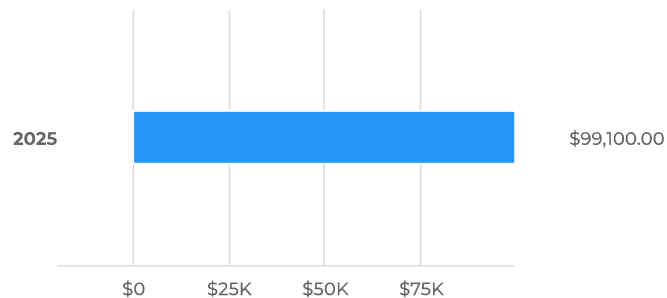
Capital Cost

FY2025 Budget
\$99,100

Total Budget (all years)
\$99.1K

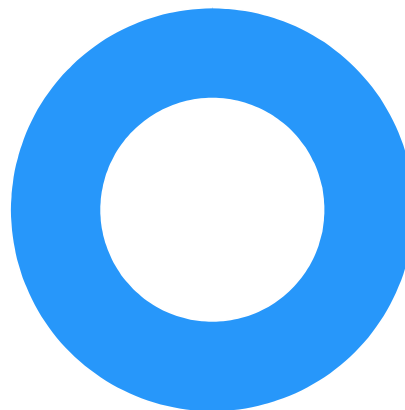
Project Total
\$99.1K

Capital Cost by Year



● Repairs/Improvements

Capital Cost for Budgeted Years



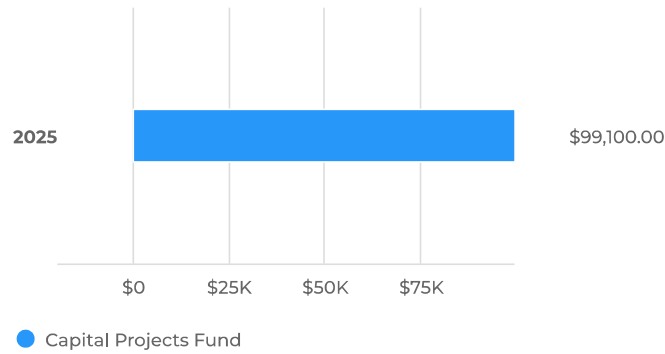
● Repairs/Improvements (100%) \$99,100.00
TOTAL \$99,100.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Repairs/Improvements	\$99,100	\$99,100
Total	\$99,100	\$99,100

Funding Sources

FY2025 Budget **\$99,100** Total Budget (all years) **\$99.1K** Project Total **\$99.1K**

Funding Sources by Year

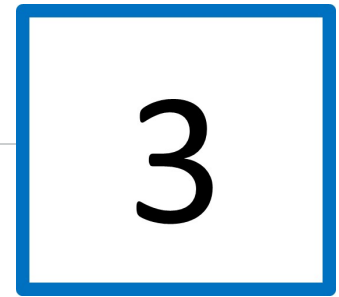


Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$99,100	\$99,100
Total	\$99,100	\$99,100

Secure Public Foyer at Station 81



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

Fire Station 81, frequently visited by citizens for business or assistance, is located in an area with high transient activity. This has led to exposures to mentally unstable, hostile, and angry individuals, often without sufficient physical protection for the staff. The current lack of physical barriers allows for unfettered access to employee work areas, which notably lack escape routes. To enhance safety, it is imperative to install physical barriers in the public foyer. These barriers will prevent unauthorized entry to offices and work areas, ensuring the security of staff and legitimate visitors while maintaining necessary accessibility. (Ceiling height door to replace half door, hallway door, both with card/pin access.)

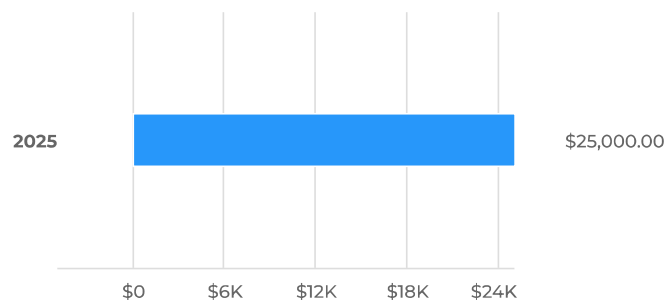
Details

Type of Project Refurbishment

Capital Cost

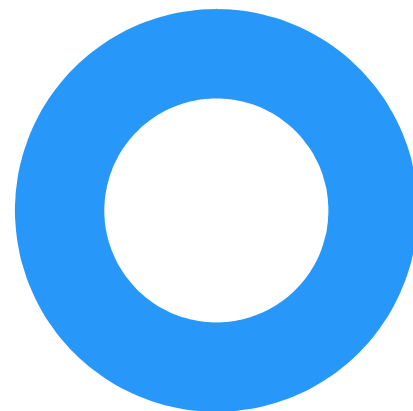
FY2025 Budget	Total Budget (all years)	Project Total
\$25,000	\$25K	\$25K

Capital Cost by Year



● Construction/Maintenance

Capital Cost for Budgeted Years



● Construction/Maintenance (100%) \$25,000.00
TOTAL \$25,000.00

Capital Cost Breakdown

Capital Cost	FY2025	Total
Construction/Maintenance	\$25,000	\$25,000
Total	\$25,000	\$25,000

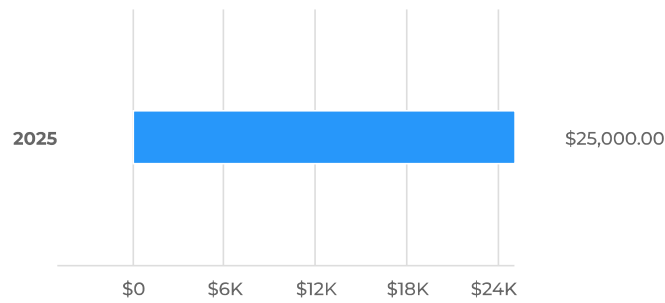
Funding Sources

FY2025 Budget
\$25,000

Total Budget (all years)
\$25K

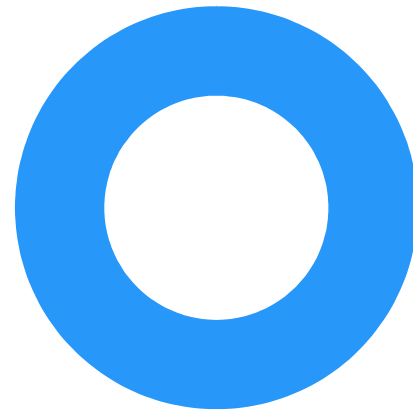
Project Total
\$25K

Funding Sources by Year



● Capital Projects Fund

Funding Sources for Budgeted Years



● Capital Projects Fund (100%) \$25,000.00
TOTAL \$25,000.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$25,000	\$25,000
Total	\$25,000	\$25,000

Security cameras for Station 81 & 82



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

City fire stations, crucial for housing extensive emergency response equipment and serving as critical public infrastructure, are susceptible to unauthorized access, theft, and service disruption. Video surveillance cameras are vital for deterring criminal activities and protecting these valuable assets. Currently, Station 81 is equipped with a single functioning camera on a consumer-grade system, while Station 82 lacks any surveillance. To enhance security, it is essential to install commercial-grade surveillance equipment at these locations. (4 cameras at Station 81, 2 at Station 82).

Images



Camera 1



Camera Sign

Details

Type of Project	Other improvement
-----------------	-------------------

Benefit to Community

Limiting theft and vandalism means that the department will not have to use general budget funds to replace items.

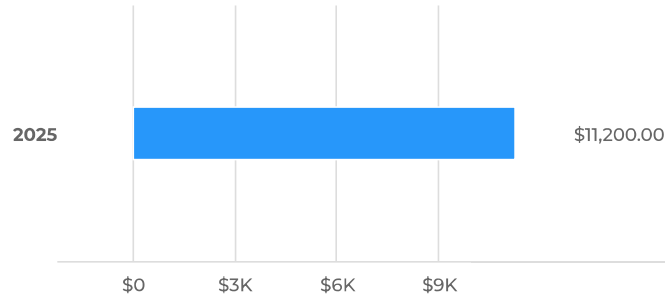
Capital Cost

FY2025 Budget
\$11,200

Total Budget (all years)
\$11.2K

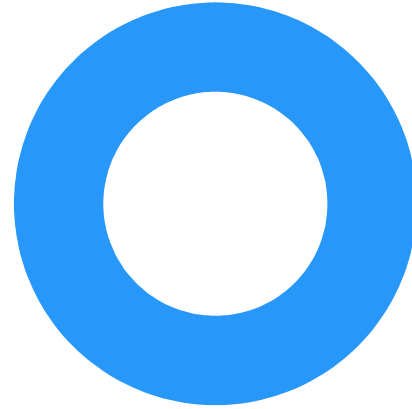
Project Total
\$11.2K

Capital Cost by Year



● Equipment/Vehicle/Furnishin...

Capital Cost for Budgeted Years



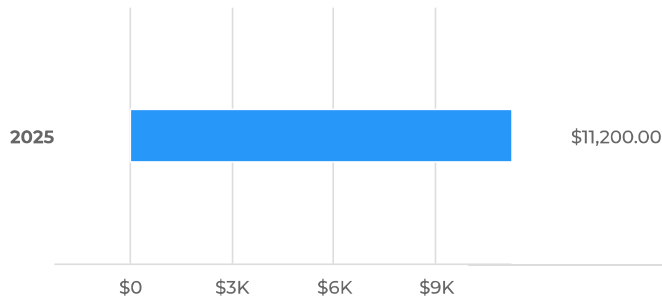
● Equipment/Vehicle/Furnishings (100%) \$11,200
TOTAL \$11,200.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment/Vehicle/Furnishings	\$11,200	\$11,200
Total	\$11,200	\$11,200

Funding Sources

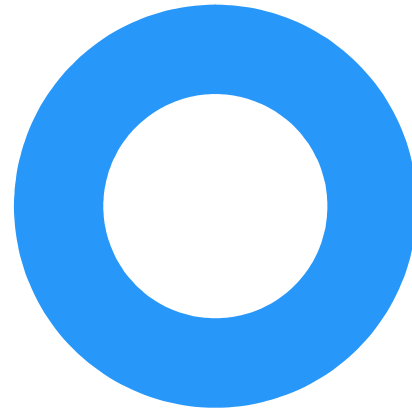
FY2025 Budget **\$11,200** Total Budget (all years) **\$11.2K** Project Total **\$11.2K**

Funding Sources by Year



● Capital Projects Fund

Funding Sources for Budgeted Years



● Capital Projects Fund (100%) \$11,200.00
TOTAL \$11,200.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$11,200	\$11,200
Total	\$11,200	\$11,200

Communications - Replace Station 81 Call Alerting System



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

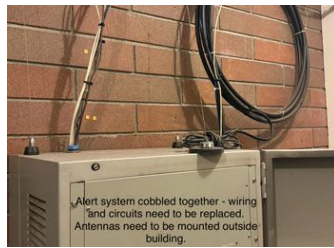
Description

Upon receiving an emergency call, the 911 center dispatches a radio signal to alert firefighters. The fire station's equipment, known as the "alerting system," receives this signal. It then identifies the dispatched units and activates necessary lights, speakers, and alarms to inform firefighters. Recently, Station 82's alerting system was upgraded during renovations. In contrast, Station 81's system remains unreliable and outdated, comprised of various components, some exceeding 30 years old. Lacking backup options, vendors have declared the system irreparable and in urgent need of replacement.

Images



Station Alerting System 1



Station Alerting System 2



Station Alerting System 3



Station Alerting System 4

Details

Type of Project	Refurbishment
-----------------	---------------

Benefit to Community

If crews are not alerted of an incident it may cause a delay in response time causing undo hardship for the citizens and community up to and including death.

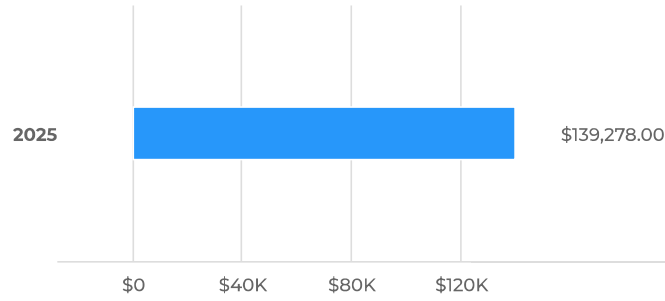
Capital Cost

FY2025 Budget
\$139,278

Total Budget (all years)
\$139.278K

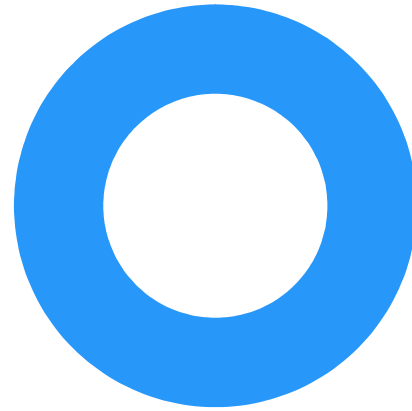
Project Total
\$139.278K

Capital Cost by Year



● Other

Capital Cost for Budgeted Years



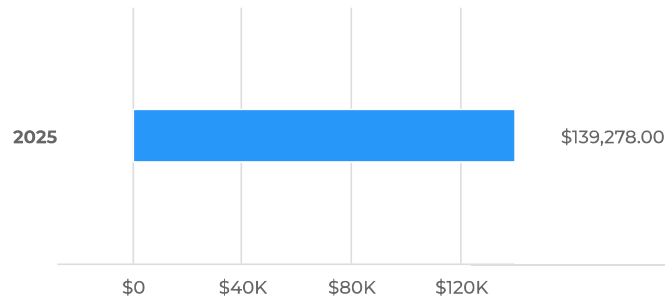
● Other (100%) \$139,278.00
TOTAL \$139,278.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Other	\$139,278	\$139,278
Total	\$139,278	\$139,278

Funding Sources

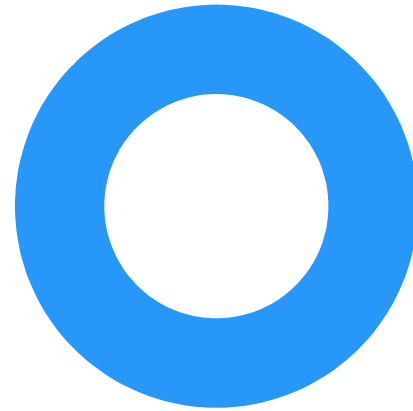
FY2025 Budget **\$139,278**
 Total Budget (all years) **\$139.278K**
 Project Total **\$139.278K**

Funding Sources by Year



● Capital Projects Fund

Funding Sources for Budgeted Years



● Capital Projects Fund (100%) \$139,278.00
TOTAL \$139,278.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$139,278	\$139,278
Total	\$139,278	\$139,278

Communications - Replace portable and mobile radios



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

The department urgently requires new mobile and portable radio equipment to ensure effective communication and safety during operations. The current radio units, at 10 years old, have surpassed their optimal service life. Notably, portable radios now present a significant hazard during firefighting operations. Deteriorating water seals have been allowing water ingress, leading to radio failures at critical moments. Additionally, there have been frequent failures of microphones and speakers, attributed to prolonged exposure to harsh environmental elements. This issue is exacerbated by a dwindling supply of spare radios, as many have become unserviceable due to accumulated damage. Moreover, interoperability has become a pressing concern, as other counties are upgrading their radio systems to different frequencies and modulation that meet federal P25 public safety radio standards. Our current equipment is incompatible with these updated systems, hindering crucial inter-agency communication. The acquisition of new mobile and portable radio equipment, compatible with P25 standards, is critical for the department's operational efficiency and the safety of its personnel.

Images



Portable Radio

Details

New Purchase or Replacement	Replacement
-----------------------------	-------------

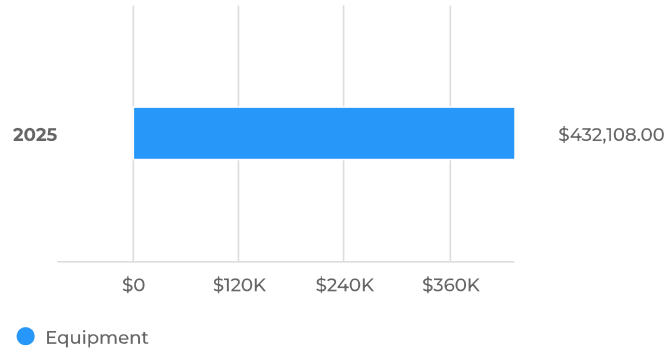
Capital Cost

FY2025 Budget
\$432,108

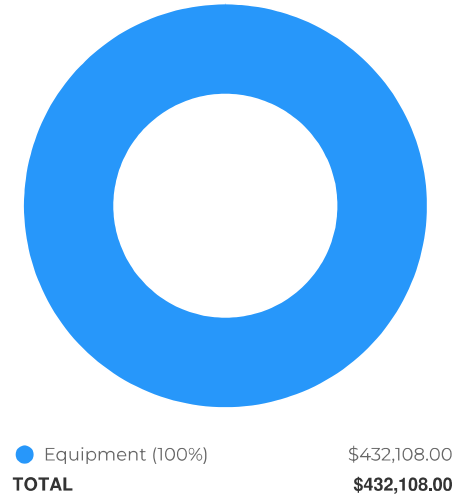
Total Budget (all years)
\$432.108K

Project Total
\$432.108K

Capital Cost by Year



Capital Cost for Budgeted Years

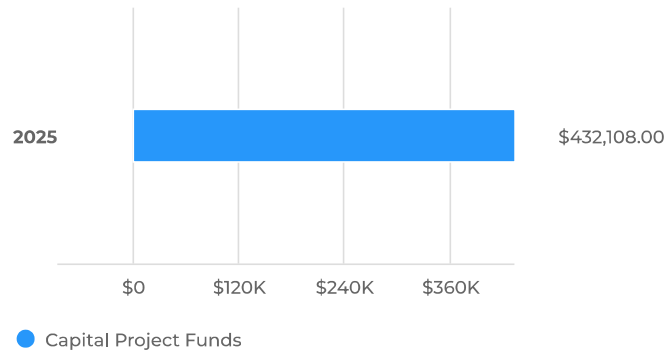


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$432,108	\$432,108
Total	\$432,108	\$432,108

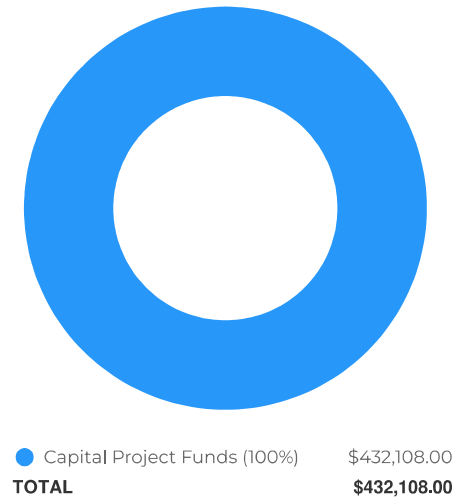
Funding Sources

FY2025 Budget **\$432,108**
 Total Budget (all years) **\$432.108K**
 Project Total **\$432.108K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Project Funds	\$432,108	\$432,108
Total	\$432,108	\$432,108

Fire Station 83 Construction



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

Construction of a third fire station in the area of 30th Avenue and Ocean Beach Hwy was identified as a near term goal from the LFD Capital Facilities Plan developed in 2011. Land located at 2782, 2786, and 2790 Ocean Beach Hwy was purchased in 2014 and 2018 for the location of the new fire station. The Capital Facilities Plan identified the need for a third station to fill a response gap in the central area of the city to improve response times to emergency incidents. The new station would provide modern features consistent with state regulations for safety and efficiency and provide needed room for storing current apparatus and equipment. With the new construction of the Cowlitz 9-1-1 center, some infrastructure has already been built onto the site in anticipation of the new fire station construction. Please see attachment for more details and images.

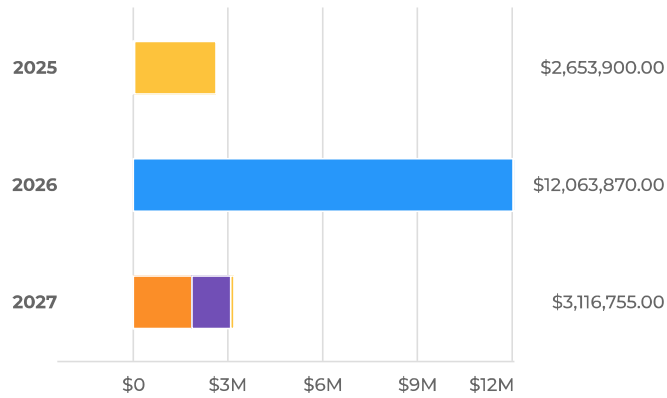
Supplemental Attachments

 [St 83 CIP Request\(/resource/cleargov-prod/projects/documents/0ad1c511d6c27caf19ff.pdf\)](/resource/cleargov-prod/projects/documents/0ad1c511d6c27caf19ff.pdf)

Capital Cost

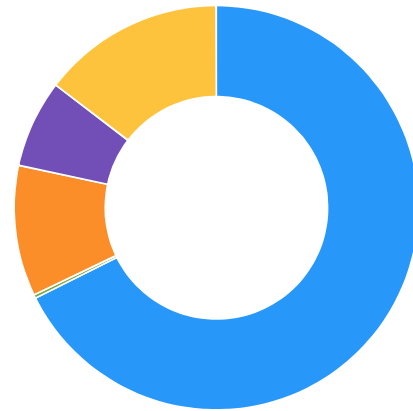
Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$30,000	\$2,653,900	\$17.835M	\$17.865M

Capital Cost by Year



- Construction/Maintenance
- Furniture and Fixtures
- Planning
- Design
- Other

Capital Cost for Budgeted Years



- Construction/Maintenance (68%) \$12,063,870.00
- Design (0%) \$50,000.00
- Furniture and Fixtures (10%) \$1,864,062.00
- Other (7%) \$1,252,693.00
- Planning (15%) \$2,603,900.00
- TOTAL \$17,834,525.00**

Capital Cost Breakdown

Capital Cost	To Date	FY2025	FY2026	FY2027	Total
Planning	\$30,000	\$2,603,900			\$2,633,900
Design		\$50,000			\$50,000
Construction/Maintenance			\$12,063,870		\$12,063,870
Furniture and Fixtures				\$1,864,062	\$1,864,062
Other				\$1,252,693	\$1,252,693
Total	\$30,000	\$2,653,900	\$12,063,870	\$3,116,755	\$17,864,525

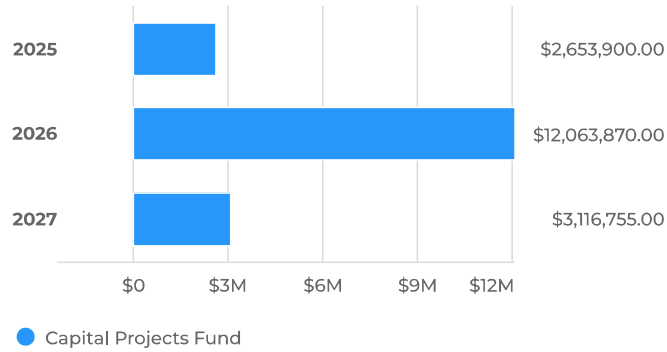
Funding Sources

FY2025 Budget
\$2,653,900

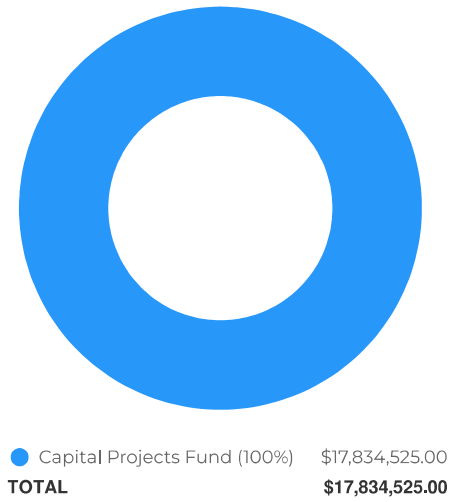
Total Budget (all years)
\$17.835M

Project Total
\$17.835M

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown				
Funding Sources	FY2025	FY2026	FY2027	Total
Capital Projects Fund	\$2,653,900	\$12,063,870	\$3,116,755	\$17,834,525
Total	\$2,653,900	\$12,063,870	\$3,116,755	\$17,834,525

**CIP Request 2025-26:
Longview Fire Department
Station 83 – New Construction
Estimated Cost \$17,830,574**

A Capital Facilities Plan addressing the current and future needs of the Longview Fire Department was completed in 2011. This study identified a service gap in the central and northern portions of Longview where response times are longest. Construction of a third fire station (Station 83) was recommended as the most effective way to reduce response times to these areas. The new station would also address the department's need for additional space to house apparatus, equipment, and staffing.

The Longview City Council adopted a Standards of Coverage per RCW 35.103 that establishes objectives for fire department response. These objectives evaluate a fire departments ability to respond within a recognized timeframe to prevent death and major fire loss. The fire department currently fails to meet the adopted Standards of Cover response times. The proposed construction of Station 83 would base fire department resources closer to areas experiencing longer response times.

Station 83 would provide for additional fire department needs. The two existing stations are beyond capacity for storing apparatus including those utilized for emergency response such as the Confined Space Rescue, Investigations truck, and reserve Chief's SUV. Personnel quarters are also at capacity. The current facilities lack any room for potential growth, service enhancements, or additional staffing during major events.

The Longview Fire Department's current facilities also lack many modern features that provide for the safety of personnel. Dedicated decontamination areas for firefighting gear and EMS equipment are needed. Such infrastructure can assist fire department personnel mitigate occupational exposures including increased carcinogens in the modern fire environment and potential pathogens encountered during medical response. And finally, facilities that can support the needs of all employees regardless of gender should be addressed. These items would be built into the newly constructed fire station.

The City of Longview has already made significant investments in the construction of a third fire station. Land was purchased near the area of 30th Avenue and Ocean Beach Highway in 2014 and 2018 for this purpose. 2782, 2786, and 2790 Ocean Beach were a combined initial investment of approximately \$500,000. Cooperative agreements with the Cowlitz County 911 center have also provided the City with a significant investment in property site improvements including easements, access, and utilities.

Construction of Fire Station 83 for the Longview Fire Department will provide many benefits, but the single most important factor is lowering response times and closing the service gap that exists between the current fire stations.

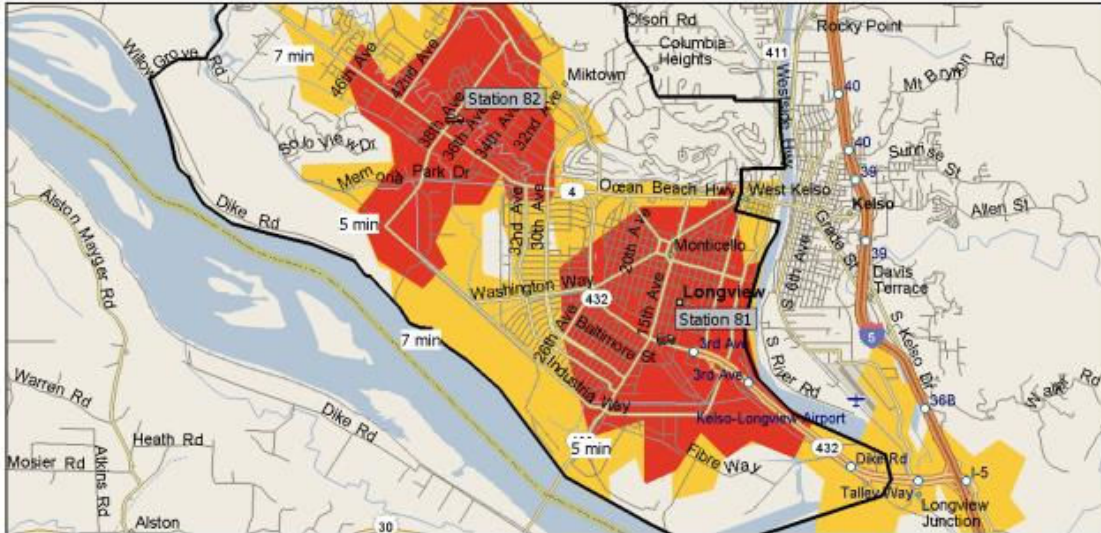
The Capital Facilities Plan for the City of Longview Fire Department published 8/3/2011 is available for review.

Facility Study Costs <u>Station 83 Construction</u>	<u>7/31/2011</u>	<u>12/31/2023</u>	
Anticipated Construction Amount	7,496,084	10,177,822	
Anticipated Project Expenses	3,015,938	4,094,896	
Land Acquisition Budget	750,000	0	
Total Anticipated Expenses	11,262,022	14,272,718	
Contingency 10%	1,126,202	1,427,272	
Cost Estimate	12,388,224	15,699,990	
Escalation per year to bid date (2024-26)			
4.5% 2024		16,406,490	706,500
4.5% 2025		17,144,782	738,292
4% 2026		17,830,574	685,792

These are the estimated costs of construction from the original study next to the numbers considered for inflation based on CPI through 12/31/2023. The same methodology from the study to anticipated bid time was used with the exception of current (2024) and projected (2025-2026) inflation increased to 4.5%, 4.5%, and 4% over the published 3% at the time.

Current Station Configuration

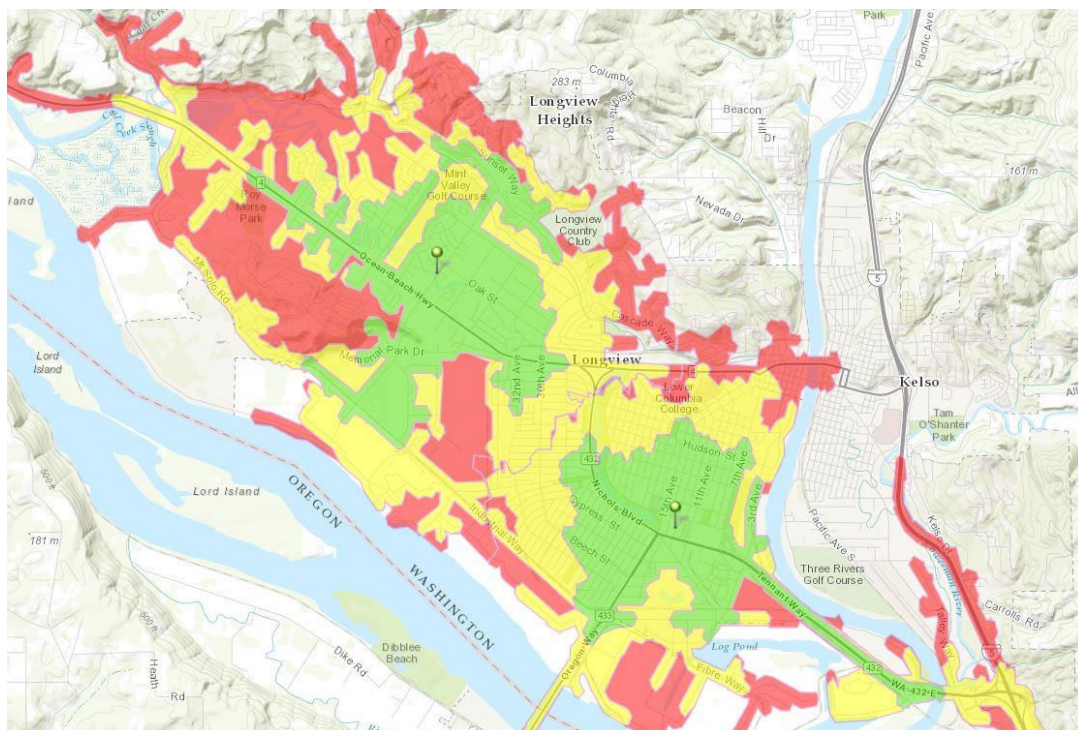
The City's fire department currently responds from two stations: Station 81 at 740 Commerce, and Station 82 at 2355 – 38th Avenue. Due to the distance between these two stations, there is a large area between them that cannot be reached by either station within a 5-minute drive time. Much of this area corresponds with LFD's highest density of calls.



5-Minute and 7-Minute Drive Times from current Stations 81 and 82, courtesy Longview Fire Department

This map from the Capital Facilities Plan illustrates the 5-minute drive time around each of the Longview Fire Department's current stations. This still applies 12 years after the published study.

Below is a more recent GIS representation of response areas covered by Station 81 and Station 82. The Green area represents 4 minutes and under response time. Yellow under 6. Red under 8.

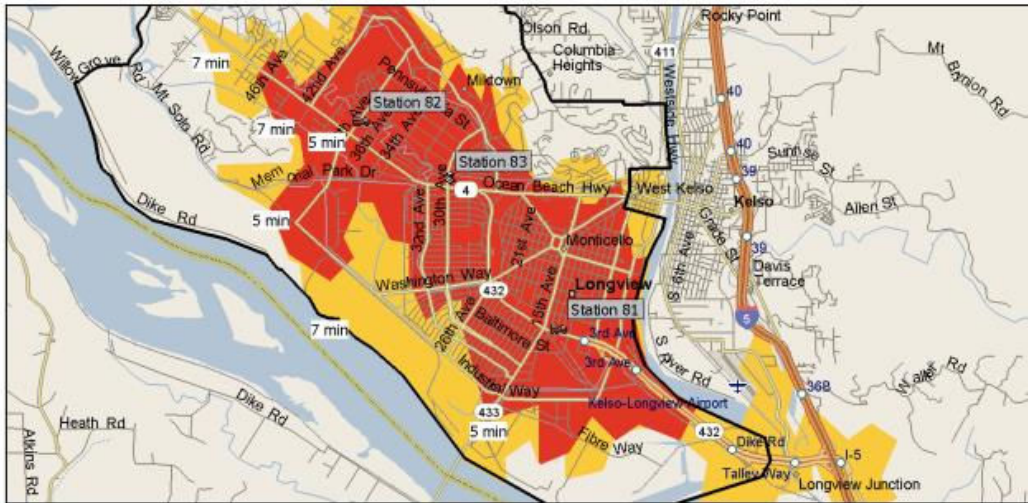


Near-term Improvements

Within 1 to 5 years

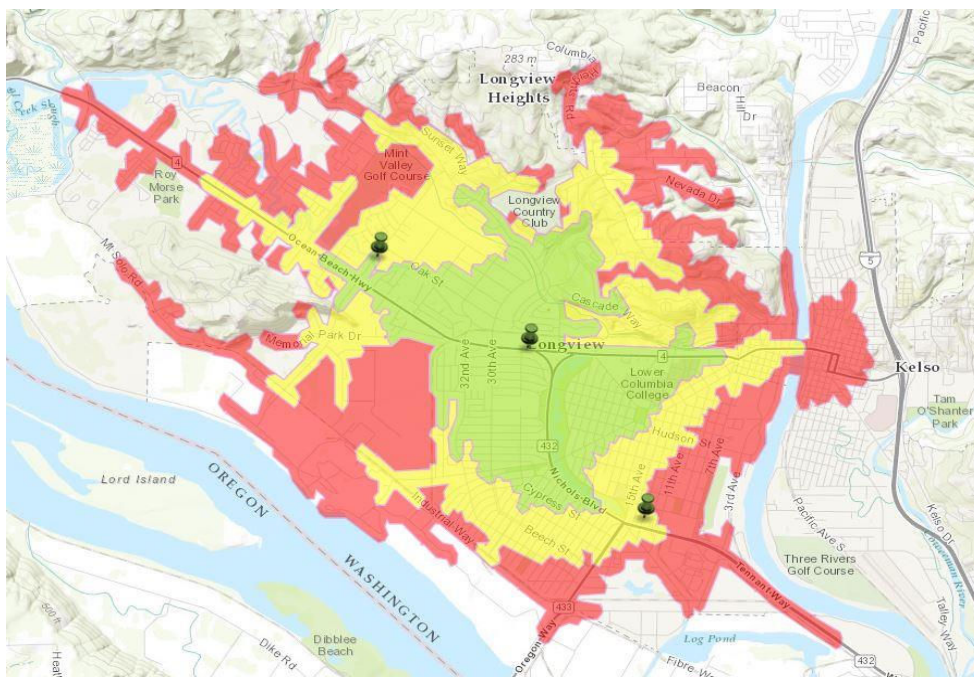
The first step in the Longview Fire Department's Capital Improvement Plan should be the construction of a new Headquarters Station (Fire Station 83) in the vicinity of 30th and Ocean Beach Highway.

This new station would fill the response gap that has been identified between the current Stations 81 and 82. Construction of this station would have the most positive effect on improving the fire department's response time performance given the 'gap' and the density of calls between this location and Station 81. In the long-term, the densest response areas of the city would be flanked by Station 81 and 83 on opposite corners. And, Station 83 would afford excellent response to the west via Ocean Beach Highway.



5-Minute and 7-Minute Drive Times from Longview Fire Station 81, 82, and 83, courtesy Longview Fire Department

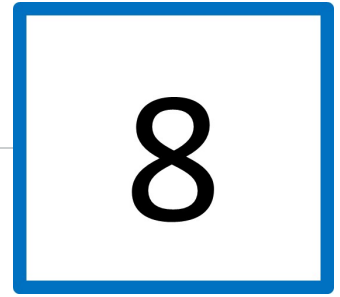
The above map illustrates predicted improved response coverage after the construction and utilization of Station 83. The below map shows predicted Station 83 response coverage. Green under 4 minutes. Yellow under 6 minutes. Red under 8 minutes





This is a Google Maps photo of the three properties purchased by the City of Longview in 2014 and 2018. The Cowlitz 911 Center has since been finished and provided some property development infrastructure to the site. Station 83 would be located closer to the frontage of Ocean Beach Highway and the two houses located in the center would be removed.

Fire Station 81 Remodel



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

As part of the Fire Department's 2011 Capital Facilities Plan, Station 81 is recommended for renovation. The current station was constructed in 1975 and most of the space is still original. The current station lacks certain expected and required facilities consistent with state and nationally recognized safety standards such as a dedicated decontamination room and PPE storage area. Having these separate and dedicated areas for these functions provides returning emergency responders the opportunity to clean their protective equipment immediately upon entering the station, reducing the risk of further spreading contaminants inside the station itself. Additionally, the remodel would provide individual sleeping rooms and bathrooms to accommodate all genders. See attachment for pictures and information.

Details

Type of Project	New Construction / Remodel existing structure
-----------------	---

Supplemental Attachments

 [Station 81 Request\(/resource/cleargov-prod/projects/documents/59c4cd5431ba43770663.pdf\)](/resource/cleargov-prod/projects/documents/59c4cd5431ba43770663.pdf)

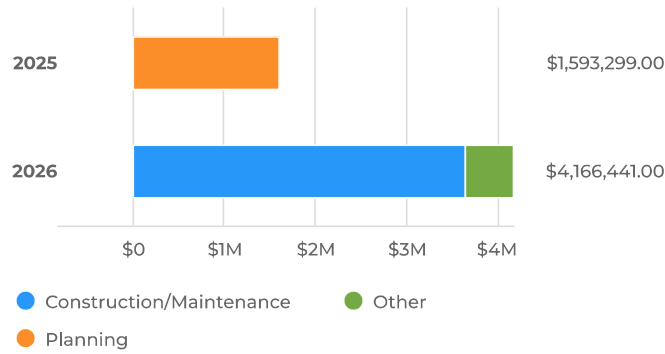
Capital Cost

FY2025 Budget
\$1,593,299

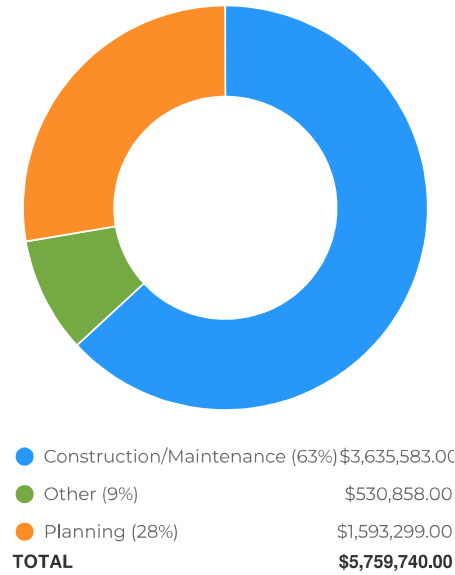
Total Budget (all years)
\$5.76M

Project Total
\$5.76M

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown			
Capital Cost	FY2025	FY2026	Total
Planning	\$1,593,299		\$1,593,299
Construction/Maintenance		\$3,635,583	\$3,635,583
Other		\$530,858	\$530,858
Total	\$1,593,299	\$4,166,441	\$5,759,740

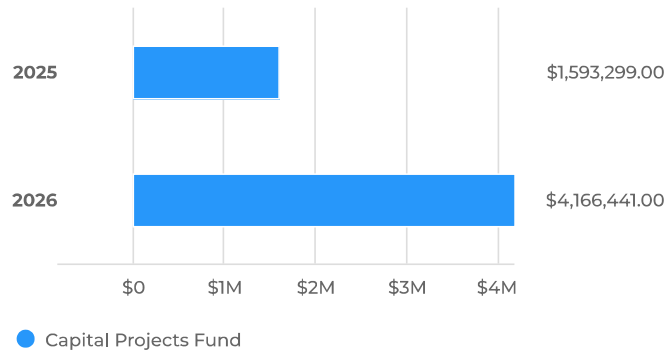
Funding Sources

FY2025 Budget
\$1,593,299

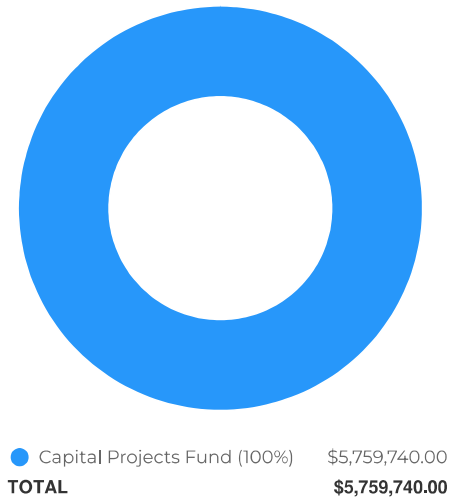
Total Budget (all years)
\$5.76M

Project Total
\$5.76M

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown

Funding Sources	FY2025	FY2026	Total
Capital Projects Fund	\$1,593,299	\$4,166,441	\$5,759,740
Total	\$1,593,299	\$4,166,441	\$5,759,740

**CIP Request 2025-26:
Longview Fire Department
Station 81 - Remodel
Estimated Cost \$6,073,021**

A Capital Facilities Plan addressing the current and future needs of the Longview Fire Department was completed in 2011. This study identified a need to invest in a remodel of Longview Fire Station 81 located at 740 Commerce Avenue within the next 10 years. Station 81 was built in 1975 and requires significant maintenance and lacks several features required for the current needs of the fire service. The most significant needs are related to safety, function, and equal access/use for all employees.

The Longview Fire Department's current facilities require the addition of many modern features that provide for the safety of personnel. Dedicated decontamination areas with associated ventilation and storage of firefighting gear and EMS equipment should be installed. Such infrastructure can assist fire department personnel mitigate occupational exposures including increased carcinogens in the modern fire environment and potential pathogens encountered during medical response.

Station 81 requires building features that can support the needs of all employees. The current main bathroom for personnel is open and communal. Isolated bathrooms are only available in areas of the station open to the public. Expectations of privacy should be equally accessible to all employees. Private showers and bathrooms should be provided to employees when practicing daily hygiene or decontamination following fire and medical emergencies. This is also a need in sleeping quarters where only a shower curtain provides separation from areas of dress.

There are several areas of Station 81 requiring repair. The hose tower can no longer be used for training due to doors that are rusting through. Kitchen cabinets that are original equipment have broken drawers. Shower pans have been patched. Bathroom floors poorly patched with concrete cannot be properly sanitized. Plumbing and drains that frequently back up. Stove hoods that are not appropriate for use. Overhead doors that are frequently out of service. These are a few examples.

A remodel of Fire Station 81 for the Longview Fire Department will provide many benefits. The most significant of these would contribute to employee safety through decontamination and equipment storage and treatment. Expectations of privacy and facilities that allow equal access to perform basic daily needs while at the fire station should also be an expectation.

The Capital Facilities Plan for the City of Longview Fire Department published 8/3/2011 is available for review.

Facility Study Costs Station 81 Remodel	<u>7/31/2011</u>	<u>12/31/2023</u> CPI adjusted	
Anticipated Construction Amount	2,452,003	3,329,212	
Anticipated Project Expenses	1,128,349	1,532,018	
Land Acquisition Budget	0	0	
Total Anticipated Expenses	3,580,352	4,861,230	
Contingency 10%	358,035	486,123	
Cost Estimate	3,938,387	5,347,353	
Escalation per year to bid date (2024-26)			
4.5% 2024		5,587,983	240,631
4.5% 2025		5,839,443	251,460
4% 2026		6,073,021	233,578



The photos above and below show current bathroom for personnel. No privacy for showers or restrooms without entering public areas of fire station. Modern fire station facilities will have individual restrooms for equal access for employees and an expectation of privacy.





The above photo shows the exterior of the Station 81 hose tower. The visible rust and deterioration of the metal doors is obvious. Crews are no longer able to use this as a training prop due to safety concerns.



The above photo shows an example of the dorm area. A shower curtain is all that provides privacy for changing station uniforms and sleeping. Modern fire station requirements provide for individual dorm rooms. Below are original 1975 harvest gold kitchen cabinets. Many drawers broken. Warped surfaces.





The above picture is one of 2 stove vent hoods that are missing the hood. This vent is old and ineffective.

EMS Equipment



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Equipment
Project Number	CIP #2319

Description

The procurement of new EKG Monitor/Defibrillators is an urgent necessity for the department. There are currently two sources that regularly review depreciation of medical supplies. The American Hospital Association's Estimated Useful Lives of Depreciable Hospital Assets lists the life expectancy of a defibrillator at five years. The Department of the Army Technical Bulletin (TB MED 7) lists life expectancy of a defibrillator at eight years. Our devices were purchased 12 years ago, significantly exceeding the recommended replacement period of 8 years. This aging of the equipment has not only compromised its reliability but also led to skyrocketing maintenance and testing costs. There have been notable instances of physical failures during calls, including one where a device's internal components were dislodged from the case, highlighting the critical need for replacement.

Although the purchase of new units was approved in the 2021-22 budget cycle as a five-year lease to purchase item costing \$30,000 a year, the COVID-19 pandemic's impact on manufacturing delayed their acquisition. The purchase was again funded in the 2023-24 budget, with an outright purchase of the equipment, but the purchase was paused.

Fortunately, the manufacturer has confirmed the availability of new devices in the upcoming 2025-2026 budget cycle. The timely replacement of these outdated EKG Monitor/Defibrillators is crucial for maintaining the efficiency and safety of the department.

Images



Details

New Purchase or Replacement	Replacement
-----------------------------	-------------

Capital Cost

FY2025 Budget

\$392,470

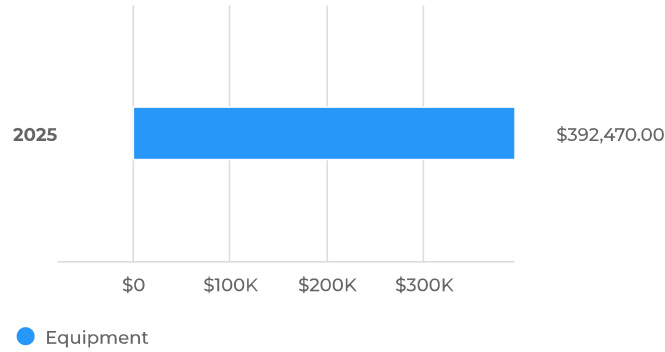
Total Budget (all years)

\$392.47K

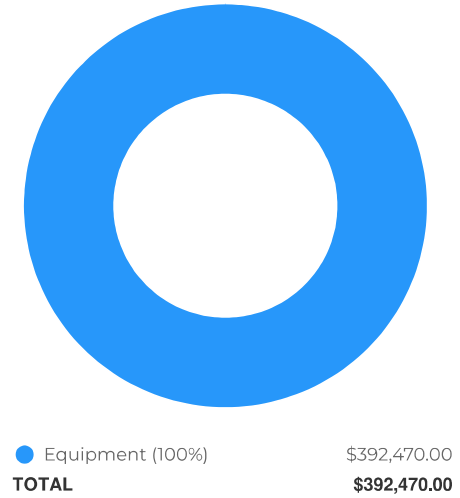
Project Total

\$392.47K

Capital Cost by Year



Capital Cost for Budgeted Years

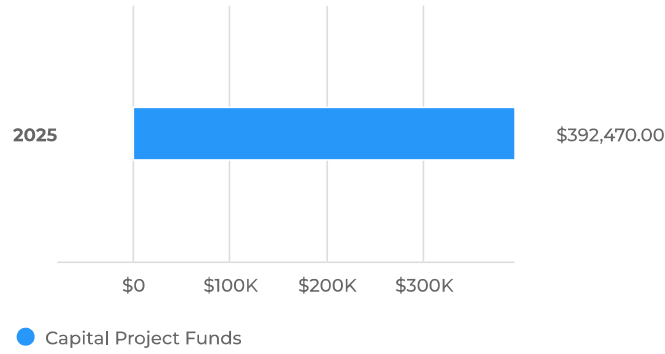


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$392,470	\$392,470
Total	\$392,470	\$392,470

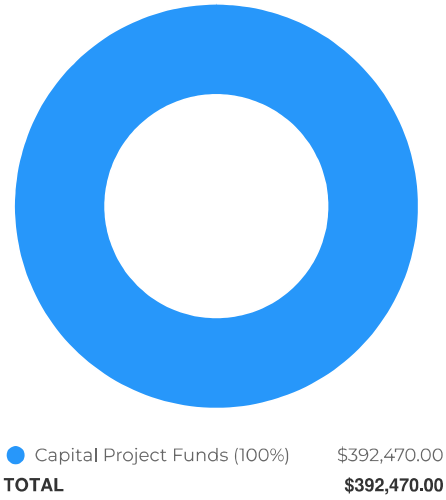
Funding Sources

Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$200,000	\$392,470	\$392.47K	\$592.47K

Funding Sources by Year

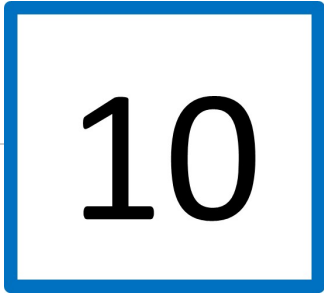


Funding Sources for Budgeted Years



Funding Sources Breakdown			
Funding Sources	To Date	FY2025	Total
Capital Project Funds	\$200,000	\$392,470	\$592,470
Total	\$200,000	\$392,470	\$592,470

Emergency Generator Station 82



Overview

Request Owner	Sarah Hoskins, Admin Asst
Est. Start Date	01/01/2025
Est. Completion Date	10/01/2025
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Improvement
Project Number	CIP #2318

Description

Fire Station 82 has been without emergency power since the building was constructed in 1979. As an essential public safety building, it is vital to remain in service during natural disasters where a loss of power is probable. The overhead doors, HVAC system, interior lighting, radio system and other emergency alerting systems rely on the building's electrical power system to function. A back-up emergency generator is critical to maintaining Station 82 as a fully functioning fire station.

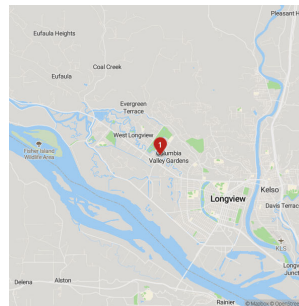
This was approved in the 2023/24 budget cycle for \$160,000, but engineering estimates came back as \$500,000 meaning the project was \$340,000 short, so we are asking for the remaining amount to complete the project.

Details

Type of Project	New Construction / Remodel existing structure
-----------------	---

Location

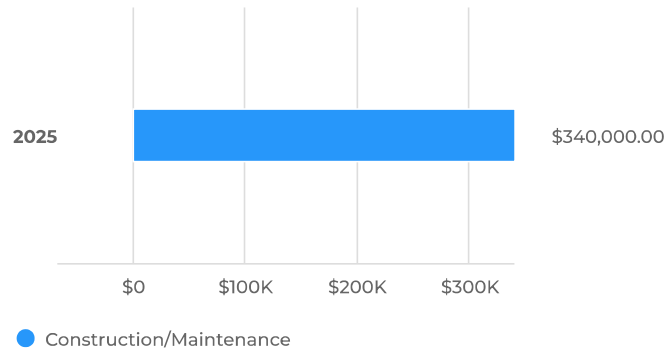
Address: 2355 38th Avenue



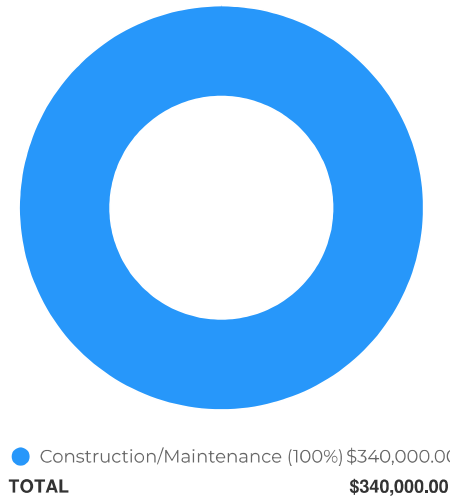
Capital Cost

Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$160,000	\$340,000	\$340K	\$500K

Capital Cost by Year



Capital Cost for Budgeted Years

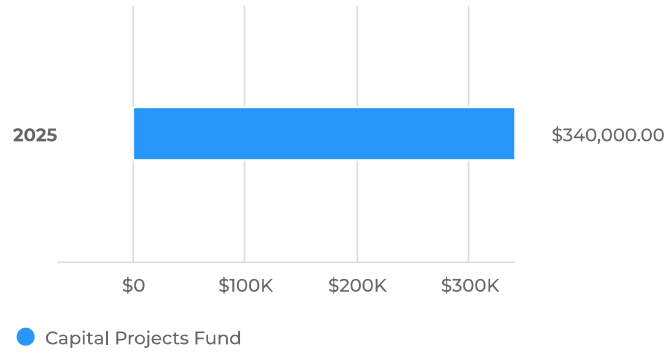


Capital Cost Breakdown			
Capital Cost	To Date	FY2025	Total
Engineering	\$160,000		\$160,000
Construction/Maintenance		\$340,000	\$340,000
Total	\$160,000	\$340,000	\$500,000

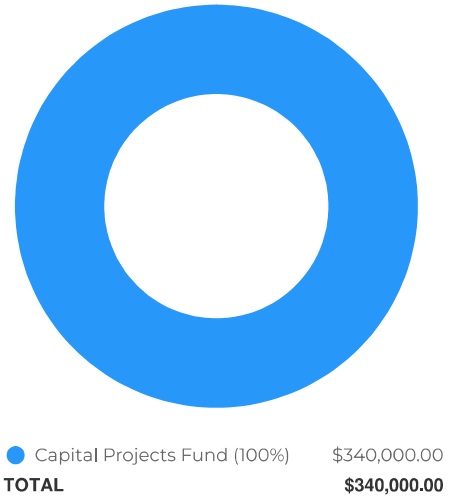
Funding Sources

Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$160,000	\$340,000	\$340K	\$500K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown			
Funding Sources	To Date	FY2025	Total
Capital Projects Fund	\$160,000	\$340,000	\$500,000
Total	\$160,000	\$340,000	\$500,000

Heavy Rescue Apparatus



Overview

Request Owner	Sarah Hoskins, Admin Asst
Department	Fire
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

Our Special Operations Teams (Confined Space Rescue and Marine Firefighting) provide special operations capabilities for the city, surrounding industries and mutual aid partners. Rolling response equipment is divided between a 25-year-old repurposed cargo van and a 29-year-old tow behind a trailer. These assets are aged-out, in desperate need of replacement, and have no depreciation to account for replacement. Our goal is to consolidate them into a single heavy rescue, multi-use apparatus. See the document titled "Longview Fire Department Heavy Rescue Acquisition Project.PDF" for additional supporting information.

The costs for a 5-year lease to purchase plan are listed below in the costs.

While there is no commitment, there has been talk with Port of Longview Commissioner Jeff Wilson, about possible state funding or a possible cost share with the Port for this equipment.

Details

New or Used Vehicle	New Vehicle
Useful Life	25

Supplemental Attachments

 [Heavy Rescue\(/resource/cleargov-prod/projects/documents/1fdbe22ed0ab28dfb231.pdf\)](/resource/cleargov-prod/projects/documents/1fdbe22ed0ab28dfb231.pdf)

 [Rosenbauer-Wells-Fargo-Financing\(/resource/cleargov-prod/projects/documents/a6244d3220a867af6774.pdf\)](/resource/cleargov-prod/projects/documents/a6244d3220a867af6774.pdf)

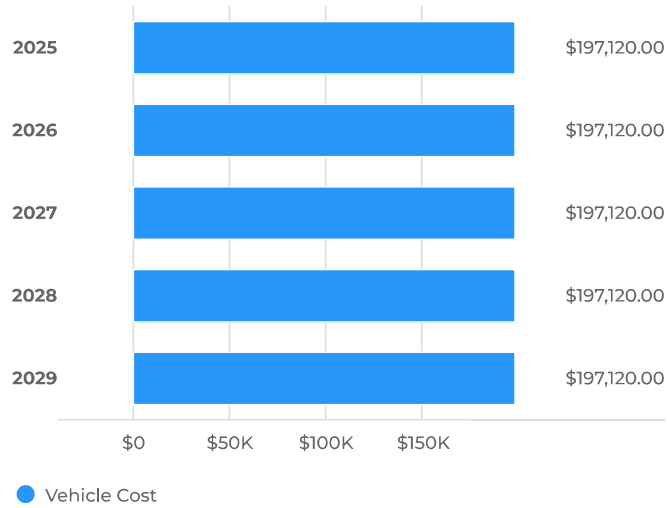
Capital Cost

FY2025 Budget
\$197,120

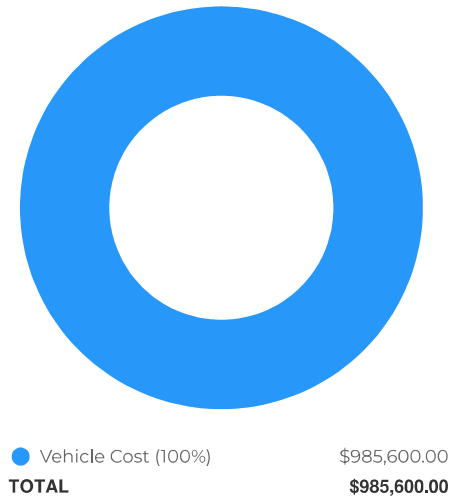
Total Budget (all years)
\$985.6K

Project Total
\$985.6K

Capital Cost by Year



Capital Cost for Budgeted Years

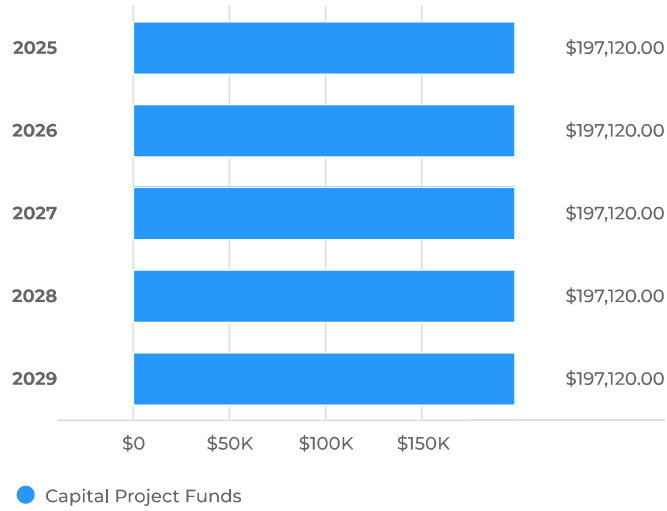


Capital Cost Breakdown						
Capital Cost	FY2025	FY2026	FY2027	FY2028	FY2029	Total
Vehicle Cost	\$197,120	\$197,120	\$197,120	\$197,120	\$197,120	\$985,600
Total	\$197,120	\$197,120	\$197,120	\$197,120	\$197,120	\$985,600

Funding Sources

FY2025 Budget **\$197,120** Total Budget (all years) **\$985.6K** Project Total **\$985.6K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown						
Funding Sources	FY2025	FY2026	FY2027	FY2028	FY2029	Total
Capital Project Funds	\$197,120	\$197,120	\$197,120	\$197,120	\$197,120	\$985,600
Total	\$197,120	\$197,120	\$197,120	\$197,120	\$197,120	\$985,600

Heavy Rescue Apparatus

Special Operations Team Background:

Longview Fire Department maintains 27 highly trained members who provide special operations capabilities to the city, surrounding industries and mutual aid partners. Members are trained with a blend of duties and provide response capabilities at the Confined Space, Marine Fire and Rope Rescue Technician level. This level of staffing and training allows LFD to provide technician level rescue response to our immediate area. Both the Confined Space / Rope Rescue Program and the Marine Fire Program have needs for carrying equipment and transporting personnel. Currently, our specialized equipment is divided between a repurposed cargo van and a tow behind trailer. These assets are aged out and in need of replacement. Our goal is to consolidate them into a single heavy rescue apparatus.

Vehicle Primary Mission:

To provide Technical Rescue (Confined Space Rescue / Rope Rescue) and Marine Fire capabilities in an industrial/waterfront environment (see Exhibit A).

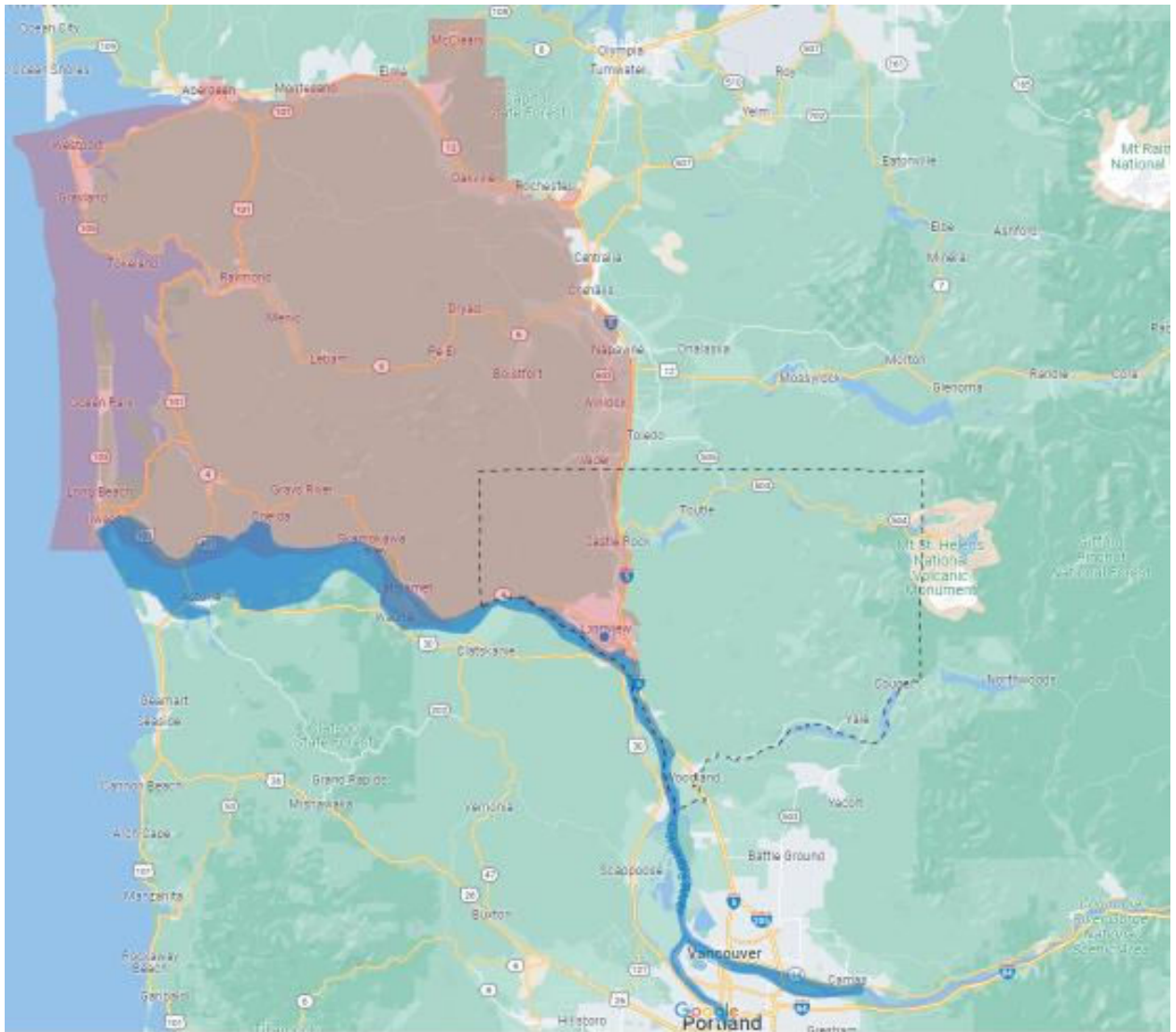
Vehicle Secondary Mission(s):




- Support of Fire and EMS incidents
- Respond to and support Multi-Casualty Incidents
- Respond to and support Rail Incidents
- Mobile Command Post

Range:

- City of Longview
- Contract Service Areas (Port of Longview, Weyerhaeuser, Nippon, EGT, Kapstone, etc.)
- Ports on the lower Columbia River via FPAAC deployment for marine fire incidents
- Cowlitz County via mutual aid agreement
- Other areas in southwest Washington and northwest Oregon as a special request

Exhibit A: Response Range/Service Area



-  COWLITZ COUNTY
-  19TH LEGISLATIVE DISTRICT (FOR REFERENCE)
-  FPAAC JURISDICTION (MARINE FIREFIGHTING)

Current Response Equipment:

Confined Space / Rope Rescue Vehicle (24 years old, see Exhibit B):

- 1999 GMC Box Van, 109,965 miles
- Obtained used and repurposed by LFD in August, 2004
- At its maximum GVWR without Marine Fire equipment on board

MFSA (Marine Fire Safety Association) Cargo Trailer (28 years old, see Exhibit C):

- 1995 12' Haulmark Cargo Trailer
- MFSA asset for storage and deployment of MFSA equipment for Marine Fire events.
- Requires tow vehicle and driver

Response Equipment Need:

Heavy Rescue Apparatus with the following capabilities:

- Capacity to transport 4 – 6 personnel
- Capacity to carry all Confined Space Rescue (CSR) equipment, Rope Rescue equipment and related Personal Protective equipment (PPE)
- Capacity to carry all MFSA (Marine Firefighting) equipment
- Capacity to carry up to 6 SCBA Packs
- Ability to support rehab function (protection (awning), food, water, cooling and heating for personnel)
- Capacity to carry 24 spare SCBA bottles
- Space for Mobile Command Post
- Scene Lighting
- Capacity for an assortment of heavy rescue hydraulic tools and stabilizing equipment
- Additional capacity for future response tools and equipment
- Estimated service life: 25+ years

Important Notes:

- Longview Fire department has the largest single-jurisdiction CSR/Rope Rescue Team in southwest Washington.
- Longview Fire Department maintains 9 trained Marine Fire Technicians; second only to Portland Fire Bureau with 13.

Exhibit B:

Inside CS81 (right)

1999 GMC Box Van (CS81) (below)

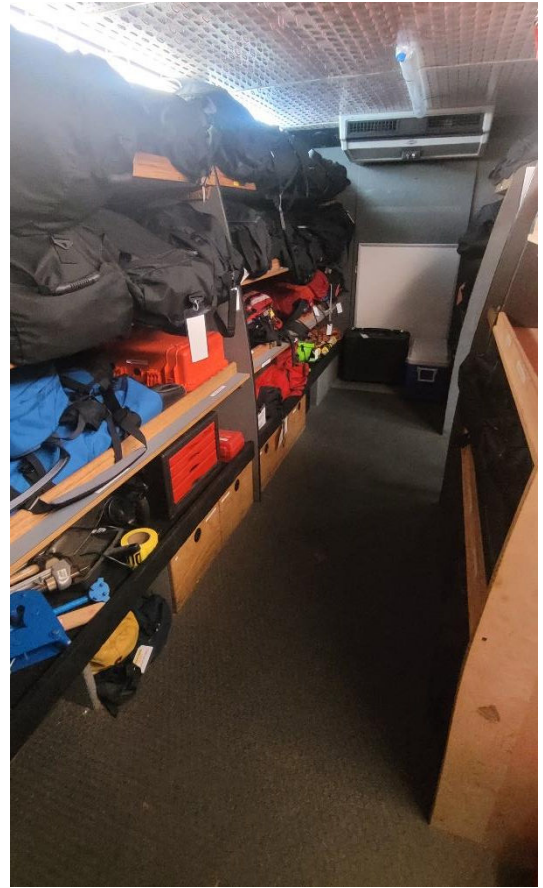
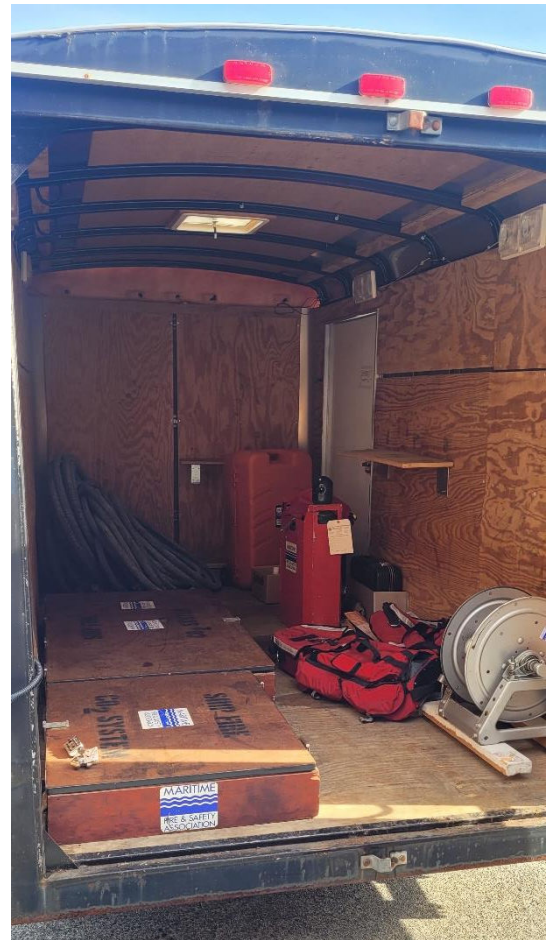


Exhibit C:

Inside MFSA Cargo Trailer (right)

1995 Haulmark Cargo Trailer (below)



Rosenbauer Fire Truck Financing



Rosenbauer Finance and Wells Fargo Equipment Finance working together

Why Rosenbauer America, LLC and Wells Fargo?

A leader in a highly competitive market:

Rosenbauer

- Top producer of fire apparatus in the US
- Strong & established dealer network
- Funding program provides a seamless sales/ financing solution for their customers

Wells Fargo

- Wells Fargo Equipment Finance is a leading bank-affiliated equipment leasing and finance business in the U.S.
- Established industry experience
- Satisfy our customers' financial needs and help them succeed financially



What is a Municipal Fire Truck Lease?

A tax-exempt municipal lease, also known as a lease-purchase agreement, is a contract that enables government entities to acquire essential-use assets, including fire and public safety equipment and vehicles. Section 103 of the Internal Revenue Code allows municipal entities to obtain financing at lower interest rates than what is available to commercial and industrial businesses due to the interest earned by the Lessor being exempt from federal income taxes.

Benefits of a Municipal Fire Truck Lease

- No Down Payment – 100 % financing is available. Make vehicle purchases without having to use critical budget dollars which helps overcome budget challenges.
- Balances out capital expenditures in budgets from year to year.
- Allows for the acquisition of equipment urgently needed without incurring long term debt.
- Saves money by replacing maintenance intensive older equipment.
- Spreads the cost of a fire truck over its useful life rather than burdening one fiscal period with the entire cost.

Structure and Terms

Fire Trucks:	Up to 10 Years with annual payments in arrears
Payment Frequency:	Annual, Semi-Annual, Quarterly, Monthly
First Payment Due Date:	Deferrals up to one year after lease starts for annual payments
Down Payments:	Optional
Early Payoffs:	Permitted throughout the lease

The example below illustrates a representative payment structure for various finance terms assuming \$500,000 is financed with annual payments in arrears.

	5 year Lease Purchase	7 year Lease Purchase	10 year Lease Purchase
Payment 1 (1 year from lease start date)	\$112,000	\$83,000	\$61,500
Payment 2	\$112,000	\$83,000	\$61,500
Payment 3	\$112,000	\$83,000	\$61,500
Payment 4	\$112,000	\$83,000	\$61,500
Payment 5	\$112,000	\$83,000	\$61,500
Payment 6		\$83,000	\$61,500
Payment 7		\$83,000	\$61,500
Payment 8			\$61,500
Payment 9			\$61,500
Payment 10			\$61,500

Index: Payments are indexed to like term US SOFR SWAP rates. Payment amounts are subject to change based on US SOFR SWAP rates.

Lease: The lease will be a “net” lease under which, all costs, including insurance, maintenance, and taxes are paid by the lessee for the term of the contract.

Approval: All transactions are subject to credit, collateral and essential use review and approval by Wells Fargo, and to the execution and delivery of all appropriate documents (in form and substance satisfactory to Wells Fargo).

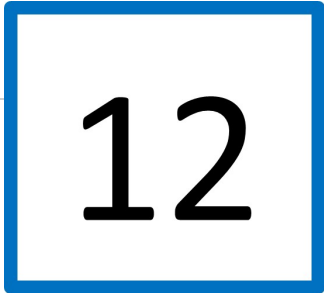
Contact info

Ryan McClure
Territory Manager
ryan.mcclure@wellsfargo.com
612-219-0252

Dave Froats
Account Manager
david.c.froats@wellsfargo.com
612-875-9604

Matt Hotchkiss
National Sales Manager
matt.e.hotchkiss@wellsfargo.com
612-667-4129

Mint Valley Irrigation Replacement



Overview

Request Owner	Jim Nickerson, Golf Superintendent
Est. Start Date	05/01/2025
Est. Completion Date	11/30/2025
Department	Golf Course
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

The City of Longview Mint Valley Golf Course was installed in 1976, as was its hydraulic irrigation system now over 45 years old. Because of the age of the irrigation lines throughout the course as well as the hydraulic nature of the system, there are consistent leaks throughout the turf. When the system is completely off, it continues to leak over 2 gallons a minute of City potable water.

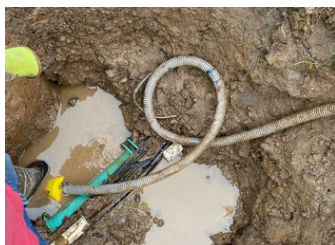
The efficient application of water is playing an increasingly important role as golf courses are focused more than ever on conserving water resources and protecting water quality. Water shortages and the rising cost of water have put more emphasis than ever on irrigation system efficiency. The average age of a golf course system including sprinklers, pipes, valves, fittings, and controllers is 25 years and after that experience frequent breakdowns, components becoming obsolete, and finding replacement parts becomes more difficult. The Mint Valley System requires constant monitoring as it is prone to failure and needs continual maintenance and repair.

The type of irrigation system that was installed in 1976 was already being phased out at that time because it was antiquated in nature. The system fails to “on”, meaning any breaks in the line and the sprinkler heads turn on and whole banks of heads need to be shut off to locate within the labyrinth of line where the break may have occurred. Tens of thousands of dollars in both supplies and labor hours are spent annually to repair lines and replace parts at the course. The ongoing preventative maintenance and repair of our amazing team has enabled the system to operate for this long, the staff has purchased old equipment from courses who have upgraded as well as had some parts 3D printed where possible. On the main components now though replacement parts are no longer available and the lines in the ground are brittle and so no longer viable. The course is staring down a catastrophic failure in the near future and time and effort is being spent on an obsolete and inefficient system.

Since 2019, Mint Valley Golf Course is the only fully municipally operated course with no contract or leased services. The course has doubled the rounds of play as well as revenue since transitioning the operation to the City and has been voted #5 for best municipal courses in the state by golfers. Mint Valley promotes quality of life for residents within the local area as well as a tourism draw for our community and hosts a variety of activities for youth and families.

Replacing the irrigation system and its components provides an opportunity for the course to refine the design of the system to meet the current and future needs while taking advantage of new technology that can make water application more uniform, efficient, and dependable. The City of Longview has secured \$2 million from the state legislature and respectfully requests an additional \$2 million for the replacement of the hydraulic irrigation system at Mint Valley Golf Course.

Images



Irrigation repair 1



Irrigation Repair 2



Irrigation Repair 3



Irrigation Repair 4

Details

Type of Project

New Construction

Benefit to Community

If we do not replace the irrigation system we will lose Mint Valley Golf Course which also functions as a community park brings about numerous benefits to the local community. Here are several advantages:

- 1. Recreation and Exercise Opportunities:** The golf course transforms into a recreational space where community members can engage in various physical activities, such as walking, jogging, and cycling. This promotes a healthy and active lifestyle among residents.
- 2. Community Gathering Space:** The golf course becomes a central hub for social interaction. Residents can come together for outdoor events and community gatherings, fostering a sense of belonging and community spirit.
- 3. Affordable Outdoor Entertainment:** As a public facility, a municipal golf course offers affordable outdoor entertainment options for residents. Families, individuals, and groups can enjoy the open space and amenities without the need for costly memberships.
- 4. Green Spaces and Environmental Benefits:** Golf courses often feature expansive green spaces and natural landscapes. These areas contribute to the overall aesthetics of the community, provide habitats for local wildlife, and enhance environmental sustainability.
- 5. Educational Opportunities:** Municipal golf courses with natural features can serve as educational resources for schools and community groups. Residents, especially children, can learn about local flora and fauna, environmental conservation, and sustainable land management practices.
- 6. Economic Impact:** A well-maintained golf course and park can attract visitors from neighboring areas, positively impacting local businesses. Nearby shops, restaurants, and other establishments may experience increased foot traffic and revenue.
- 7. Increased Property Values:** The presence of a well-designed and well-maintained golf course can enhance the appeal of the surrounding neighborhoods. This, in turn, may lead to increased property values, benefiting homeowners and contributing to the overall economic health of the community.
- 8. Job Creation:** The operation and maintenance of a municipal golf course as a community park can create employment opportunities. Jobs may range from grounds keeping and maintenance to administrative roles and event coordination.
- 9. Quality of Life:** Access to green spaces and recreational facilities contributes to an improved quality of life. Residents have the opportunity to connect with nature, reducing stress levels and promoting mental well-being.
- 10. Youth Development:** Municipal golf courses often offer junior golf programs, providing a platform for youth development. These programs promote sportsmanship, discipline, and teamwork among young residents.

By combining the features of a golf course and a community park, municipalities can create a multi-functional space that not only supports recreational activities but also enhances the overall well-being and cohesion of the community.

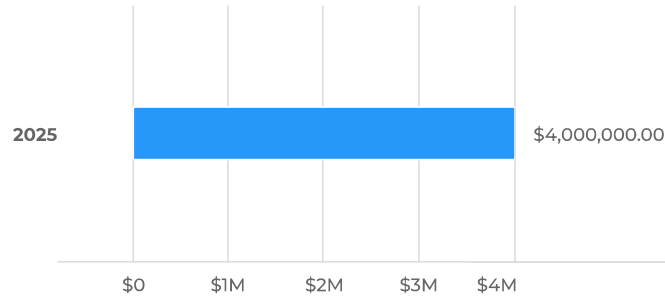
Capital Cost

FY2025 Budget
\$4,000,000

Total Budget (all years)
\$4M

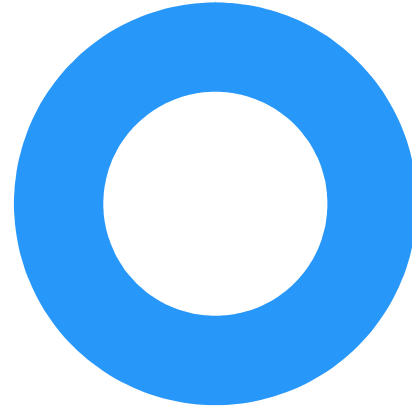
Project Total
\$4M

Capital Cost by Year



● Construction/Maintenance

Capital Cost for Budgeted Years



● Construction/Maintenance (100%) \$4,000,000
TOTAL \$4,000,000.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$4,000,000	\$4,000,000
Total	\$4,000,000	\$4,000,000

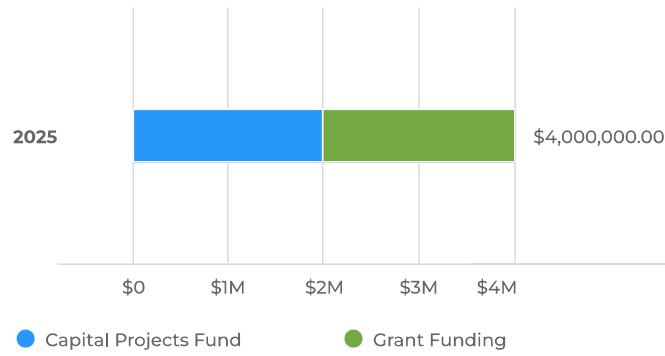
Funding Sources

FY2025 Budget
\$4,000,000

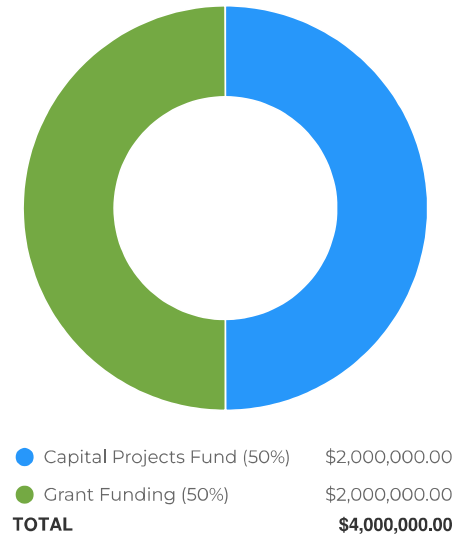
Total Budget (all years)
\$4M

Project Total
\$4M

Funding Sources by Year

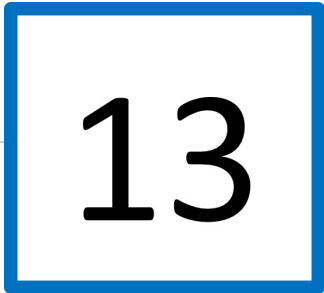


Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$2,000,000	\$2,000,000
Grant Funding	\$2,000,000	\$2,000,000
Total	\$4,000,000	\$4,000,000

Replace on Course Bathrooms



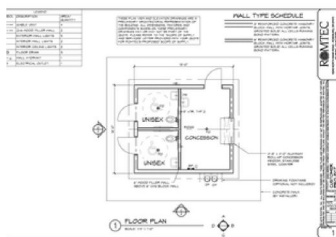
Overview

Request Owner	Jim Nickerson, Golf Superintendent
Est. Start Date	04/15/2025
Est. Completion Date	09/30/2025
Department	Golf Course
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

Mint Valley Golf Course seeks a capital request for the replacement of its two on-course restroom facilities (Hole 4 and Hole 10), initially installed in 1975 and now considerably surpassing their life expectancy. The existing structures demand constant maintenance and repairs due to obsolete plumbing and the unavailability of essential replacement parts, incurring substantial costs in both employee time and supplies. While the front 9 restroom requires a replacement of similar size, the proposal places particular emphasis on the back 9 facility. The vision for this area extends beyond a mere restroom upgrade, integrating a small concession area to enhance customer service. This centrally located spot aims to meet the needs of golfers playing multiple holes, providing both restroom facilities and an opportunity to stay hydrated, especially vital during the warmer summer months. This comprehensive project not only addresses the urgent need for modernization but also promises a considerable reduction in ongoing maintenance costs, offering a more efficient and cost-effective solution for Mint Valley Golf Course while significantly improving the overall customer experience.

Images



Current Restroom



Restroom Pipe

Details

Type of Project	Replacement
-----------------	-------------

Supplemental Attachments

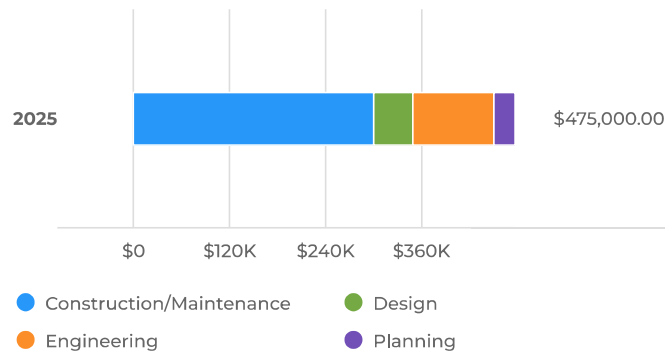
[16x8x8-8 restroom\(/resource/cleargov-prod/projects/documents/241c98d2514d8b3daf42.pdf\)](/resource/cleargov-prod/projects/documents/241c98d2514d8b3daf42.pdf)

[16-8x18-0\(/resource/cleargov-prod/projects/documents/ab2ba0dfe417507020c3.pdf\)](/resource/cleargov-prod/projects/documents/ab2ba0dfe417507020c3.pdf)

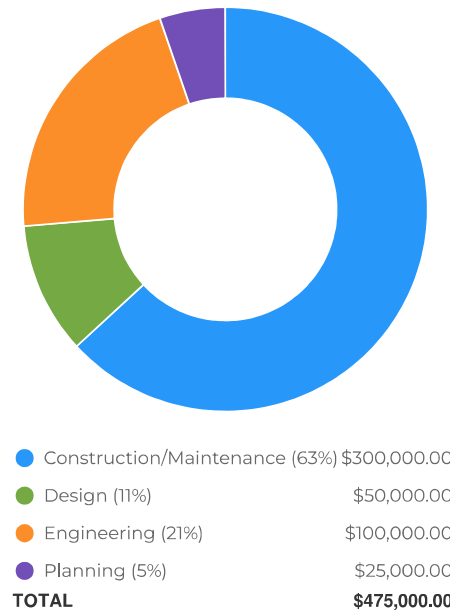
Capital Cost

FY2025 Budget	Total Budget (all years)	Project Total
\$475,000	\$475K	\$475K

Capital Cost by Year



Capital Cost for Budgeted Years



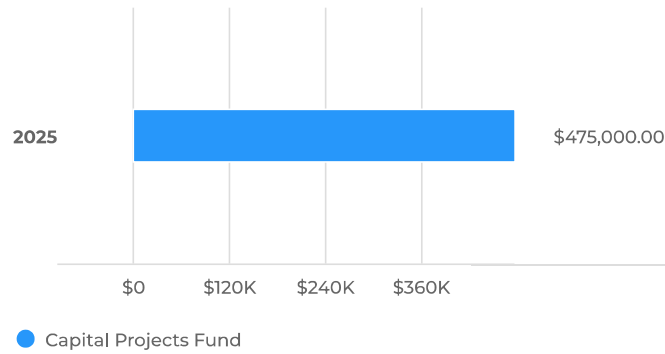
Capital Cost Breakdown

Capital Cost	FY2025	Total
Planning	\$25,000	\$25,000
Design	\$50,000	\$50,000
Engineering	\$100,000	\$100,000
Construction/Maintenance	\$300,000	\$300,000
Total	\$475,000	\$475,000

Funding Sources

FY2025 Budget **\$475,000** Total Budget (all years) **\$475K** Project Total **\$475K**

Funding Sources by Year



Funding Sources for Budgeted Years

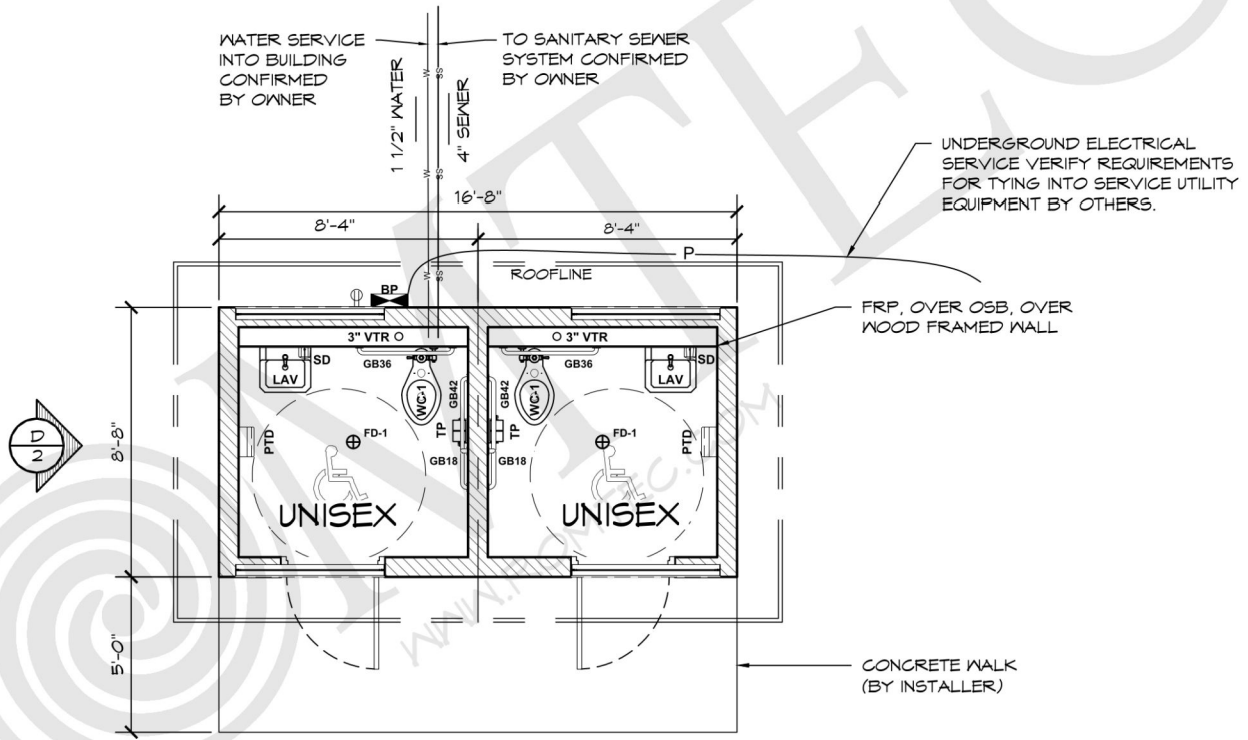


Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$475,000	\$475,000
Total	\$475,000	\$475,000

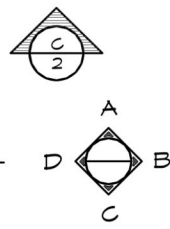
LEGEND		
SYMBOL	DESCRIPTION	AREA/ QUANTITY
	GABLE VENT	4
	EXTERIOR WALL LIGHTS	2
	INTERIOR CEILING LIGHTS	2
	FLOOR DRAIN	2
	ELECTRICAL OUTLET	1

THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

WALL TYPE SCHEDULE	
	8" REINFORCED CONCRETE MASONRY BLOCK WALL WITH MORTAR JOINTS, GROUTED SOLID ALL CELLS RUNNING BOND PATTERN.
	8" WOOD FRAMED WALL



1 FLOOR PLAN
SCALE: 1/4" = 1'-0"

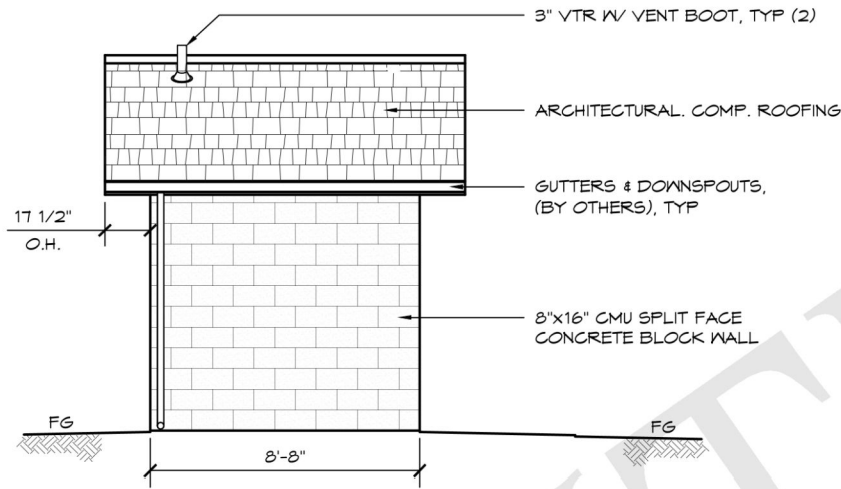


ROMTEC
18240 NORTH BANK ROAD - ROSEBURG, OR 97470
(541) 486-3541 FAX (541) 486-0803

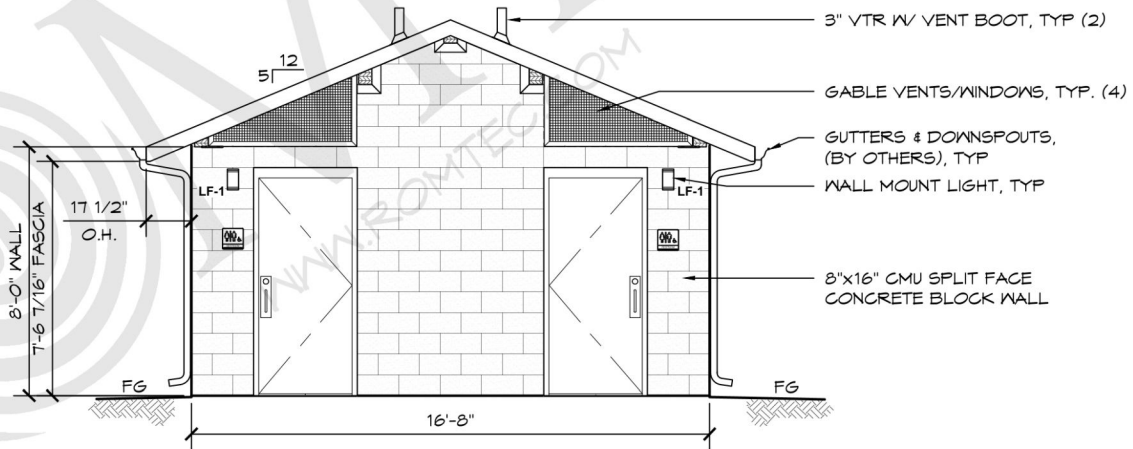
PRELIMINARY

PROJECT: CUSTOMER PROJECT LOCATION
PROJECT#: XXXX
DATE: 00/00/11
REVISIONS
REV: _____ DATE: _____ BY: _____
DRAWN BY: JS
SHEET NO. 01

JOB CREATED: 1/17/2022 - LAST SAVED BY: jmillier ON: 1/8/2022 - LAST PRINTED: 1/8/2022 - LOCATION: G:\Engineering R\Sales Drawings\Templates\2003-2056 - Sierra 1 4 1\3016\3016-16-8x8-5 T45 Single User -220701.dwg



(C) ELEVATION VIEW
SCALE: 1/4" = 1'-0"



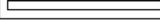








(D) ELEVATION VIEW
SCALE: 1/4" = 1'-0"

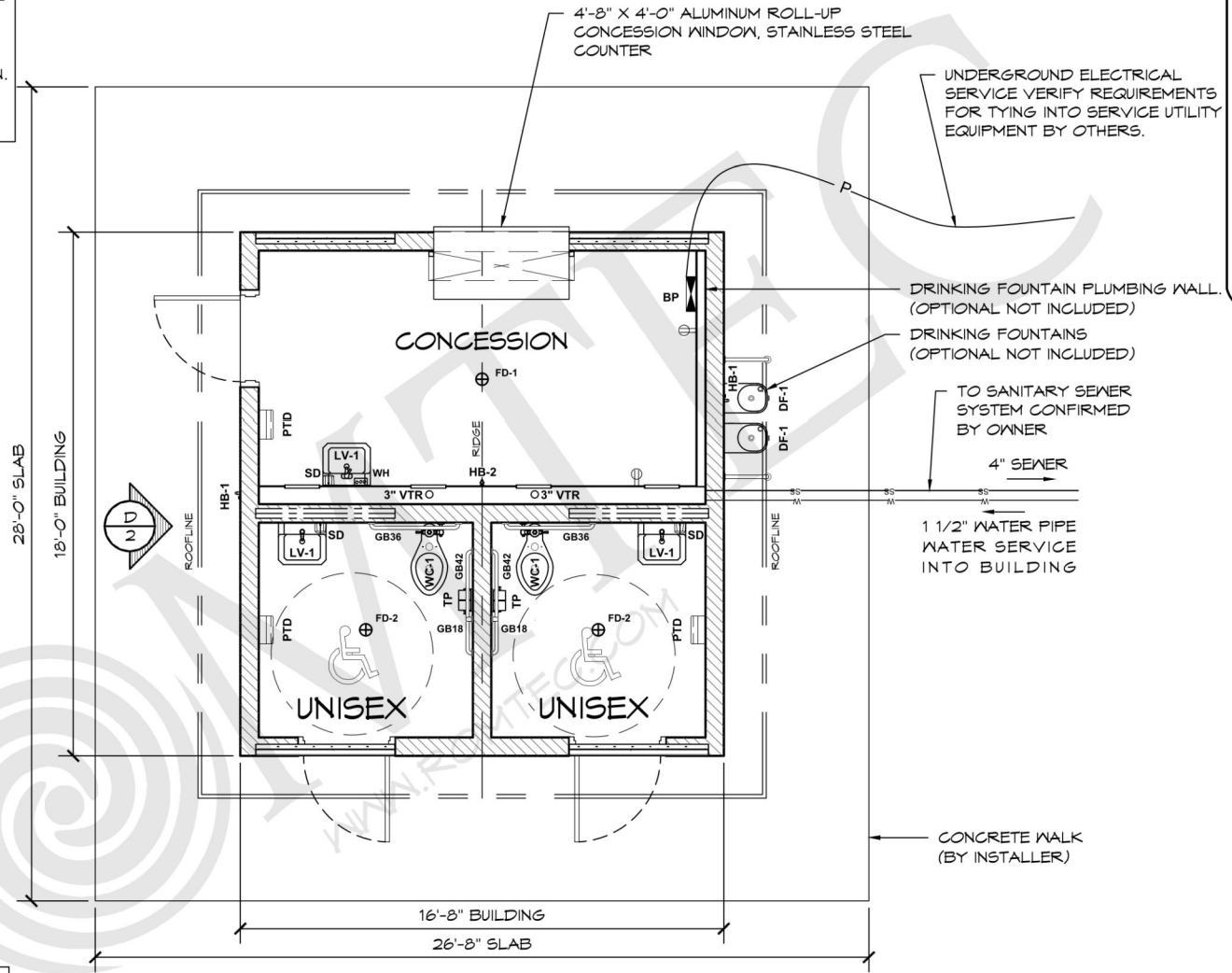
THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

PROJECT: CUSTOMER PROJECT LOCATION
PROJECT#: XXXX
DATE: 00/00/11
REVISIONS
REV: DATE: BY:
DRAWN BY: JS
SHEET NO. 02

WALL TYPE SCHEDULE

	8" REINFORCED CONCRETE MASONRY BLOCK WALL WITH MORTAR JOINTS, GROUTED SOLID ALL CELLS RUNNING BOND PATTERN.
	8" WOOD FRAMED WALL
	4" WOOD FRAMED WALL

LEGEND		
SYMBOL	DESCRIPTION	AREA/ QUANTITY
	GABLE VENT	4
	2x8 WOOD FILLER WALL	2
	EXTERIOR WALL LIGHTS	4
	INTERIOR CEILING LIGHTS	5
	FLOOR DRAIN	3
	ELECTRICAL OUTLET	2



1 FLOOR PLAN
SCALE: 1/4" = 1'-0"

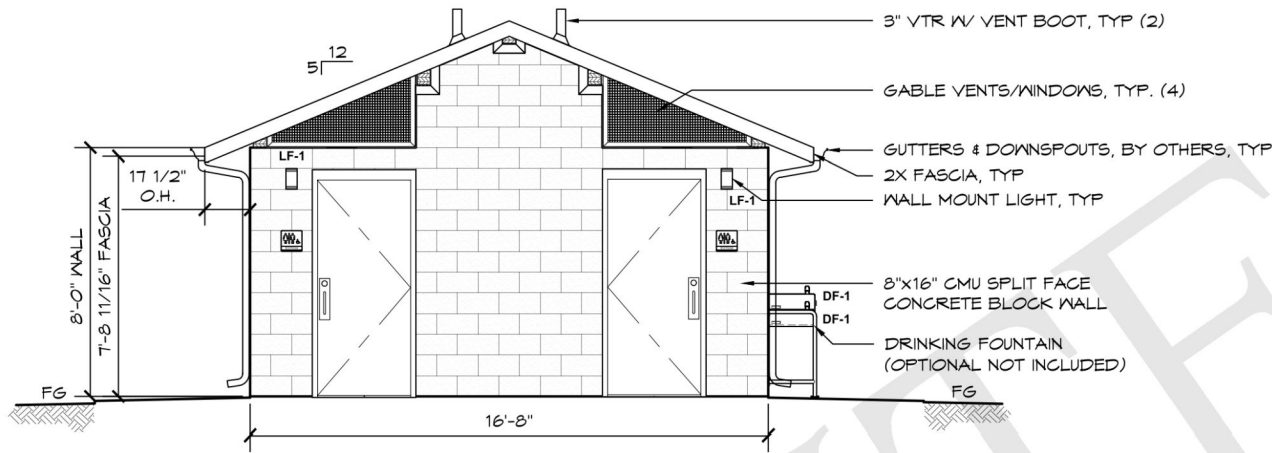
THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

ROMTEC
18240 NORTH BANK ROAD - ROSEBURG, OR 97470
(541) 486-3541 FAX (541) 486-0800

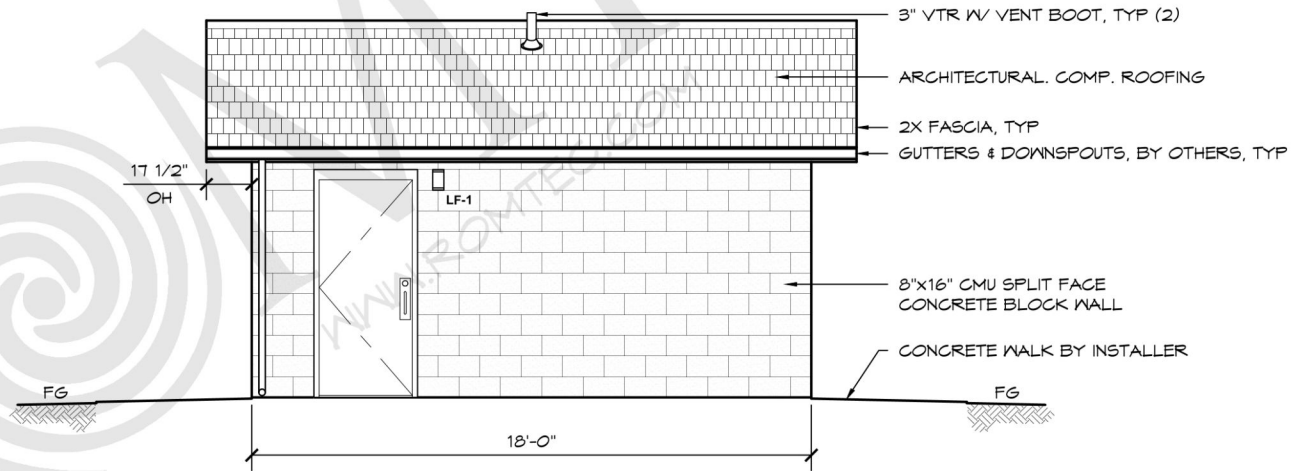
PRELIMINARY

PROJECT: CUSTOMER PROJECT LOCATION
PROJECT#: XXXX
DATE: 00/00/11
REVISIONS
REV: DATE: BY:
DRAWN BY: JS
SHEET NO. 01

JOB CREATED: 1/7/2022 - LAST SAVED BY: jmillier ON 1/7/2022 - LAST PRINTED: 1/6/2022 - LOCATION: C:\Engineering\RI\Sales Drawings\Templates\2003-2056 - Sierra I 4 I\2052\2052-16-8x18-0 Single User w Con -220101.dwg



C ELEVATION VIEW
SCALE: 1/4" = 1'-0"



D ELEVATION VIEW
SCALE: 1/4" = 1'-0"

THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

PROJECT: CUSTOMER PROJECT LOCATION
SHEET TITLE: ELEVATION VIEW
PROJECT#: XXXX
DATE: 00/00/11
REVISIONS
REV: DATE: BY:
DRAWN BY: JS
SHEET NO. 02

Clubhouse / Restaurant Furniture

14

Overview

Request Owner	Trevor Eades, Golf Pro Shop Manager
Department	Golf Pro Shop
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

The clubhouse furniture is slowly falling apart and losing functionality. The tables and chairs are still the original items from when the City began operation of the course and where not commercial grade when purchased initially. The tables have been left outside and have significant damage from the elements. The seating area furniture is all donated items with noticeable aging and ware marks.

The restaurant would be more inviting and have more opportunity for events and gatherings with updated furniture. It would be beneficial to create a more inviting restaurant atmosphere both inside and outside of the pro shop and could increase restaurant sales.

Images



furniture



furniture



furniture



furniture



furniture



restaurant



restaurant



restaurant



restaurant

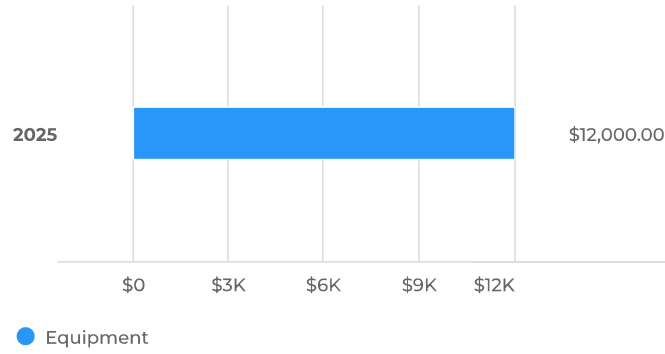
Capital Cost

FY2025 Budget
\$12,000

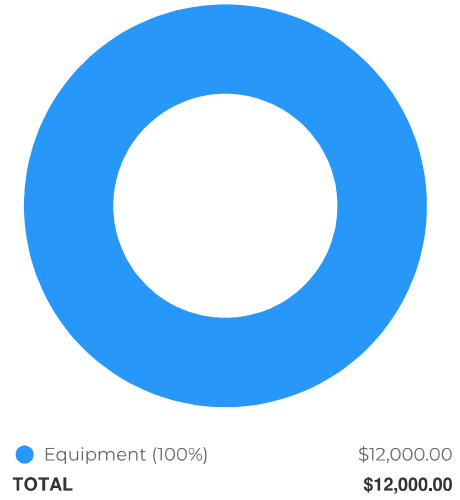
Total Budget (all years)
\$12K

Project Total
\$12K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$12,000	\$12,000
Total	\$12,000	\$12,000

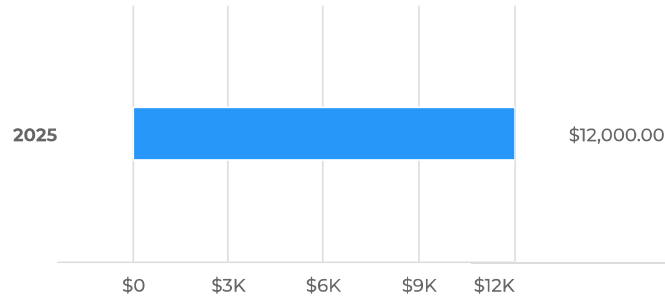
Funding Sources

FY2025 Budget
\$12,000

Total Budget (all years)
\$12K

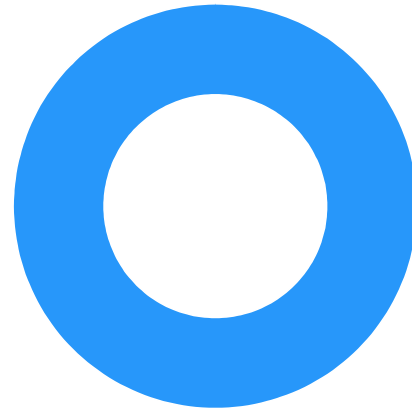
Project Total
\$12K

Funding Sources by Year



● Capital Project Funds

Funding Sources for Budgeted Years



● Capital Project Funds (100%) \$12,000.00
TOTAL \$12,000.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Project Funds	\$12,000	\$12,000
Total	\$12,000	\$12,000

Trakman Fitting Simulator

15

Overview

Request Owner	Trevor Eades, Golf Pro Shop Manager
Department	Golf Pro Shop
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

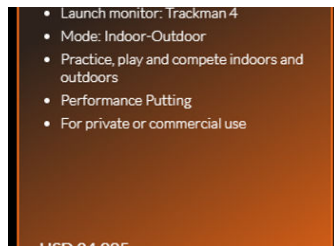
The Pro Shop has already built a beautiful and functional area for golf club fitting and inside golf instruction. This space has not been utilized properly and has unfortunately become more of a storage location. A TRackman Simulator would allow for this location to fully serve our community golf members. I am currently organizing the fitting room to better assist our customers and allow for proper fittings. This area presents a great opportunity for the course to better serve our community. The fitting room is currently operating with just a hitting screen, hitting mat, and projector.

My request includes a Trackman radar system. This unit has state of the art radar technology that supplies a club fitter with over 40 different data points for club performance. When fitting a player for clubs, data like - ball speed, ball spin (rotation), launch angle, club speed, club direction, and many more. This information allows a fitter to adjust for the right club head, shaft, and ball. All custom ordered clubs are ordered based on these data points. This is a revenue generator that we are not currently able to properly complete with the current system. Having a system that provides these details allows for Mint Valley to become the premiere club fitting location in Cowlitz County.

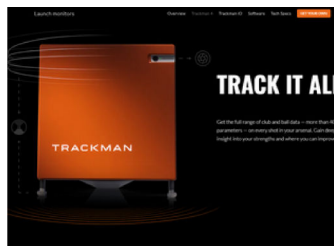
This system also offers Simulator golf. There are actual golf courses that can be projected onto the screen for events and winter golf. Community members can hit into the screen and see actual results of their shot on premiere golf courses from around the world.

This unit would be an ongoing addition to the course operations and remain as an asset with little ongoing expense. The Trackman will produce revenue from club fittings and from simulator events. Simulator tournaments will be a regular occurrence at the course for community members. These events are currently taking place in the Portland area at locations like - x Golf - <https://xgolfpnw.com/> and Sim House <https://www.thesimhouse.com/>. With this system we could bring this to our local community.

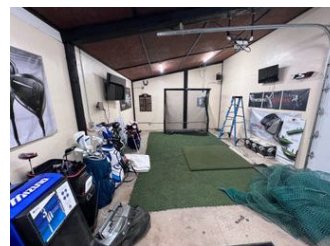
Images



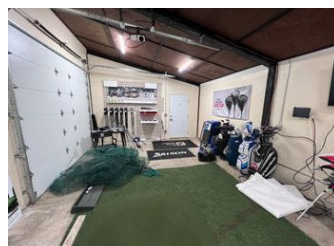
Trackman Price



Trackman details



Fitting room previous



Fitting room previous



Fitting room Current



Fitting room Current



X Golf Photo

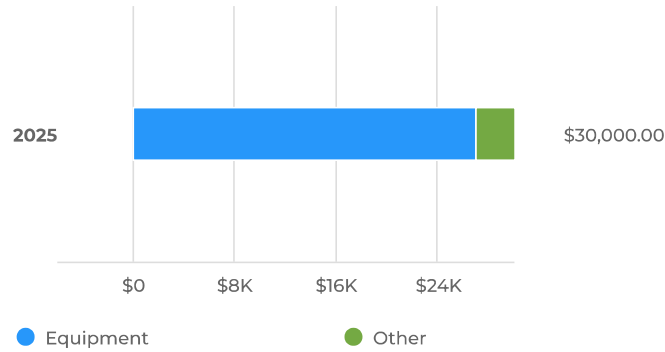
Details

New Purchase or Replacement New

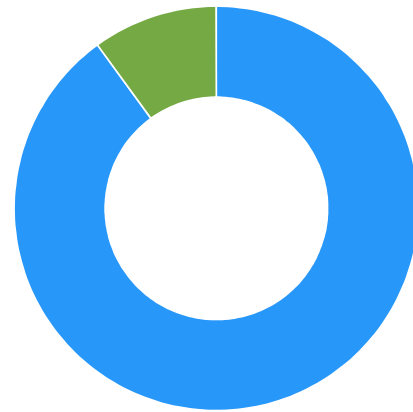
Capital Cost

FY2025 Budget	Total Budget (all years)	Project Total
\$30,000	\$30K	\$30K

Capital Cost by Year



Capital Cost for Budgeted Years



● Equipment (90%)	\$27,000.00
● Other (10%)	\$3,000.00
TOTAL	\$30,000.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$27,000	\$27,000
Other	\$3,000	\$3,000
Total	\$30,000	\$30,000

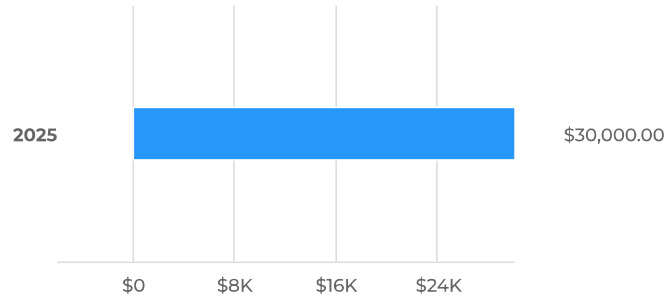
Funding Sources

FY2025 Budget
\$30,000

Total Budget (all years)
\$30K

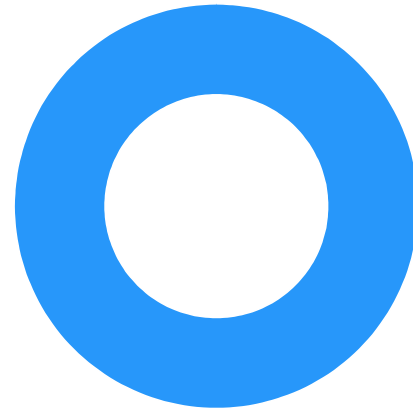
Project Total
\$30K

Funding Sources by Year



● Capital Project Funds

Funding Sources for Budgeted Years



● Capital Project Funds (100%) \$30,000.00
TOTAL \$30,000.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Project Funds	\$30,000	\$30,000
Total	\$30,000	\$30,000

Walk In Fridge/Freezer



Overview

Request Owner	Trevor Eades, Golf Pro Shop Manager
Department	Golf Pro Shop
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

- Fridge replacement for restaurant storage.

The current fridge was purchased (used) from restaurant company several years ago. The fridge has failed on occasion, which has caused food product to go bad and added expense for maintenance to keep this unit operational. The exterior of the fridge has significant damage which allows for the internal air to exit the refrigerated space. This causes loss of temperature and waste of energy resources. This fridge is essential for restaurant operations and beverage storage. Replacement of this unit will be used daily and can be utilized for many years to come. The quote for a comparable unit is approximately \$10,500 plus tax and installation costs.

Images



Current Fridge/Freezer



Current Fridge/Freezer



Current Fridge/Freezer

Photos of the current unit.

Details

New Purchase or Replacement Replacement

Supplemental Attachments

 [Pitman Equipment\(/resource/cleargov-prod/projects/documents/cc7dbb1ca1ea396c2509.pdf\)](#)

This is the brochure for the Norlake KLB7446. This unit most closely fits the needs to replace the current failing unit.

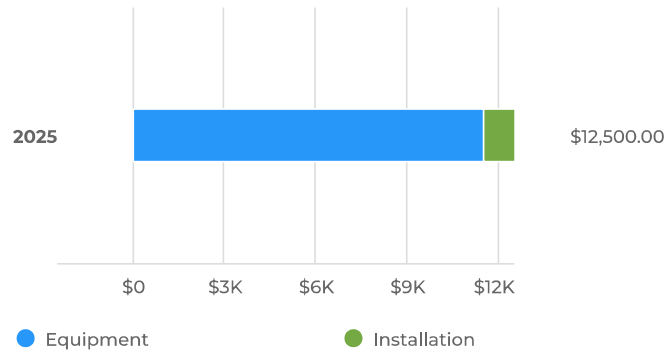
Capital Cost

FY2025 Budget
\$12,500

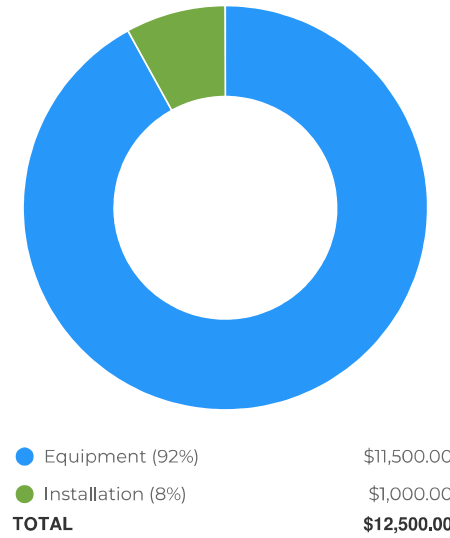
Total Budget (all years)
\$12.5K

Project Total
\$12.5K

Capital Cost by Year



Capital Cost for Budgeted Years

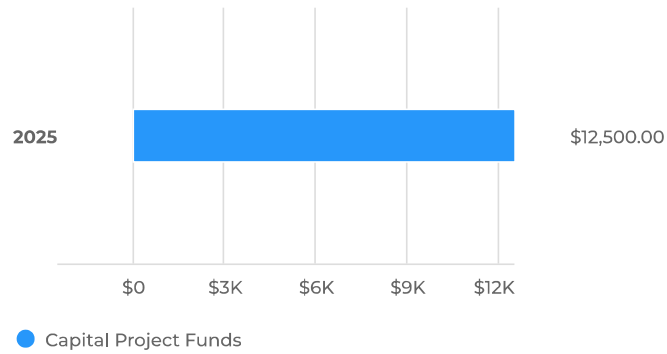


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$11,500	\$11,500
Installation	\$1,000	\$1,000
Total	\$12,500	\$12,500

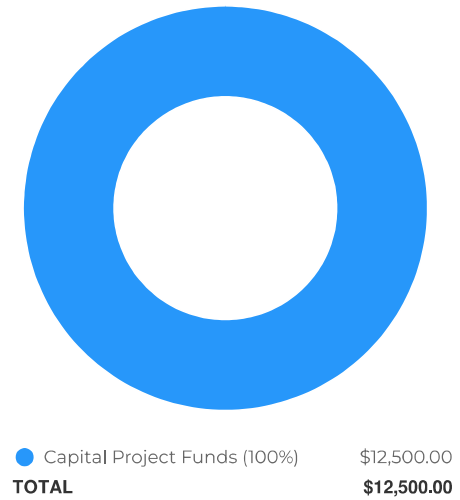
Funding Sources

FY2025 Budget **\$12,500**
 Total Budget (all years) **\$12.5K**
 Project Total **\$12.5K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Project Funds	\$12,500	\$12,500
Total	\$12,500	\$12,500



ITEM NO. _____
 PROJECT _____
 LOCATION _____
 DATE _____ QTY. _____

KOLD LOCKER™

Walk-In Coolers & Freezers With Self-Contained Refrigeration Systems



Equipped with YOUR CHOICE of SELF-CONTAINED Capsule Pak™ refrigeration systems



CAPSULE PAK
 With R449A
 Refrigerant



CAPSULE PAK ECO™
 With R290
 Refrigerant

OPTIONS

(Most options available two weeks from receipt of order. Please contact us for specific questions.)

- Heights: 8'7" with floor, 8'4" without floor
- U-shaped shelving system
- Floor tread plate kit
- Exterior ramp
- Door hood (outdoor models)
- Heater kit for outdoor use with medium temp applications where ambient conditions may go below 32°F
- Leak detector/alarm (may be a requirement in some areas)
- Electric vaporizer (indoor models only)
- Five year compressor warranty

FEATURES

- Cooler or freezer models
- Sizes from 4' x 6' to 10' x 14'
- Three heights: 6'7" & 7'7" with floor; 7'4" floorless
- Indoor or outdoor models
- Two temperatures: +37°F, -10°F
- Ceiling mount Capsule Pak refrigeration system (ordered separately)
- Air-cooled condensing unit
- LogiTemp® electronic controller system
- 26 gauge corrosion resistant stucco embossed coated steel on all surfaces except interior floor
- Smooth aluminum interior floor (on models with floor)
- Floorless models supplied with NSF listed vinyl sealers
- Full 4" thick panels foamed-in-place with EPA-compliant polyurethane insulation
- 26" wide, self-closing door
- Heavy duty adjustable cam-lift hinges
- Spring actuated door closer
- Deadbolt locking handle with independent key/padlock feature and inside safety release
- Magnetic gasket
- Digital thermometer and light switch
- Floor double sweep gasket
- Perimeter door heater wire
- High output low profile LED light positioned above the door to prevent interference with shelving or product
- UL and C-UL listing on complete Capsule Pak and Capsule Pak ECO refrigeration systems*
- UL NCKL listed certifying compliant walk-ins are ignition protected
- NSF listed, UL flame spread 25 or less on all foam cores; UL electrical listing on door sections
- City of Houston listed
- California State listed
- CN UL flame spread listed
- DOE compliant
- Oregon State listed
- USDA accepted
- 15 year panel warranty
- 18 months parts & labor warranty
- INDOOR MODELS:
 - Hot gas condensate vaporizer
- OUTDOOR MODELS:
 - White membrane roof and trim
 - -20°F ambient controls

* C-UL is Underwriters Laboratories Safety Certification Mark which indicates that UL has tested the equipment to applicable CSA Standards.



WALK-IN SPECIFICATIONS

Kold Locker walk-ins are built of modular panels and are insulated with foamed-in-place EPA-compliant polyurethane insulation. Each panel is designed to ensure ease of installation, long term reliability and high insulating efficiency.

A. All panels are manufactured with male and female mating rails to ensure proper alignment during installation. The polyurethane insulation wraps around the return bend metal seams on both section to create a lightweight panel of exceptional strength and durability. All panels are a full four (4) inches thick and provide a superior insulating value.

B. The foamed-in-place cam locking fasteners ensure an airtight seal for maximum energy efficiency.

C. Panel gaskets located around the outer perimeter of the panel are continuous, without cuts or breaks at corners. Because gaskets are foamed-in-place as an integral part of the panel, they cannot fall off or pull off during shipment or installation.

D. Panels lock together tightly for an energy efficient walk-in.

E. Edge caps for ends of floor and ceiling panels are foamed-in-place rather than overlapped or mechanically fastened. Edge caps cannot come loose, and they stay in place through the life of the walk-in.

F. Panel Finishes: Interior and exterior panels are fabricated with 26 gauge corrosion resistant stucco embossed coated steel. Models supplied with a floor will include a smooth aluminum interior floor surface.

G. Insulation: Panels are four (4) inches thick, metal clad and foamed-in-place with HFO polyurethane insulation which is HFC free.

The R-values for 4" HFO panels are:

Cooler:

Walls/Ceilings R-value 25

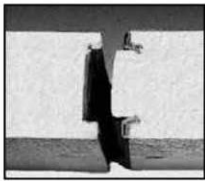
Doors R-value 25

Freezer:

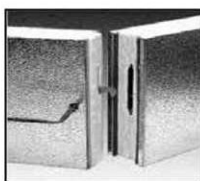
Walls/Ceilings R-value 32

Doors R-value 32

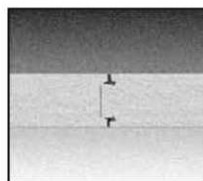
Floors R-value 28



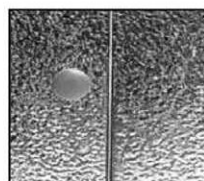
A.



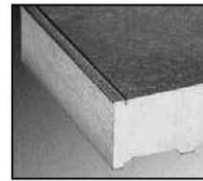
B.



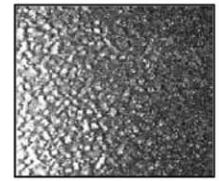
C.



D.



E.



F.

AVAILABLE SIZES

The Standard Series of Kold Locker walk-ins are all 6'-7" high and are all supplied with a floor. The sizes available are as follows: 4' wide x 6' long, 6' wide x 6' long, 6' wide x 8' long, 6' wide x 10' long, 6' wide x 12' long, 8' wide x 8' long, and 8' wide x 10' long.

The 77 Series of Kold Locker walk-ins are all 7'-7" high and are all supplied with a floor. The sizes available are as follows: 6' wide x 6' long, 6' wide x 8' long, 6' wide x 10' long, 6' wide x 12' long, 8' wide x 8' long, and 8' wide x 10' long.

The 74 Series of Kold Locker walk-ins are all 7'-3⁵/₈" high and are all supplied without a floor. Wall panels are installed on top of NSF listed vinyl sealers provided. The sizes available are as follows: 6' wide x 6' long, 6' wide x 8' long, 6' wide x 10' long, 6' wide x 12' long, 8' wide x 8' long, and 8' wide x 10' long.

OUTDOOR MODELS

All Kold Locker walk-ins installed outdoors include a weather protection kit consisting of: One piece, 35 mill, white membrane roof material which requires no seaming or gluing to the top of the Kold Locker walk-in ceiling panels.

Metal trim for flashing the membrane roof material to the side of the Kold Locker walk-in wall panels is included.

Trim is secured to the Kold Locker wall panels with self-drilling and self-tapping TEK screws. In applications where the Kold Locker walk-in is installed next to a building, the trim can be used to secure the turned up membrane roof material to the building wall, with fasteners supplied. Door rain hoods are an option and should be included on installations where the door panels are exposed to the outdoor weather.



DOOR

Door sections are factory tested to assure proper fit, performance and alignment. All doors feature a stepped profile design that serves as a barrier to air flow which results in an energy efficient door system. Door sections are 4" thick, metal clad and foamed-in-place with EPA-compliant polyurethane insulation.

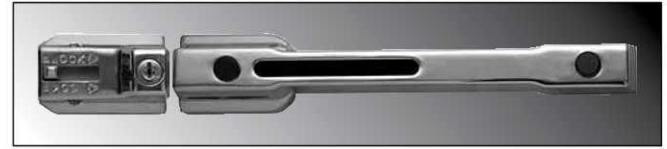
Each Kold Locker walk-in compartment is equipped with a 26" wide door opening. The height of the door opening varies with the series of walk-in ordered. The Standard Series (6'7" high) has a 66" high door opening and the 74 and 77 Series walk-ins have a 78" high door opening. The door is self-closing, flush mounted, infitting and constructed to incorporate heavy duty, molded ABS breaker which is permanently foamed-in-place.

Doors are available with right or left side hinges and include two field adjustable cam-lift hinges with locking set screw, top hinge spring loaded, spring actuated door closer, NL 9800 deadbolt locking handle with independent key/padlock feature and inside safety release. The doors are pre-hung in a four foot wide frame panel which is equipped with replaceable perimeter heater wire, magnetic stainless steel trim, digital thermometer, vapor proof LED light fixture and switch with exterior pilot indicator light.

The door section is completely pre-wired within concealed conduit inside the door frame panel. 120/60/1 electrical is field wired to a junction box which is surface mounted next to the interior frame above the vapor proof LED light fixture.

Hinges and door handle are mounted to 1/2" synthetic insulated tapping plates. Each door section is complete with a fiberglass reinforced plastic heated threshold.

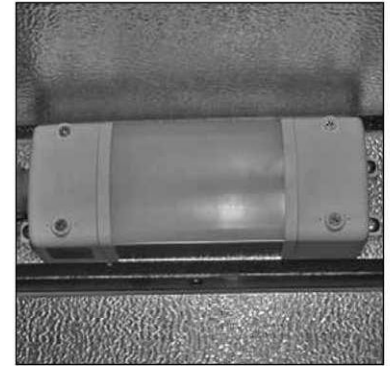
DOOR OPENING SIZE		
W	H	MODEL
26"	66"	STD Series
26"	78"	74 Series
26"	78"	77 Series



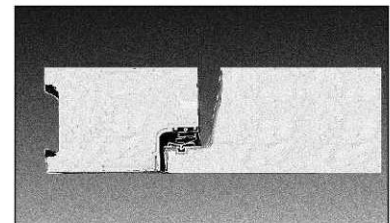
Deadbolt-locking handle



Spring actuated door closer



LED light fixture



Doors feature a stepped profile design



Digital thermometer/light switch

These doors are designed and certified for use in walk-in cooler applications.

DOOR MODEL NUMBER	ENERGY CONSUMPTION (KWH/DAY)	DOOR SURFACE AREA (SQ. FT.)	ELECTRICAL	WATTS	AMPS
KL26X66	2.37	13.40	120/60/1	100.80	0.84
KL26X78	2.49	15.80	120/60/1	106.07	0.88

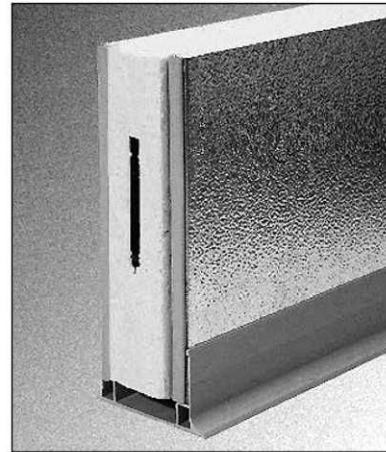
These doors are designed and certified for use in walk-in freezer applications.

DOOR MODEL NUMBER	ENERGY CONSUMPTION (KWH/DAY)	DOOR SURFACE AREA (SQ. FT.)	ELECTRICAL	WATTS	AMPS
KL26X66	6.68	13.40	120/60/1	196.07	1.63
KL26X78	7.01	15.80	120/60/1	207.07	1.73

FLOOR CONSTRUCTION

Floor panels (when supplied) are similar in construction to the wall panels except they are made to withstand uniformly distributed floor loads of up to 800 pounds per square foot. The interior floor metal is smooth aluminum.

The 74 Series, floorless models, are supplied with a patented vinyl floor sealer to stop conductivity at floor level. This unique sealer sits flat on existing floors and fits tightly against the interior/ exterior wall panels. The walk-in wall panel is supported on the shoulder of the sealer so the foam edge is free of compressing weight. The vinyl floor sealer is NSF listed.



Floorless models are supplied with a patented vinyl floor sealer

SHELVING KITS

Shelving kits specifically designed for each Kold Locker walk-in configuration are offered as an optional extra. These kits are shipped with the Kold Locker walk-in and Capsule Pak refrigeration system so that all necessary components are at your location promptly when you need them. The shelving sets are coded to correspond to the Kold Locker walk-in configuration ordered and are offered in either three or four tier.



Shelving system types include Green Kote™ and Chrome Kote™

SHELVING SYSTEM TYPES

A. Green Kote™ Shelving: Electrostatically applied green baked epoxy over zinc steel and brite basic wire. Thickness: 2-3 mill. 15 year guarantee against corrosion.

B. Standard Chrome Kote™ Shelving: Plated quality wire and steel. Surface nickel chrome plated.

Select the shelving finish of your choice. Shelving posts are engineered for maximum strength. Shelves are adjustable on 2" centers. All shelves are NSF listed and are zinc coated with a heavy layer of Protoxy for a maximum life span under humid storage conditions. Special clips are utilized to gain the maximum square footage of storage space for each Kold Locker model. 14", 18" and 24" wide shelves are used as required for maximum storage capacity in each set. This wire shelving is ideal for storage of all refrigerated or frozen products.

SHELVES

Shelves to have #9 (.148") ga. crosswires spaced 3/4" on centers with crossbraces 1/4" (.192") minimum of 4-3/4" on center.

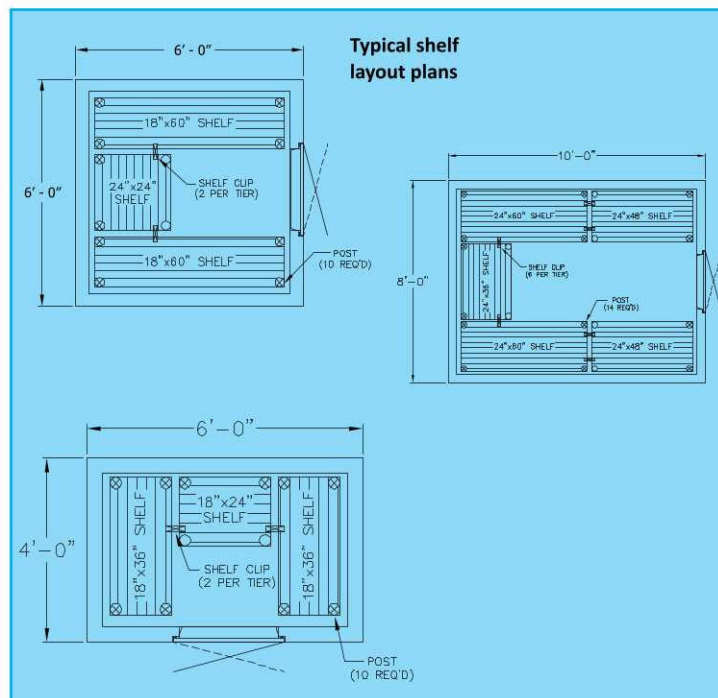
- **Shelf Frames:** Channel to be 9/16" x 1" x .075" thick.
- **Shelf Collars:** A round tapered 1-5/16" high steel collar to be welded at each corner.

POSTS

Posts to be .062" thick 1" O.D. round tubing notched every 2" on each corner of the post.

POST LEVELERS

Installed on the bottom of each post is nylon housing for a steel leveler 3/8"-16 x 1-3/4".





KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

STANDARD SELF-CONTAINED REFRIGERATION SYSTEMS

CHOOSE FROM THESE SYSTEM OPTIONS



**CAPSULE PAK™
WITH R449A REFRIGERANT
INDOOR & OUTDOOR MODELS**



**CAPSULE PAK ECO™
WITH R290 NATURAL REFRIGERANT
INDOOR MODELS ONLY**

FEATURE	CAPSULE PAK	CAPSULE PAK ECO
Factory assembled, wired, charged, tested and ready to mount in walk-in ceiling	✓	✓
Indoor and outdoor models	✓	Indoor Only
Available for coolers (+37°F) or freezers (-10°F)	✓	✓
Flush mounted evaporator coil in the walk-in ceiling panel for maximum interior storage space	✓	✓
Standard cord and plug eliminating the need for field electrical connection	✓	✓
Pre-charged with refrigerant eliminating the need for field refrigeration connection	✓	✓
Designed to operate in ambient temperatures up to 100°F	✓	✓
Air cooled condensing unit	✓	✓
LogiTemp® electronic controller system provides increased reliability, connectivity and food safety	✓	✓
Automatic condensate evaporator (indoor models only)	✓	✓
Electronic control provided for automatic defrost on both coolers and freezers	✓	✓
UL and C-UL electrical listing on complete Capsule Pak refrigeration systems*	✓	✓
AWEF compliant	✓	✓
DOE, CARB and SNAP compliant	✓	✓
-20°F ambient controls (outdoor models)	✓	⊗
Systems for outdoor walk-ins contain a crankcase heater and head master	✓	⊗
18 months parts and labor warranty	✓	✓
Patent pending design	⊗	✓
Optional electric vaporizer (indoor models only)	✓	✓
Optional condensing unit air deflection kit	✓	✓
Optional 5 year compressor warranty	✓	✓

* C-UL is Underwriters Laboratories Safety Certification Mark which indicates that UL has tested the equipment to applicable CSA Standards.

CAPSULE PAK™ & CAPSULE PAK ECO™ REFRIGERATION SYSTEM SPECIFICATIONS

Capsule Pak™ and Capsule Pak ECO™ refrigeration systems consist of a single assembly pre-charged condensing unit and evaporator coil factory assembled, wired, tested and ready for insertion into a factory prepared walk-in ceiling opening.

Capsule Pak and Capsule Pak ECO systems are ceiling mount. A flush evaporator coil keeps all components outside the walk-in storage area allowing more storage inside. Capsule Pak models are available for indoor or outdoor installations while Capsule Pak ECO systems are indoor only. Models are available for interior compartment design temperatures of +35°F and -10°F. Installation is fast and easy with no plumbing required on indoor units.

The evaporator section is designed to be located entirely outside the walk-in with no intrusions into the refrigerated space. The evaporator enclosure is constructed utilizing foamed-in-place polyurethane insulation and equipped with a removable, gasketed access cover. High efficiency EC evaporator fan motors circulate air throughout the walk-in.

Indoor Capsule Pak models are equipped with either a discharge gas condensate vaporizer or an optional electric condensate vaporizer. Outdoor Capsule Pak models are equipped with low ambient controls consisting of crankcase heater and flooded condenser head pressure control. Capsule Pak ECO models incorporate a condensate pan with wicking pads and forced air from the condenser fan to evaporate condensate.

Capsule Pak and Capsule Pak ECO systems are UL and C-UL listed and DOE compliant. Note: Allow minimum of 4" clearance above and 24" on each side of the system for installation. Consideration should be given to accessibility for service and free condenser air flow. Consult factory with installation questions.


STANDARD LOGITEMP® ELECTRONIC CONTROLLER ON ALL CAPSULE PAK™ & CAPSULE PAK ECO™ SYSTEMS


- More precise and reliable temperature control compared to all-mechanical systems
- Digital readout and four button overlay for easy setup and navigation
- Demand Defrost technology that initiates defrosts only as needed for further energy savings (Capsule Pak only)
- LogiTemp provides online data for instant notification of error codes and settings (Capsule Pak only)

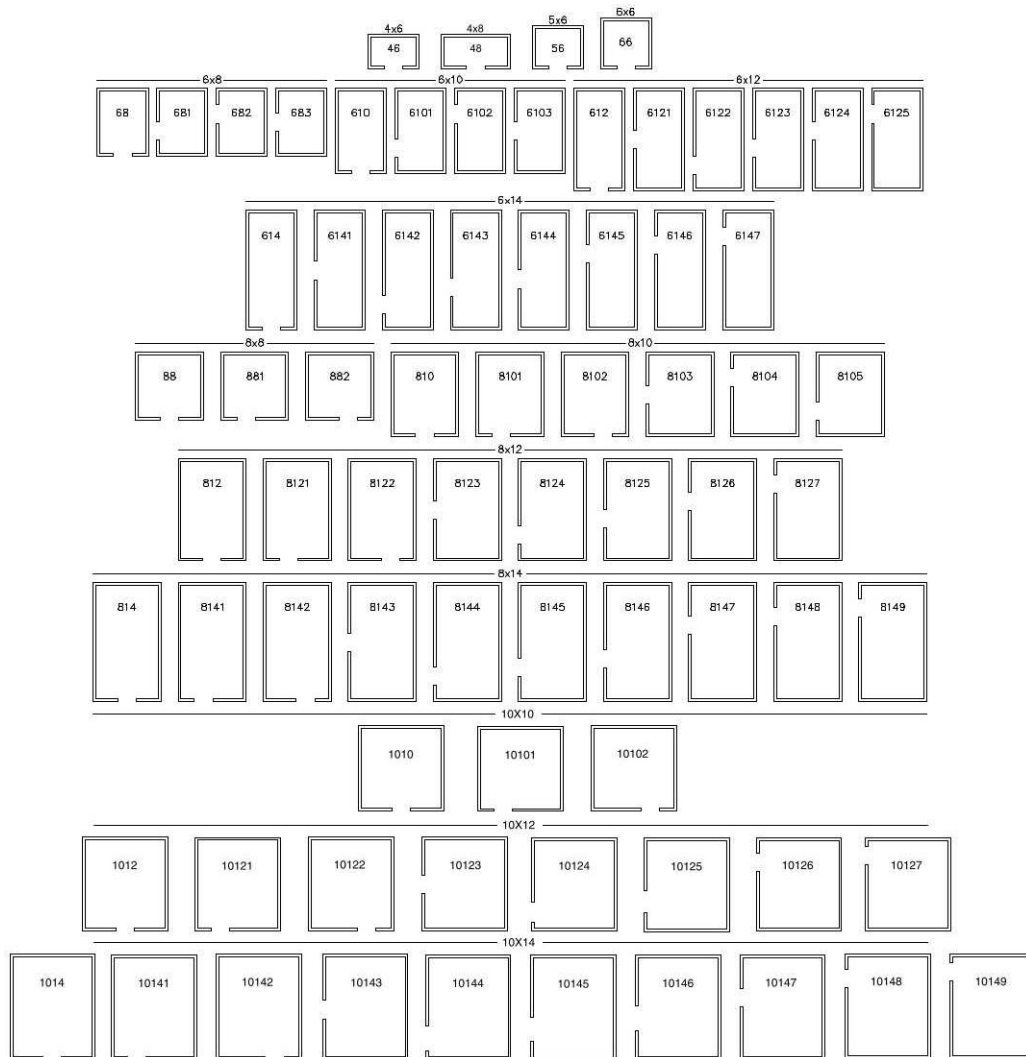


KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

FLOOR PLAN LAYOUTS FOR SINGLE ROOM COOLERS OR FREEZERS

Model numbers indicate the door location on the standard Kold Locker layouts



PHYSICAL SPECIFICATIONS

6'7" HIGH		7'4" HIGH & 7'7" HIGH	
MODEL	CAPACITY CU. FT.	MODEL	CAPACITY CU. FT.
KL46 (4' x 6')	105	KL7746	123
KL56 (5' x 6')	137	KL7756	159
KL66 (6' x 6')	168	KL7766	196
KL68 (6' x 8')	231	KL7768	270
KL610 (6' x 10')	295	KL77610	344
KL612 (6' x 12')	357	KL77612	418
KL614 (6' x 14')	420	KL77614	490
KL88 (8' x 8')	318	KL7788	372
KL810 (8' x 10')	404	KL77810	473
KL812 (8' x 12')	490	KL77812	574
KL814 (8' x 14')	578	KL77814	675
KL1010 (10' x 10')	515	KL771010	602
KL1012 (10' x 12')	625	KL771012	731
KL1014 (10' x 14')	736	KL771014	860



KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

MATCHING REFRIGERATION SYSTEMS

KOLD LOCKER MODEL	SELF-CONTAINED ONE-PIECE CEILING MOUNT							
	-10°F, 90° AMBIENT				+37°F to +38°F, 90° AMBIENT			
	CAPSULE PAK™ MODEL	BTUH*	CAPSULE PAK ECO™ MODEL	BTUH*	CAPSULE PAK™ MODEL	BTUH*	CAPSULE PAK ECO™ MODEL	BTUH*
6'7" HIGH WITH FLOOR								
KL46	CPF060JC-S-4-EV	2250	CPF050PC-S-0	1600	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL56	CPF075JC-S-4-EV	3130	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL66	CPF075JC-S-4-EV	2637	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL68	CPF100JC-S-4-EV	3500	CPF100PC-S-0	3600	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL610	CPF100JC-S-4-EV	3444	CPF100PC-S-0	3600	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL612	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL614	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL88	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL810	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL812	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL814	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL1010	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL1012	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6385	CPB075PC-S-0	6700
KL1014	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
6'7" HIGH WITH FLOOR OUTDOOR								
KOD46	CPF060JC-E-4-EV	2135	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD56	CPF075JC-E-4-EV	2875	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD66	CPF075JC-E-4-EV	2875	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD68	CPF100JC-E-4-EV	3210	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD610	CPF100JC-E-4-EV	3210	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD612	CPF150JC-E-4-EV	4362	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD614	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD88	CPF100JC-E-4-EV	3210	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD810	CPF100JC-E-4-EV	3210	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD812	CPF100JC-E-4-EV	3210	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD814	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD1010	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD1012	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD1014	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
7' 4" HIGH LESS FLOOR - INDOOR ONLY								
KL7446	N/A	N/A	N/A	N/A	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7456	N/A	N/A	N/A	N/A	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7466	N/A	N/A	N/A	N/A	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7468	N/A	N/A	N/A	N/A	CPB050JC-S-O-EV	6250	CPB050PC-S-0	4100
KL74610	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL74612	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL74614	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL7488	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL74810	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL74812	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL74814	N/A	N/A	N/A	N/A	CPB100JC-S-4-EV	6250	CPB075PC-S-0	6700
KL741010	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6250	CPB075PC-S-0	6700
KL741012	N/A	N/A	N/A	N/A	CPB100JC-S-4-EV	8484	CPB100PC-S-0	8800
KL741014	N/A	N/A	N/A	N/A	CPB100JC-S-4-EV	8484	CPB100PC-S-0	8800

*BTUH calculated using 16 hour design runtimes on coolers and 20 hour design runtimes on freezers.



KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

MATCHING REFRIGERATION SYSTEMS

KOLD LOCKER MODEL	SELF-CONTAINED ONE-PIECE CEILING MOUNT							
	-10°F, 90°F AMBIENT				+37°F to +38°F, 90°F AMBIENT			
	CAPSULE PAK™ MODEL	BTUH*	CAPSULE PAK ECO™ MODEL	BTUH*	CAPSULE PAK™ MODEL	BTUH*	CAPSULE PAK ECO™ MODEL	BTUH*
7' 7" HIGH WITH FLOOR								
KL7746	CPF050JC-S-4-EV	4400	CPF050PC-S-0	1600	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7748	CPF075JC-S-4-EV	3130	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7756	CPF075JC-S-4-EV	3130	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7766	CPF100JC-S-4-EV	3500	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL7768	CPF100JC-S-4-EV	3500	CPF100PC-S-0	3600	CPB050JC-S-4-EV	4400	CPB050PC-S-0	4100
KL77610	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL77612	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL77614	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL7788	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL77810	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL77812	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL77814	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
KL771010	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6366	CPB100PC-S-0	8800
KL771012	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
KL771014	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
7' 7" HIGH WITH FLOOR OUTDOOR								
KOD7746	CPF075JC-E-4-EV	2875	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD7756	CPF075JC-E-4-EV	2875	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD7766	CPF075JC-E-4-EV	2875	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD7768	CPF100JC-E-4-EV	3210	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD77610	CPF100JC-E-4-EV	3210	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD77612	CPF150JC-E-4-EV	4362	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD77614	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD7788	CPF150JC-E-4-EV	6350	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD77810	CPF150JC-E-4-EV	6350	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD77812	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD77814	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD771010	CPF200JC-E-4-EV	6350	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD771012	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD771014	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
8'4" HIGH LESS FLOOR								
KL8466	N/A	N/A	N/A	N/A	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL8468	N/A	N/A	N/A	N/A	CPB050JC-S-4-EV	4400	CPB050PC-S-0	4100
KL84610	N/A	N/A	N/A	N/A	CPB050JC-S-4-EV	4400	CPB050PC-S-0	4100
KL84612	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL84614	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL8488	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL84810	N/A	N/A	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL84812	N/A	N/A	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
KL84814	N/A	N/A	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
8'7" HIGH WITH FLOOR								
KL8766	CPF075JC-S-4-EV	2875	CPF075PC-S-0	2900	CPB050JC-S-O-EV	4400	CPB050PC-S-0	4100
KL8768	CPF100JC-S-4-EV	3500	CPF100PC-S-0	3600	CPB050JC-S-4-EV	4400	CPB050PC-S-0	4100
KL87610	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL87612	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL87614	CPF200JC-S-4-EV	6725	N/A	N/A	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL8788	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL87810	CPF150JC-S-4-EV	4509	CPF150PC-S-4	4400	CPB075JC-S-4-EV	6366	CPB075PC-S-0	6700
KL87812	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
KL87814	CPF200JC-S-4-EV	6725	N/A	N/A	CPB100JC-S-4-EV	7300	CPB100PC-S-0	8800
8'7" HIGH WITH FLOOR OUTDOOR								
KOD8766	CPF100JC-E-4-EV	3210	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD8768	CPF100JC-E-4-EV	3210	N/A	N/A	CPB050JC-E-O-EV	4115	N/A	N/A
KOD87610	CPF150JC-E-4-EV	4362	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD87612	CPF150JC-E-4-EV	4362	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD87614	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD8788	CPF150JC-E-4-EV	4362	N/A	N/A	CPB075JC-E-4-EV	5802	N/A	N/A
KOD87810	CPF150JC-E-4-EV	4362	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD87812	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A
KOD87814	CPF200JC-E-4-EV	6350	N/A	N/A	CPB100JC-E-4-EV	6884	N/A	N/A

*BTUH calculated using 16 hour design runtimes on coolers and 20 hour design runtimes on freezers

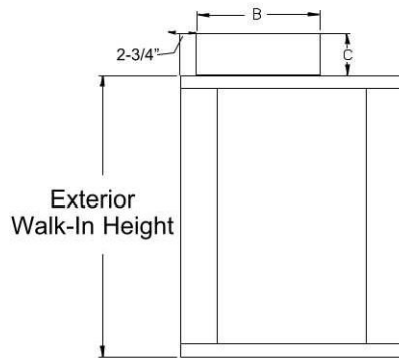
**Contact factory for information.



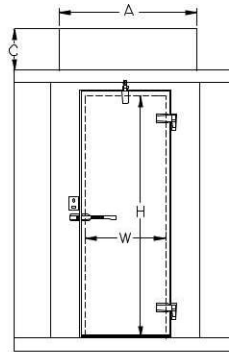
KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

REFRIGERATION SYSTEM PHYSICAL SPECIFICATIONS



Side View



Front View

DOOR OPENING SIZE		
W	H	MODEL
26"	66"	STD Series
26"	78"	74 Series
26"	78"	77 Series

CAPSULE PAK™ MODEL NO.	"A"	"B"	"C"
CPB050JC-*-0-EV	41-1/8"	50-1/2"	20-5/8"
CPB075JC-*-4-EV	41-1/8"	50-1/2"	20-5/8"
CPB100JC-*-4-EV	41-1/8"	50-1/2"	20-5/8"
CPF060JC-*-4-EV	41-1/8"	50-1/2"	20-5/8"
CPF075JC-*-4-EV	41-1/8"	50-1/2"	20-5/8"
CPF100JC-*-4-EV	41-1/8"	50-1/2"	20-5/8"
CPF150JC-*-4-EV	45-3/4"	53-3/8"	24-3/4"
CPF200JC-*-4-EV	45-3/4"	53-3/8"	24-3/4"

CAPSULE PAK ECO™ MODEL NO.	"A"	"B"	"C"
CPB050PC-S-0	36-3/4"	48-1/4"	14-7/8"
CPB075PC-S-0	36-3/4"	48-1/4"	14-7/8"
CPB100PC-S-0	36-3/4"	48-1/4"	18-7/8"
CPF050PC-S-0	36-3/4"	48-1/4"	14-7/8"
CPF075PC-S-0	36-3/4"	48-1/4"	14-7/8"
CPF100PC-S-0	36-3/4"	48-1/4"	18-7/8"
CPF150PC-S-4	36-3/4"	48-1/4"	18-7/8"

* Insert "S" for indoor model and "E" for outdoor

NOTE:

- Consideration must be given to accessibility for service & free condenser air flow. Consult factory with installation questions. Proper condensing unit ventilation must be provided. The factory recommends 200cfm of fresh air in the surrounding area with ample clearance around the condensing unit.
- +90°F ambient or less and 50% RH
- Subject to change without notice



KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

REFRIGERATION SYSTEM ELECTRICAL DATA

INDOOR REFRIGERATION SYSTEMS (CORD AND PLUG CONNECTED)

MODEL	REFRIGERANT	ELECTRICAL	TOTAL SYSTEM AMPS	TOTAL DEFROST AMPS	NEMA PLUG	AWEF	BTUH*	SHIP WT. (LB/KG)
CPB050JC-S-0-EV	R-449A	115/60/1	6.3	N/A	5-15P	5.61	4400	261/118
CPB075JC-S-4-EV	R-449A	208-230/60/1	5.6	N/A	6-15P	5.61	6366	271/123
CPB100JC-S-4-EV	R-449A	208-230/60/1	7.5	N/A	6-15P	5.61	7300	275/125
CPF060JC-S-4-EV	R-449A	208-230/60/1	8.0	5.7	6-15P	1.99	2250	270/122
CPF075JC-S-4-EV	R-449A	208-230/60/1	8.5	5.7	6-15P	2.08	3130	271/123
CPF100JC-S-4-EV	R-449A	208-230/60/1	9.6	5.7	6-15P	2.11	3500	275/125
CPF150JC-S-4-EV	R-449A	208-230/60/1	13.7	8.7	6-20P	2.22	4509	358/162
CPF200JC-S-4-EV	R-449A	208-230/60/1	14.8	8.7	6-20P	2.43	6725	377/171

OUTDOOR REFRIGERATION SYSTEMS (CORD AND PLUG CONNECTED)

MODEL	REFRIGERANT	ELECTRICAL	TOTAL SYSTEM AMPS	TOTAL DEFROST AMPS	NEMA PLUG	AWEF	BTUH*	SHIP WT. (LB/KG)
CPB050JC-E-0-EV	R-449A	115/60/1	6.3	N/A	5-15P	7.60	4115	286/130
CPB075JC-E-4-EV	R-449A	208-230/60/1	5.6	N/A	6-15P	7.60	5802	296/134
CPB100JC-E-4-EV	R-449A	208-230/60/1	7.5	N/A	6-15P	7.60	6884	300/136
CPF060JC-E-4-EV	R-449A	208-230/60/1	8.0	5.7	6-15P	2.89	2135	285/129
CPF075JC-E-4-EV	R-449A	208-230/60/1	8.5	5.7	6-15P	2.92	2875	285/129
CPF100JC-E-4-EV	R-449A	208-230/60/1	9.6	5.7	6-15P	2.95	3210	295/134
CPF150JC-E-4-EV	R-449A	208-230/60/1	13.7	8.7	6-20P	3.03	4362	378/171
CPF200JC-E-4-EV	R-449A	208-230/60/1	14.8	8.7	6-20P	3.15	6350	397/180

CAPSULE PAK ECO™ INDOOR REFRIGERATION SYSTEMS (CORD AND PLUG CONNECTED)

MODEL	REFRIGERANT	ELECTRICAL	TOTAL SYSTEM AMPS	NEMA PLUG	AWEF	BTUH*	SHIP WT. (LB/KG)
CPB050PC-S-0	R290	115/60/1	6.9	5-15P	5.61	4100	192/87
CPB075PC-S-0	R290	115/60/1	11.4	5-20P	5.61	6700	214/97
CPB100PC-S-0	R290	115/60/1	15.3	5-20P	5.61	8800	257/117
CPF050PC-S-0	R290	115/60/1	6.9	5-15P	1.96	1600	197/89
CPF075PC-S-0	R290	115/60/1	11.4	5-20P	2.07	2900	219/99
CPF100PC-S-0	R290	115/60/1	15.3	5-20P	2.14	3600	262/119
CPF150PC-S-4	R290	230/60/1	7.4	6-15P	2.21	4400	262/119

*BTUH calculated using 16 hour design runtimes on coolers and 20 hour design runtimes on freezers, 90°F ambient.

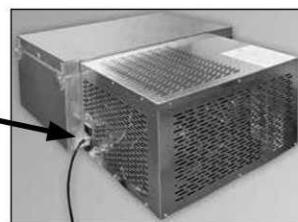
Note:

- Consult factory for application specifics, pricing and ship date availabilities.
- All Capsule Pak and Capsule Pak ECO systems require a single power supply.



Capsule Pak Models

9 ft. long power cord attached to condensing unit section



Capsule Pak ECO Models



KOLD LOCKER™

WALK-IN COOLERS & FREEZERS WITH SELF-CONTAINED REFRIGERATION SYSTEMS

CAPSULE PAK™ REMOTE SYSTEMS (ALL WITH R-449A REFRIGERANT)



Evaporator section
located on top of
walk-in.

Condensing unit section
remotely located.

Outdoor systems include ambient controls and weather-proof hoods with quick connects for simple field connections to pre-charged line lengths available in 5' increments up to 50' maximum. Wiring harnesses are also available and must be ordered by length (50' maximum).

Consult factory for application specifics, pricing, and ship date availabilities.

Optional Electric Condensate Vaporizer

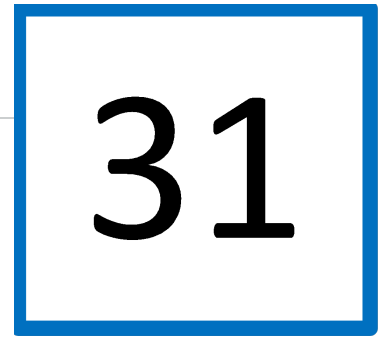
Capsule Pak Remote Systems are available with an electric condensate vaporizer. This UL and C-UL approved product requires no drain lines on indoor applications, which makes installation fast and easy and allows equipment to be operational in a shorter time frame.

NOTE: All specifications within this publication subject to change without notice.



891 County Road U • Hudson, WI 54016 • 800-955-5253 • norlake.com

Roof and Siding Replacement - Pro Shop



Overview

Request Owner	Trevor Eades, Golf Pro Shop Manager
Department	Golf Pro Shop
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

1. Roofing for the covered area and roof repairs for the clubhouse.

The roof on the exterior of the building has been blown off in high winds. This repair will allow for seating outside nearly year round if desired. This roofing did not appear to have enough support on the original installation. This allowed the panels to blow off in the windy weather and is causing ongoing issues with the remaining panels. This repair will cover the outside seating area and also help alleviate slippery moss and mildew on the concrete.

The roof on the clubhouse also has some failures that allow water to penetrate the walls through the ceiling, causing flooding in the south wall. These leaks allow water to flood into the walls and cause the paint on the wall to peel off and bubble up with water on heavy rainy days. The ongoing problem of water entering the building will likely lead to mold issues in the future.

2. The South wall of the Pro Shop is failing and needs to be replaced.

This side of the building is the primary view for everyone who enters the parking lot. This wall is also the wall that gets hit with the most weather throughout the year. The walls is failing so severely that rain, wind, and even birds are able to get through the wall. Several holes have expanded over time to allow for birds to create nests within the walls of the pro shop. These holes also continue to grow and likely allow mold and decay to remain within the walls and support timbers. The damage can be observed on the inside of the building as well where the water damage has leaked through the walls to the inside office, bathrooms, and showroom area.

Internal and external damage is prevalent throughout the Pro Shop. These issues are significant and potentially have added safety and health concerns.

An evaluation (and estimate) were completed in June of 2023 for these repairs. I have attached all the relevant documents explaining the damage and concerns.

Images



Pro Shop Siding



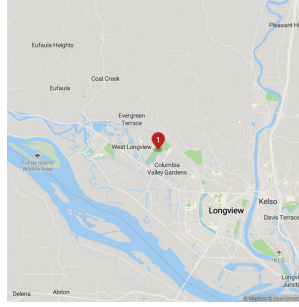
Front Porch Roof

Details






Type of Project New Construction / Remodel existing structure

Location

Address: 4002 Pennsylvania Street



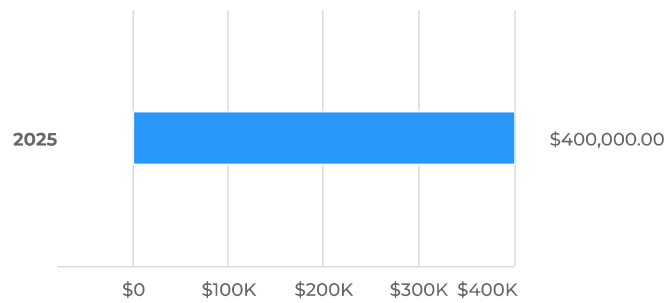
Supplemental Attachments

-  [Work areas\(/resource/cleargov-prod/projects/documents/fe30aa98366cee17907b.pdf\)](/resource/cleargov-prod/projects/documents/fe30aa98366cee17907b.pdf)
-  [Course Evaluation\(/resource/cleargov-prod/projects/documents/c049a492fd7043aa123d.pdf\)](/resource/cleargov-prod/projects/documents/c049a492fd7043aa123d.pdf)
-  [Infrared report\(/resource/cleargov-prod/projects/documents/921ec952ea648868bab4.pdf\)](/resource/cleargov-prod/projects/documents/921ec952ea648868bab4.pdf)
-  [Final Assessment and estimate\(/resource/cleargov-prod/projects/documents/1b308401eb38dd8b917f.pdf\)](/resource/cleargov-prod/projects/documents/1b308401eb38dd8b917f.pdf)
-  [Photos\(/resource/cleargov-prod/projects/documents/73f3d6c25aba5c620d51.pdf\)](/resource/cleargov-prod/projects/documents/73f3d6c25aba5c620d51.pdf)

Capital Cost

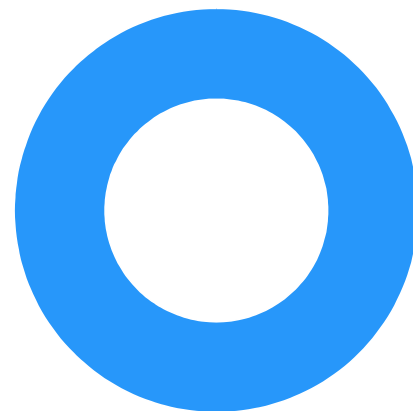
FY2025 Budget	Total Budget (all years)	Project Total
\$400,000	\$400K	\$400K

Capital Cost by Year



● Repairs/Improvements

Capital Cost for Budgeted Years



● Repairs/Improvements (100%)	\$400,000.00
TOTAL	\$400,000.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Repairs/Improvements	\$400,000	\$400,000
Total	\$400,000	\$400,000

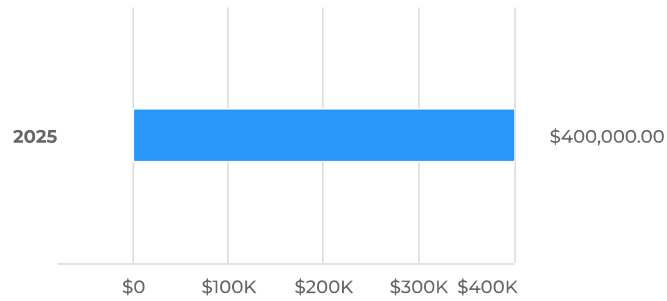
Funding Sources

FY2025 Budget
\$400,000

Total Budget (all years)
\$400K

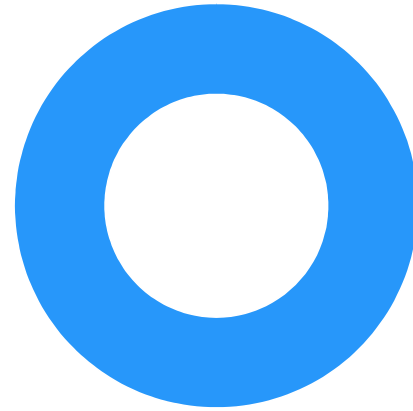
Project Total
\$400K

Funding Sources by Year



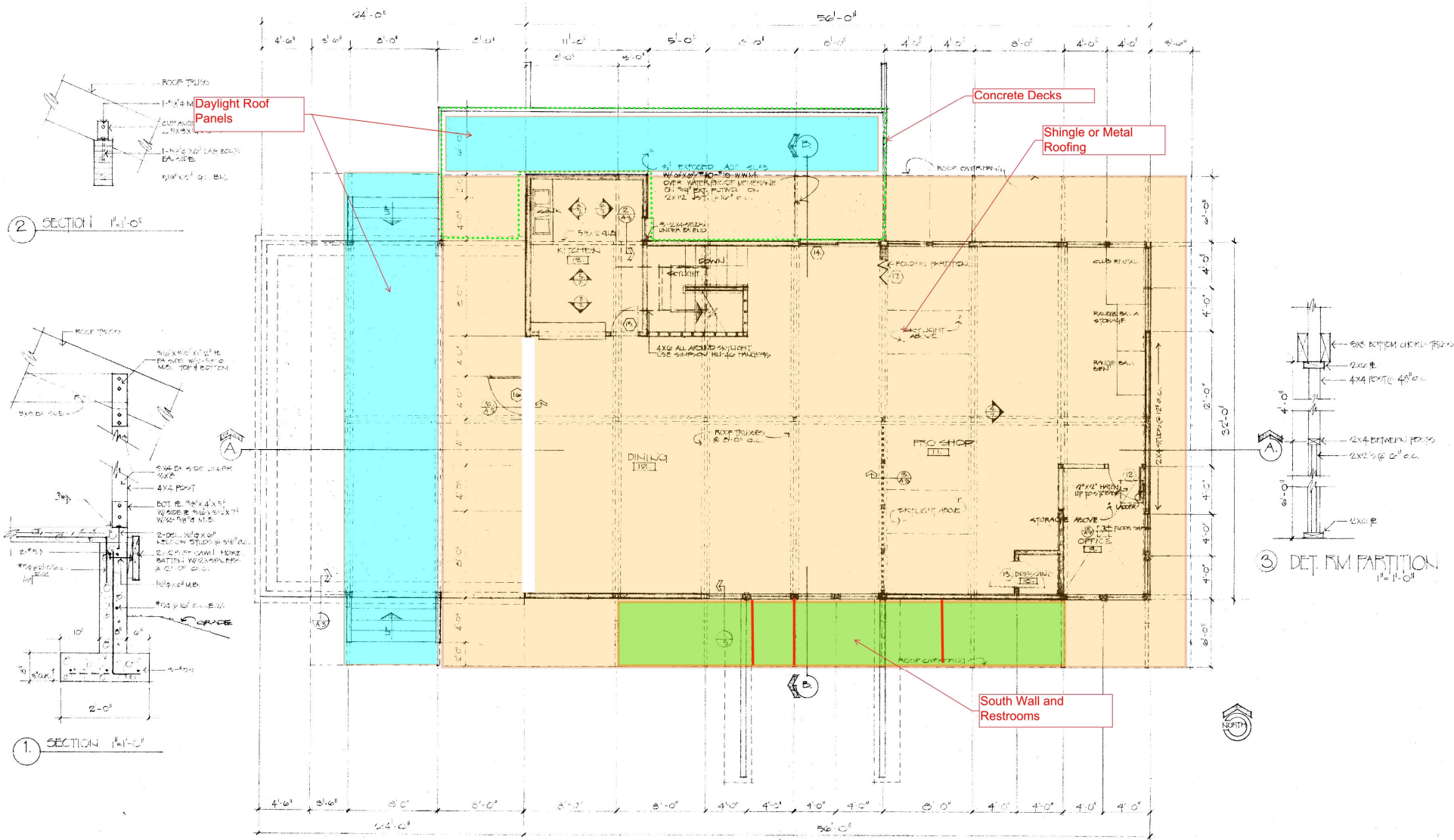
● Capital Projects Fund

Funding Sources for Budgeted Years



● Capital Projects Fund (100%) \$400,000.00
TOTAL \$400,000.00

Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$400,000	\$400,000
Total	\$400,000	\$400,000



LEVEL TWO FLOOR PLAN

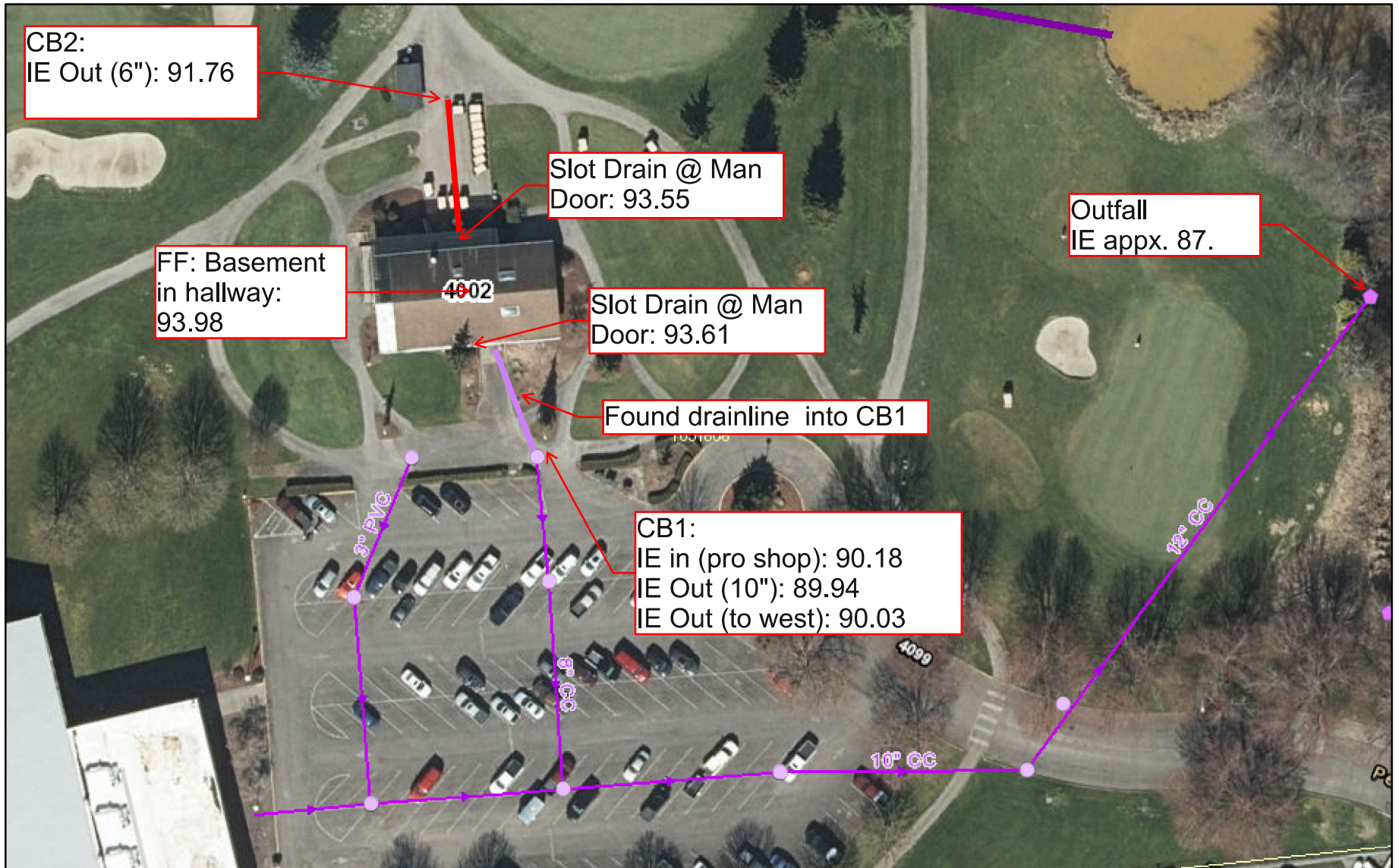
SCALE: 1/4" = 1'-0"

NEWMALL, CROOK # A3500
 ARCHITECTS
 1455 HUDSON
 LONGVIEW, WA 98032
 206 425 3030



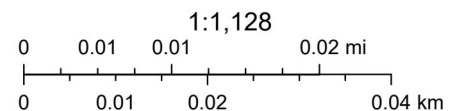
NEW MINT VALLEY GOLF COURSE
 PRO SHOP FOR

Golf Pro Shop Elevations



4/18/2023, 5:23:35 PM

2019 Aerial Leaf Off	Blue: Band_3	Unit Addresses	Longview City Boundary	Stormwater Lines
Red: Band_1	Parcels	Site Addresses	Stormwater Culverts	Stormwater Outfalls
Green: Band_2				



City of Longview, WA - GIS Section, Esri, HERE, Garmin, (c) OpenStreetMap contributors, Sources: Esri, HERE, Garmin, Intermap, increment P Corp.,

Disclaimer: The City of Longview does not guarantee the accuracy, timeliness, adequacy, completeness or usefulness of any information. The City of Longview provides this information on an "as-is" basis without warranty of any kind.



INFRARED THERMOGRAPHY REPORT FOR PACIFIC TECH CONSTRUCTION INC. - MINT VALLEY GOLF COURSE

CUSTOMER / SITE: PACIFIC TECH CONSTRUCTION INC. -
MINT VALLEY GOLF COURSE

ADDRESS: 4002 PENNSYLVANIA ST, LONGVIEW, WA
98632

THERMOGRAPHY DATE: 4/12/2023

THERMOGRAPHER: CHIP OSBORNE



GENERAL INFORMATION:

Accurate Infrared can help keep your facility running smoothly, with fewer interruptions to the service that you provide to your customers. Thank you for allowing Accurate Infrared to provide this quality and professional service to your organization.

Infrared thermography is a technology that uses an infrared camera to 'see' heat. Images found by this camera are used along with software and training to analyze these heat signatures. Equipment such as motor couplings, bearings, electrical circuit breakers, wire connections, and transformers all increase in temperature as deterioration begins to set in. By using an infrared survey to seek out these temperature exceptions, existing and potentially dangerous conditions can be found. Just as important, equipment that is starting to deteriorate can be identified and repaired in an orderly manner without interruption to service or production.

Infrared Thermography is non-destructive, and non-invasive, needing only to look at an object to determine its condition.

Accurate Infrared uses the latest in state of the art thermal imaging and digital imaging equipment. The analysis software is of the highest caliber, and can produce quality reports, which will arm you with the knowledge you need to protect your facility and stretch out your maintenance dollars.

INFRARED CAMERA

The infrared camera being used is a Flir T400.

It can accurately identify temperatures ranging from 9" to infinity using a 24 deg. F/1.5 lens. Its' temperature range is from - 40 to 950 deg. f It has a 2X - 4X zoom function to allow thermal image gathering from a distance.

Images are stored digitally, analyzed on a PC with Thermacam Reporter, the latest in analysis software, and accurate reports of any temperature exceptions found can be generated.

SURVEY PROCEDURES:

1. All surveys will be performed by myself, or by a certified infrared thermographer trained by one of the recognized certifying institutes for infrared thermography.



2. Any exceptions found will be captured as a thermographic image and a visual image. They will be archived for future analysis, trending and report generation.
3. A field report listing all exceptions found will be provided to the owner on the day of the scan. A detailed and complete report will be generated in a timely manner.

SUMMARY

On 4/12/2023, an infrared moisture intrusion scan was done for Pacific Tech Construction Inc. - Mint Valley Golf Course located at 4002 Pennsylvania St, Longview, WA 98632. A total of 010 exceptions were found. A list of the exceptions is itemized on the exception summary page, and will on appear as detailed reports in this document. The continued use of infrared thermography as a predictive maintenance tool will help to lower those fault rates. In turn, those "surprise" repairs will be reduced in number over time.

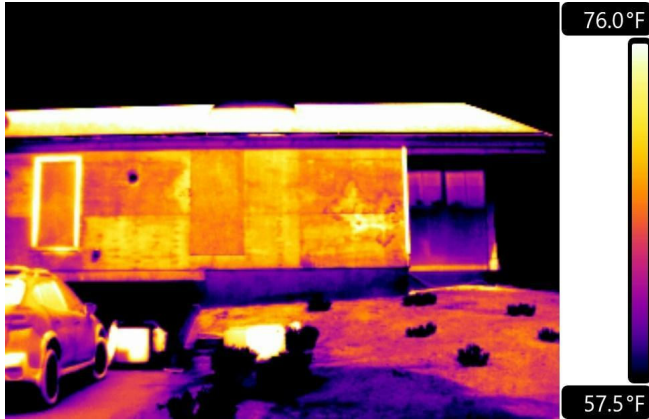
Table of Contents

Report Page	File Name	Image Date	Notes
5	FLIR0515.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
6	FLIR0517.jpg	4/12/2023	EXTERIOR BASELINE IMAGE
7	FLIR0519.jpg	4/12/2023	EXTERIOR BASELINE IMAGE
8	FLIR0521.jpg	4/12/2023	EXTERIOR BASELINE IMAGE
9	FLIR0523.jpg	4/12/2023	EXTERIOR BASELINE IMAGE
10	FLIR0525.jpg	4/12/2023	EXTERIOR BASELINE IMAGE
11	IR_11958.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
12	IR_11959.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
13	IR_11960.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
14	IR_11962.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
15	IR_11963.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
16	IR_11964.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
17	IR_11965.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
18	IR_11966.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION
19	IR_11967.jpg	4/12/2023	SUSPECT MOISTURE INTRUSION

LOCATION:	SE EXTERIOR
BUILDING:	PRO SHOP

FLIR0515.jpg | 349° N

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

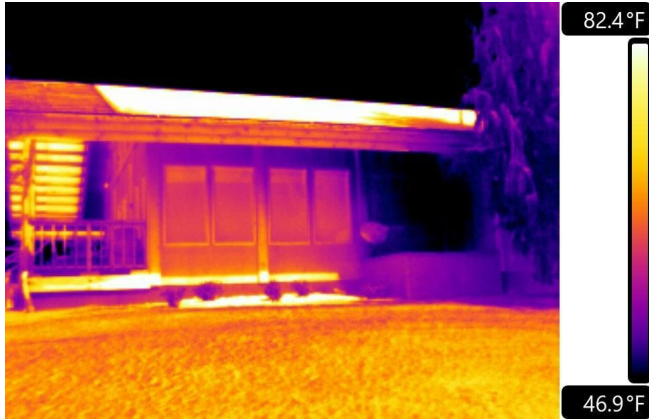
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	----------------------------

LOCATION:	SW EXTERIOR
BUILDING:	PRO SHOP

FLIR0517.jpg | 10° N

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

Notes	
Note	

FAULT:	NONE - BASELINE PURPOSES ONLY
---------------	-------------------------------

LOCATION:	WEST EXTERIOR
BUILDING:	PRO SHOP

FLIR0519.jpg | 273° W

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

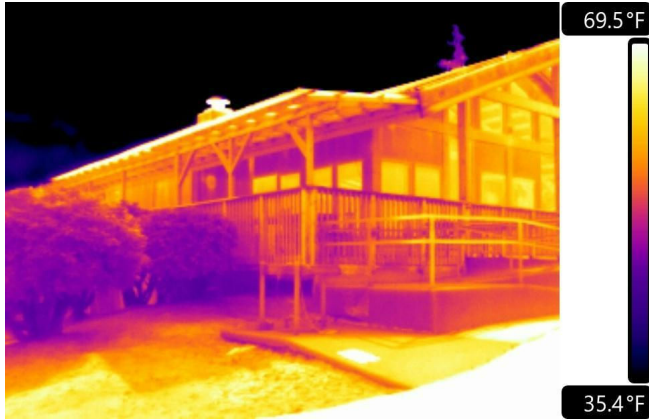
Notes	
Note	

FAULT:	NONE - BASELINE PURPOSES ONLY
---------------	--------------------------------------

LOCATION:	NW EXTERIOR
BUILDING:	PRO SHOP

FLIR0521.jpg | 209° SW

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

Notes	
Note	

FAULT:	NONE - BASELINE PURPOSES ONLY
---------------	--------------------------------------

LOCATION:	NORTH EXTERIOR
BUILDING:	PRO SHOP

FLIR0523.jpg | 197° S

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

Notes	
Note	

FAULT:	NONE - BASELINE PURPOSES ONLY
---------------	--------------------------------------

LOCATION:	EAST EXTERIOR
BUILDING:	PRO SHOP

FLIR0525.jpg | 170° S

4/12/2023 | 8:20 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	68.0 °F
Atmospheric Temperature	68.0 °F



Camera info	
Image Camera Model	FLIR T440 (incl Wi-
Image Camera Lens	FOL18
Image Camera Serial Number	62108439

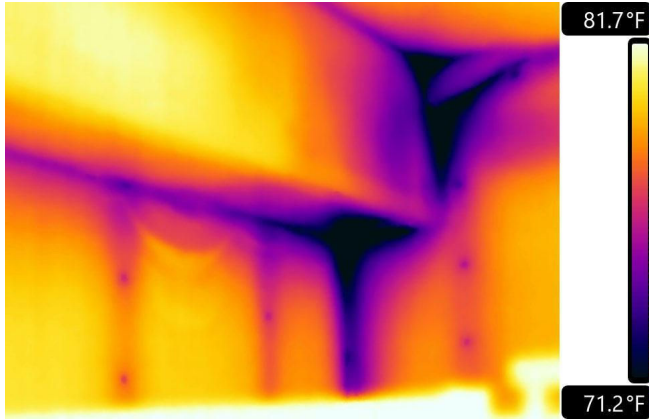
Notes	
Note	

FAULT:	NONE - BASELINE PURPOSES ONLY
---------------	--------------------------------------

LOCATION:	WOMENS BATHROOM SW CORNER
BUILDING:	PRO SHOP

IR_11958.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	-----------------------------------

LOCATION:	MENS BATHROOM ABOVE RIGHT URINAL
BUILDING:	PRO SHOP

IR_11959.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

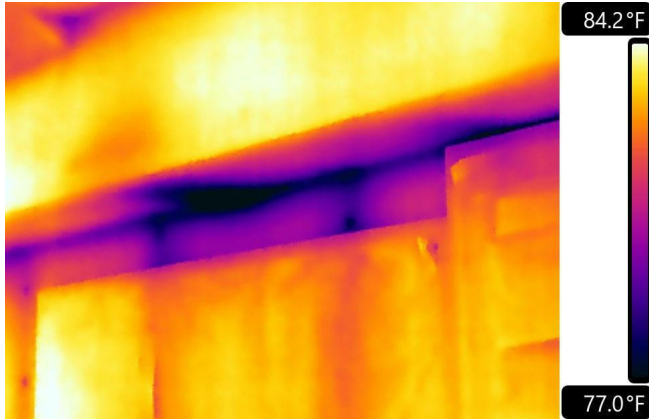
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	-----------------------------------

LOCATION:	MENS BATHROOM ABOVE LEFT URINAL
BUILDING:	PRO SHOP

IR_11960.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

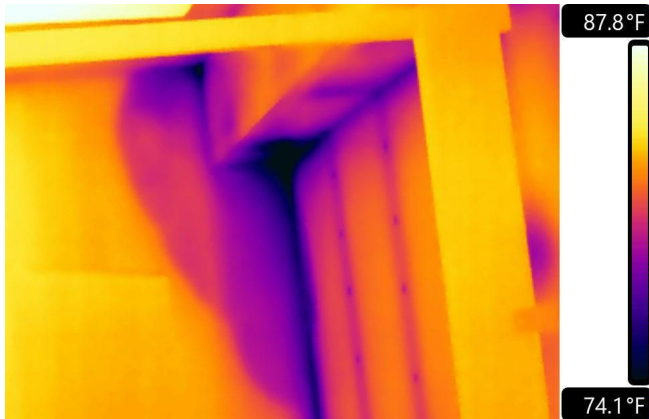
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	-----------------------------------

LOCATION:	MENS BATHROOM ABOVE RIGHT STALL
BUILDING:	PRO SHOP

IR_11962.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

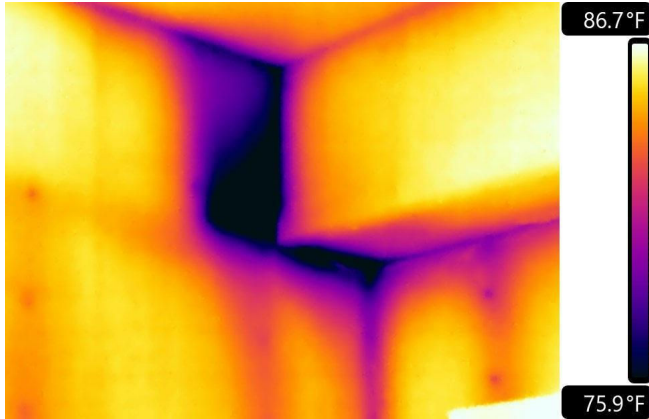
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	-----------------------------------

LOCATION:	JANITORS CLOSET ABOVE LEFT OF SINK
BUILDING:	PRO SHOP

IR_11963.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

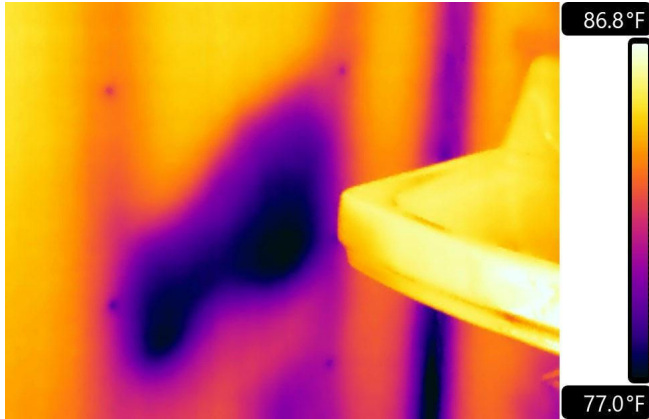
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	----------------------------

LOCATION:	JANITORS CLOSET LEFT OF SINK
BUILDING:	PRO SHOP

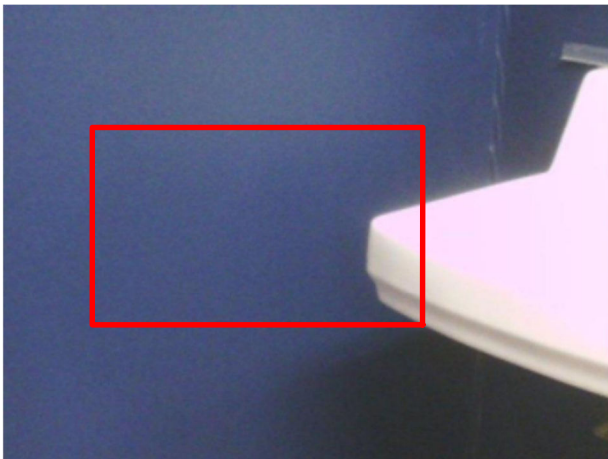
IR_11964.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

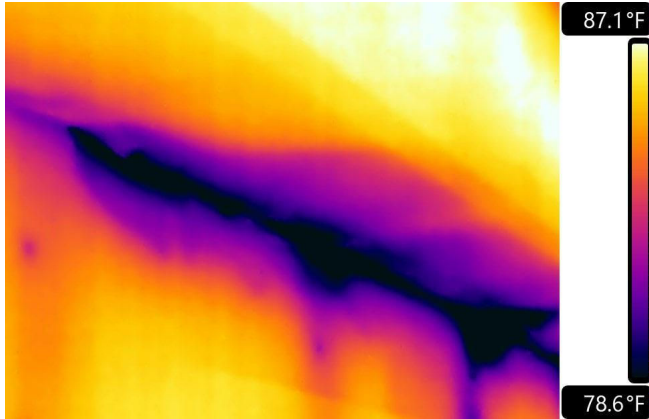
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	----------------------------

LOCATION:	JANITORS CLOSET ABOVE TOILET
BUILDING:	PRO SHOP

IR_11965.jpg |

4/13/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

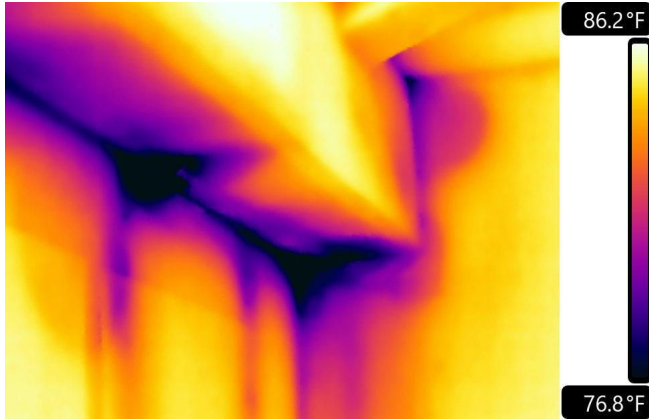
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	----------------------------

LOCATION:	JANITORS CLOSET ABOVE TOILET
BUILDING:	PRO SHOP

IR_11966.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

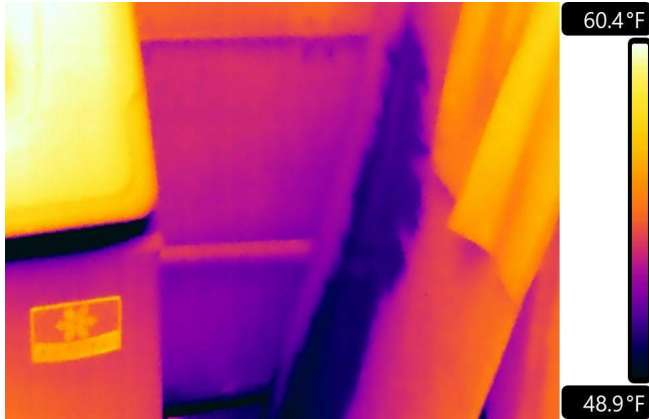
Notes	
Note	

FAULT:	SUSPECT MOISTURE INTRUSION
---------------	----------------------------

LOCATION:	BASEMENT ICE MACHINE
BUILDING:	PRO SHOP

IR_11967.jpg |

4/12/2023 | 8:18 PM



Measurements	
Spots	-
Deltas	-

Parameters	
Object Emissivity	0.95
Object Distance	3.0 ft
Reflected Temperature	63.0 °F
Atmospheric Temperature	70.0 °F



Camera info	
Image Camera Model	FLIR E75
Image Camera Lens	FOL18
Image Camera Serial Number	78512812

Notes	
Note	

FAULT:	WOOD USED TO DEFLECT WATER OFF FILTERS - SUSPECT MOISTURE INTRUSION
---------------	--





1302 WALNUT STREET | KELSO, WA 98626
P.360.414.8084 | F.360.414.8196 | WWW.PACIFICTECH.INFO

Building Assessment & Evaluation
Mint Valley Golf Course Club House
City of Longview

June 30, 2023

TO: Keith Walling
Facilities Manager
City of Longview

As requested, please find our final report and recommendations from our findings and assessments regarding the facilities' structural, architectural, and operational condition.

We have completed our inspection including as-built document review, infrared scans, visual and destructive investigation to interior walls, exterior roofing, framing, siding, and elevated patio slabs, and have identified several areas of concern due to moisture intrusion and decay. Our evaluation has identified clear points of failure in the building as well as sound building components that are performing as originally intended. Discussions of these findings are noted below and will identify both building systems found in good condition, as well as building system failures. Suggested repair solutions for the facility and associated budgetary costs are included.

It should be noted that our investigation and recommendations had no consideration regarding the current functional or operational needs of the facility. The buildings square footage, space needs, functionality, layout, or esthetic were not reviewed with users or City officials as part of this report. Additionally, no official fire, life safety, ADA or current building code review was commissioned within the report though some code items may be noted .

Our findings include:

Building Structure

1. The inspection of the building's main structural components including the foundation, roof trusses, main support columns, beams, and roof decking shows no signs of significant damage or distress. The buildings structural integrity is sound and functioning as intended from its initial design.

Suggested Repairs:

- a. None Noted.
- b. Consideration should be given for an updated seismic evaluation report if full renovation to the facility is considered.

Budget: - Seismic Evaluation and Design \$5 to \$10,000

Exterior Walls & Siding

- 1. Significant water intrusion has occurred in the south exterior walls of the restrooms and Janitors closet. Over time the moisture has fully decayed the exterior siding panels and saturated much of the wall’s insulation and sheetrock. Mold has developed within the wall cavity and soffits.
- 2. The window and associated framing on the south wall between the restroom entries has decayed from moisture and dry rot and will need to be replaced.
- 3. Additional water intrusion on the north kitchen wall was identified and has similar damage as those seen on the restroom walls noted above.
- 4. The balance of the siding on the west north and east sides of the facility are in reasonable condition and can be maintained if desired. Some miscellaneous trim pieces have decayed but can be replaced. Upgrading the exterior envelope with a new siding package might be suggested with a full renovation or expansion of the building.

Suggested Repairs:

- a. Demo all siding panels from the southern restroom addition and north Kitchen wall.
- b. Remove all wall insulation.
- c. Remove all plumbing fixtures and accessories from restrooms south walls and stage for reinstallation.
- d. Remove window, and repair wall framing.
- e. Remove all interior sheet Rock from exterior south walls and soffits of the janitor and restroom addition.
- f. Clean prep and treat all wood studs from mold growth on all exposed walls.
- g. Provide and install new window.
- h. Provide and install new exterior sheathing, weather wrap and siding to south walls.
- i. Paint new exterior siding and trim.
- j. Provide and install new wall insulation where removed.
- k. Provide and install new Sheetrock walls, tape, and finish.
- l. Paint all interior restroom walls.
- m. Re-install existing plumbing fixtures and accessories.
- n. Consideration for new upgraded siding and trim package for the complete building.

Budgets: - Full South Wall and Interior Restroom Renovation \$ 55 to 65,000.00

-Re-side and paint entire Building. \$ 62 to 68,000.00

Exterior Concrete Patio Decks

1. Our investigation found that the supporting wood structure for the elevated concrete patio decks on the North side of the building is failing. Moisture damage accelerated by the failed roof coverings and lack of water proofing details in the slab design has led to dry rot and decay to many of the supporting joists, ledgers and supporting plywood sub deck.

Suggested Repairs:

- a. Demo all elevated concrete slab decks, framing and railings and replace them with new framing and properly detailed concrete slabs or waterproof decking system.

Budgets: - Replace Elevated Concrete Decks \$ 38 to 45,000.00

Roof and Gutters

1. A full roofing assessment was conducted and determined that the complete roofing system needs replacement. The asphalt roof shingles are weathered to the end of their useful life. Full granule loss, wear and asphalt oxidation has left the shingles brittle and worn down to the reinforcement fibers.
2. It has been noted that the source of water intrusion into the walls appears to have been from failing seams in the original internal roof gutters. The gutter systems are integrated into the framed roof structure directly above the damaged walls. The current gutters are not leaking and appear to have been recently replaced with new welded stainless gutters which has limited the ongoing damage to the walls below. Further improvement could be made to the gutter system with the installation of a PMMA liquid membrane liner being placed in the gutters.
3. Significant damage has occurred to the translucent roofing panels on the western overhang of the building. Heavy winds have broken the older brittle fiberglass panels from the roof and left no protection for the west wall components of the building. Similar concerns are noted for the northern translucent panels over the elevated concrete deck and main entry to the pro shop where many roofing panels are missing.

Suggested Repairs:

- a. Tear off existing shingle roofing and replace it with new metal Panel or shingle roofing system.
- b. Replace all translucent roofing panels with new heavy duty translucent FRP roofing panels.
- c. Install new PMMA membrane liner in gutters to protect from future sheet metal seam failures.

Budgets: - New Shingle Roofing \$ 28 to 36,000.00
 - New PMMA Gutter Liners \$ 15 to 18,000.00
 - New Standing Seam Metal Roofing \$ 65 to 80,000.00
 - New FRP Skylight Panels \$ 37 to 42,000.00

Interior Damages

4. Moisture damage identified in the basement floor of the building includes sheet rock damage on the ceilings of the club repair shop that developed from past plumbing line failures. Re-piping work has been completed but the subsequent sheetrock ceiling repairs are not done and should be completed to maintain fire code compliance for the basement ceiling.
5. Additional water damage in the basement was identified in the cart storage room adjacent to the water filter system and ice maker. Condensation lines and filter piping for the ice machine continue to leak and have saturated the adjacent sheet rock walls which are developing mold growth.

Suggested Repairs:

- a. Complete sheet rock patching and painting of the ceiling.
- b. Repair leaking condensate line and filter of the ice machine.
- c. Remove damaged sheetrock from adjacent walls, treat wood framing for mold and replace and paint sheetrock.

Budgets: - Complete GWB Patch Repair and Painting \$ 16 to 20,000.00


Exterior Storm Drainage

6. It is our understanding that an ongoing storm water collection concern for the site has caused intermittent flooding of the basement floor. The cause and resolution of that situation is being reviewed by your internal department personnel for a suggested solution.

In summary our final evaluation finds that the main structure of the building is in sound condition and fit for use. The problem areas discovered mainly surrounding moisture infiltration will require substantial repairs to the southern walls, all interior finishes of the restrooms and likely the roof. Sheet rock wall and ceiling repairs will also be required in the basement but are minor in comparison to the upper floor conditions. The exterior elevated concrete slab decks are developing into a safety concern as the supporting structure continues to decay and risk collapse.

We hope this will give you an adequate base line of information to assist in your discussions and review of the current assessment. Please contact us for further clarification or to discuss any additional items you may have at this time.

Sincerely,
PACIFIC TECH CONSTRUCTION INC.


Mark W. Backstrom A.I.A.
Architect / Industrial Division Manager

Attachments:

- Photo log of inspection items.
- Infrared Scan Report



Decorative exterior siding around back patio showing signs of rot



Decorative exterior siding beginning to rot away behind sales wall



Trim on exterior bathroom siding has also begun to rot away



Exterior bathroom siding has degraded away in many places causing holes allowing for moisture to enter



Close up of hole on exterior bathroom siding



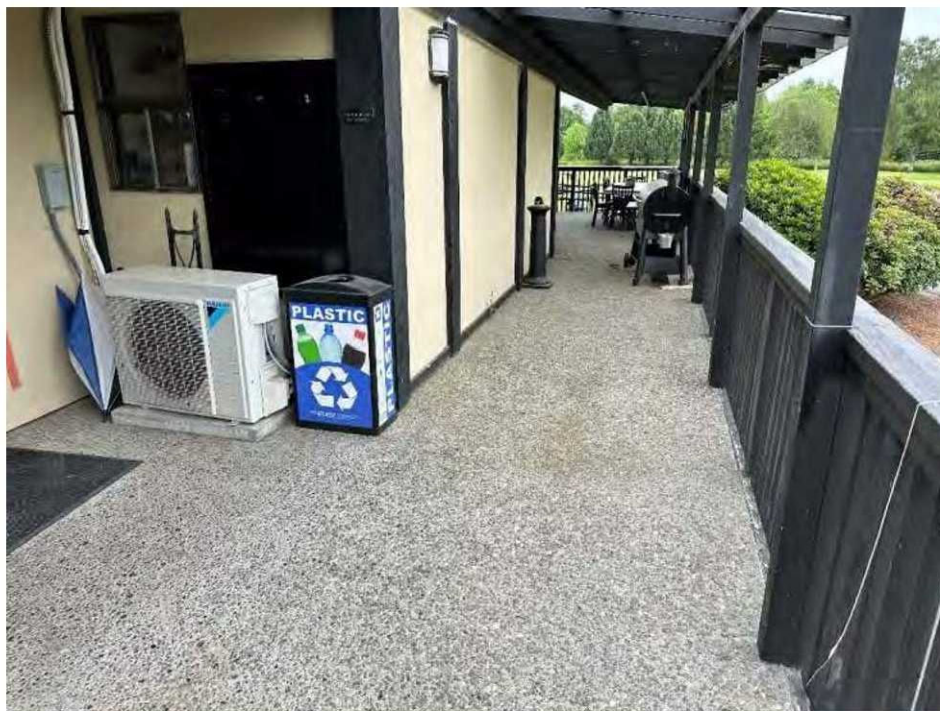
Large area of exterior siding rot damage behind bathroom walls



Inside of bathroom wall from exterior showing signs of mold growth and bug infestation



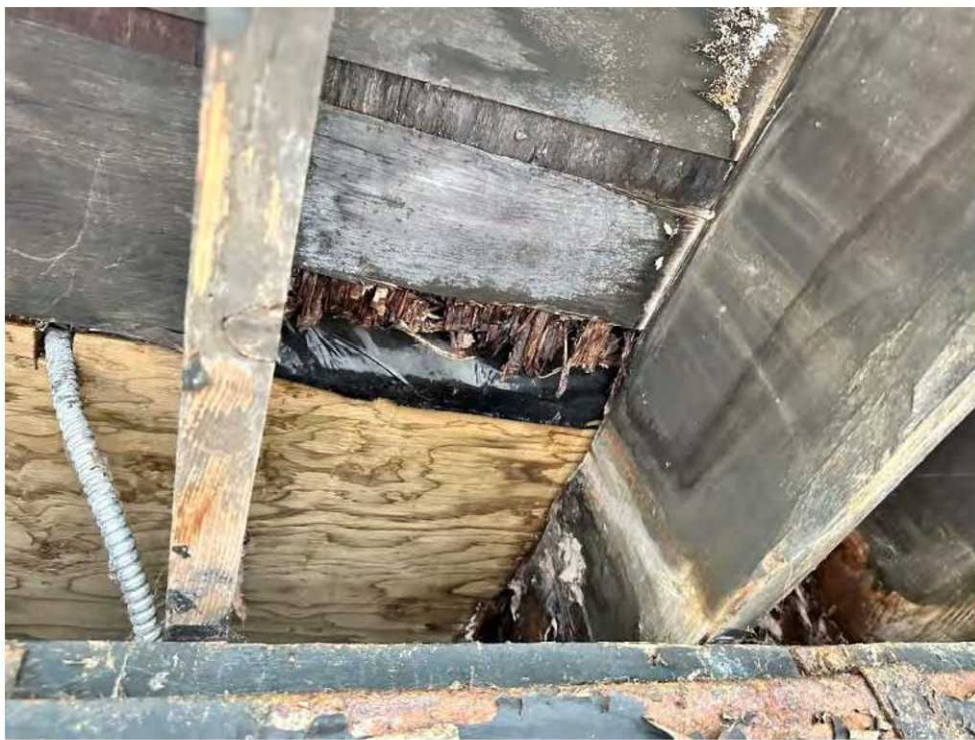
Inside of bathroom wall from exterior showing signs of mold growth and bug infestation



Back concrete patio



Sagging beams holding up concrete patio



Deck rot under concrete patio



Water damage under concrete patio



Deck rot under concrete patio



Deck rot under concrete patio



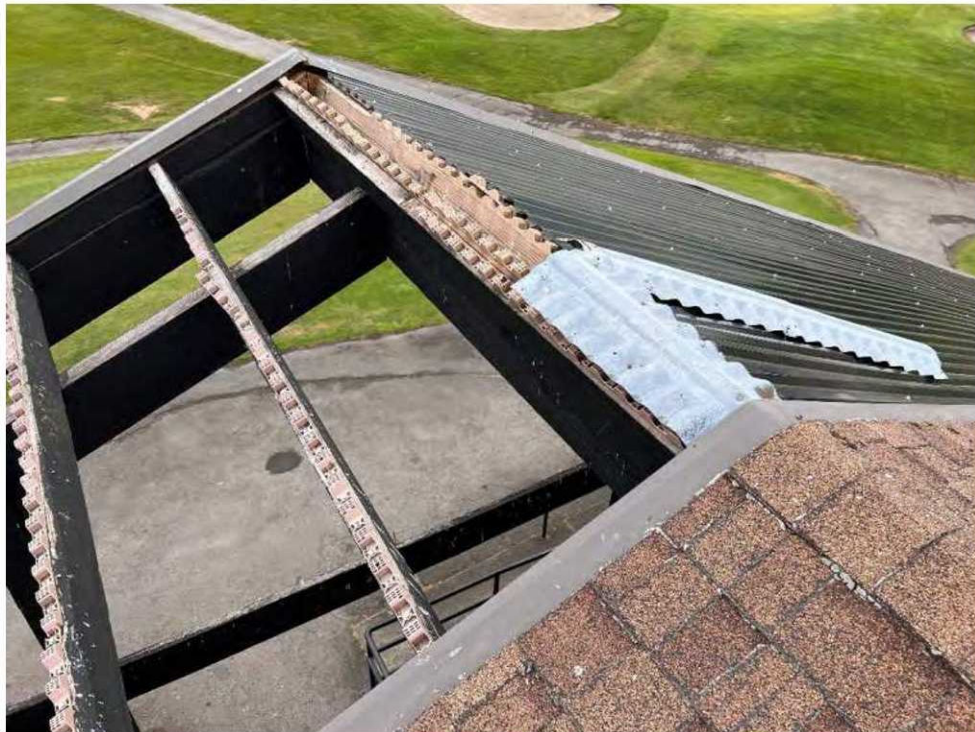
Degradation and missing granules on the shingles



Degradation and missing granules on the shingles



Inside of gutter could be sealed to prevent future leaks



Missing daylight roof panels on overhang



Missing panels on the overhang above the back patio



Missing panels on the overhang above the back patio



Wet sheetrock behind ice chests in basement



Water damaged framing behind ice chests in basement



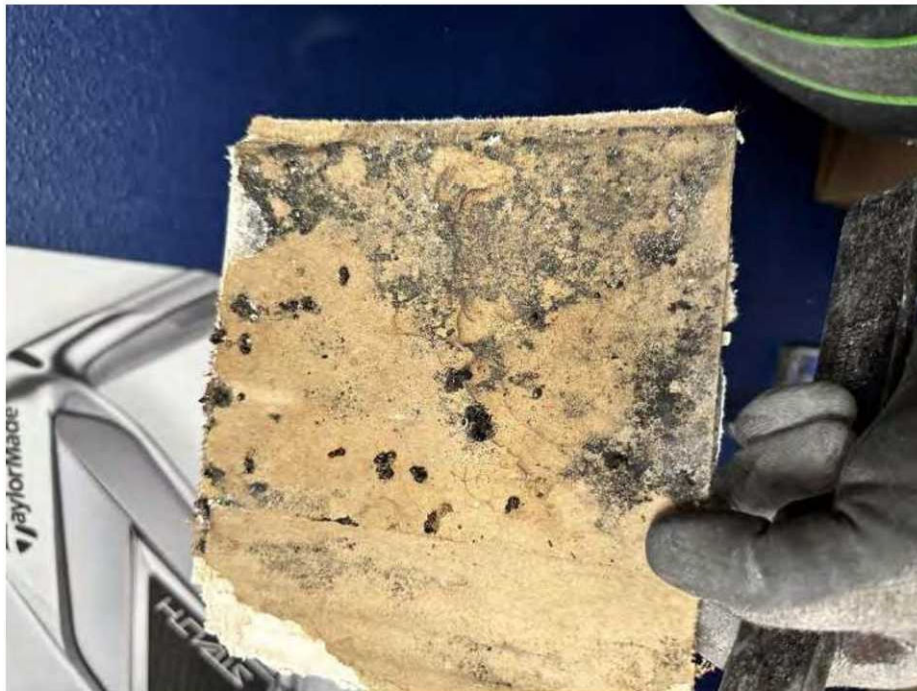
Water damaged sheetrock behind basement ice chests



Mold growth on sheetrock behind basement ice chests



Women's bathroom sheetrock and insulation damage



Men's bathroom mold growth on inside of sheetrock



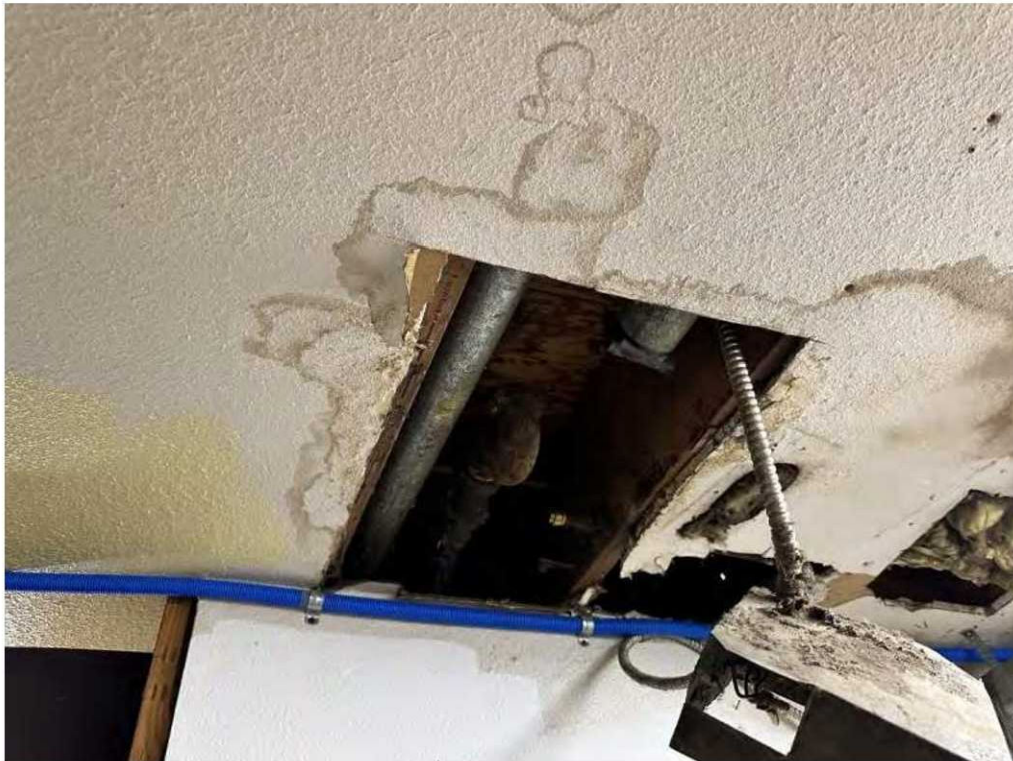
Men's bathroom sheetrock and insulation damage



Exterior wall outside men's bathroom showing mold growth



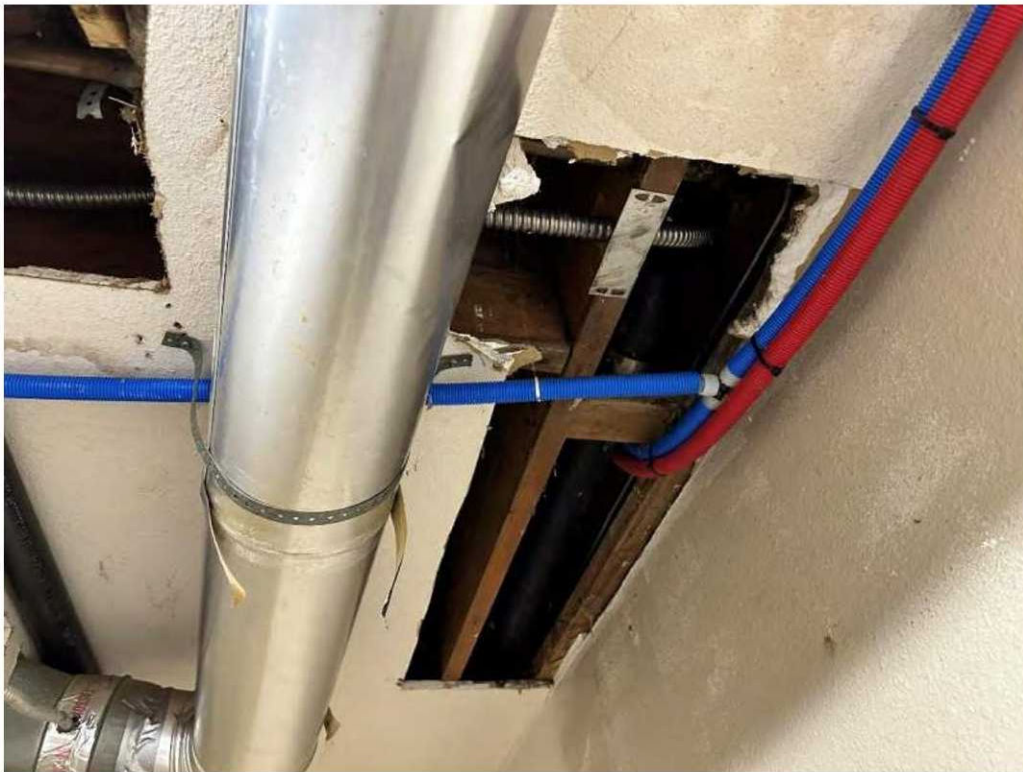
Exterior wall outside men's bathroom showing mold growth



Downstairs storeroom ceiling showing water damaged sheetrock

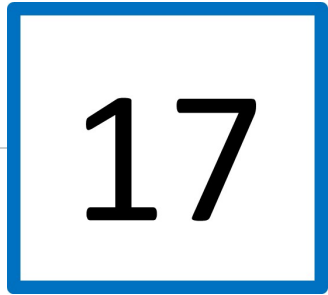


Downstairs storeroom ceiling showing water damaged sheetrock



Downstairs storeroom ceiling showing water damaged sheetrock

Executive Office Remodel



Overview

Request Owner	Sabrina Fraidenburg, Human Resources Director
Est. Start Date	06/01/2024
Est. Completion Date	12/31/2025
Department	Human Resources
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

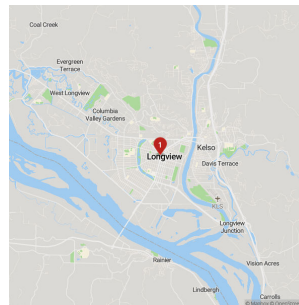
I am requesting an architectural assessment and recommendations on better utilization of the space in the Executive Office. As well as capital to construct the selected recommended updates. This will provide adequate office spaces, provide appropriate restrooms, utilize the space more effectively, and update hallways and doorways to be ADA compliant.

Details

Type of Project	Refurbishment
-----------------	---------------

Location

Address: 1525 Broadway Street



Supplemental Attachments

 [Remodel Executive Office Quote\(/resource/cleargov-prod/projects/documents/d8c7beee0cebf9197397.pdf\)](/resource/cleargov-prod/projects/documents/d8c7beee0cebf9197397.pdf)

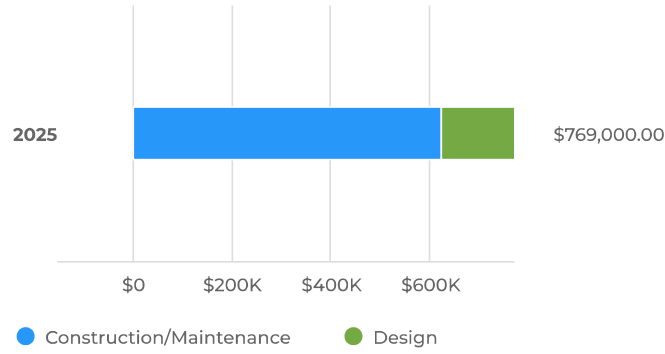
Capital Cost

FY2025 Budget
\$769,000

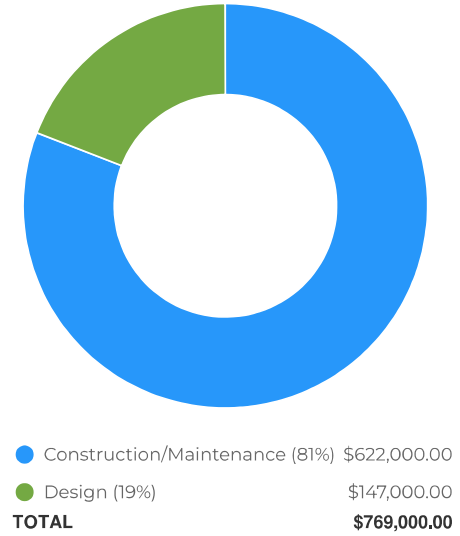
Total Budget (all years)
\$769K

Project Total
\$769K

Capital Cost by Year



Capital Cost for Budgeted Years

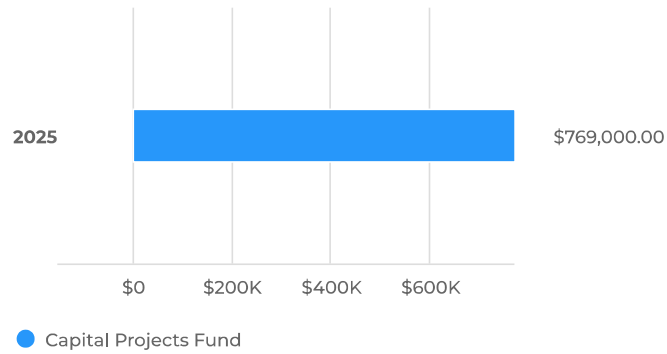


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Design	\$147,000	\$147,000
Construction/Maintenance	\$622,000	\$622,000
Total	\$769,000	\$769,000

Funding Sources

FY2025 Budget **\$769,000** Total Budget (all years) **\$769K** Project Total **\$769K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$769,000	\$769,000
Total	\$769,000	\$769,000



Estimate of Probable Total Project Costs as of: 1/12/2024

PROJECTION INFORMATION:			
Name:	Executive Office Remodel (Estimated 10 Partion Wall Modifications)	Start Date:	
Status:	Programing Estimate Risk Level 30%	Engineer:	Samuel Barham
CIP #:		Contract #:	
Project Cost Range:	\$500,000 to \$999,999	Sale Taxed:	Yes
		Tax:	8.20%
TOTAL PROJECT ESTIMATED PROGRAM COST:			768,800

Preliminary Engineering - Design, Management, and other soft costs (PE)			
- Design (DS)	23.0%	\$	135,000
In house Design & PSE Development	0.0%	\$	0
Consultant Design & PSE Development	20.0%	\$	117,400
Internal Engineering Support & Review	3.0%	\$	17,600
- Project Management for Design (PM)	1.0%	\$	5,900
- Administration (AD)	1.0%	\$	5,900
- Environmental & Permitting for Design(EP)	0.0%	\$	0
Environmental EIS & SEPA Support & Review	0.0%	\$	0
Legal	0.0%	\$	0
Local/State/Federal Review / Permitting	0.0%	\$	0
Subtotal PE	25.0%	\$	146,800

Right of Way, Real Estate, or Relocation Services (RW)	1 LS	\$	0
---	-------------	-----------	----------

Subtotal Direct Construction Costs incl. WA Sales Tax (see Engineer's Estimate for Details)			
Project Planning, Funding, and Scoping Change Allowance (Project Status)	30.0%	\$	108,000
Escalation (Calc to mid-point of Const) Months: 12	3.0%	\$	10,800
Other Direct Construction (ODC) Costs:			
Project Consultant Services Subcontract & Direct Labor (not in major Contract)	1 LS	\$	
Maintenance Support	1 LS	\$	
City Furnished Material / Equipment	1 LS	\$	
Utilities Connection Fees & Bills during Construction	1 LS	\$	
Contingencies (Cont):			
Major Construction Cont.	15.0%	\$	54,000
Additional unknown Environmental / Hazmat / Mitigation Cont.	0.0%	\$	0
Dewatering & Boiling Sand Potential (Deep Excavation)	0.0%	\$	0
Dry rot or unseen structural member damage	15.0%	\$	54,000
Estimate of Probable Construction Contract Cost (CN)	63.0%	\$	586,800

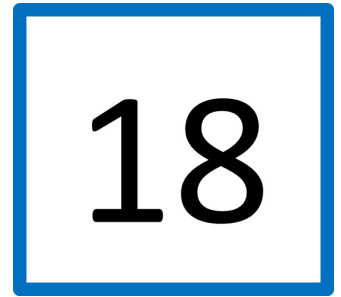
Construction Engineering, Management & Other Soft Cost (CE)			
- Project Management Construction(PM)	1.5%	\$	8,800
- Construction Management (CM)	2.5%	\$	14,600
Construction Management	2.0%	\$	11,700
Submittal Review	0.5%	\$	2,900
In house Inspection	0.0%	\$	0
Consultant Inspection	0.0%	\$	0
Material Sampling & Testing	0.0%	\$	0
- Administration (AD)	1.0%	\$	5,900
- Environmental & Permitting for Construction (EP)	1.00%	\$	5,900
Environmental, Water, Stormwater, Etc. Permits & Review	0.00%	\$	0
Building Permits & Review	1.00%	\$	5,900
- Risk of third party damage claims (CL)	0.0%	\$	0
Subtotal CE	6.0%	\$	35,200

Estimated CN (Hard Cost)	76.3%	\$	586,800
Estimated PE + RW + CE (Soft Cost)	23.7%	\$	182,000
Total Project Estimated Program Cost		\$	768,800

Windows for the criminal prosecutors Annex building

Overview

Request Owner	Dana Gigler, City Attorney
Est. Start Date	02/28/2025
Est. Completion Date	03/08/2025
Department	Legal
Request Groups	Capital Projects Funds
Type	Capital Improvement
Project Number	CIP #2228



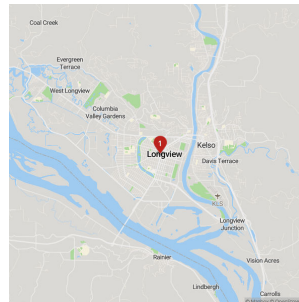
Description

Criminal prosecutors will be moving in to the Annex building. The windows are original 1970s windows and need replacing with updated energy-efficient windows.

Details

Type of Project	New Construction / Remodel existing structure
-----------------	---

Location



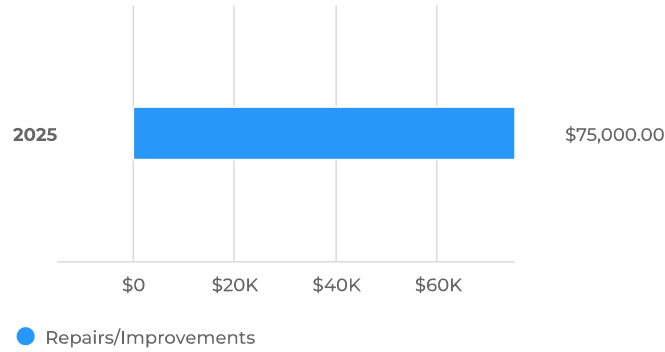
Capital Cost

FY2025 Budget
\$75,000

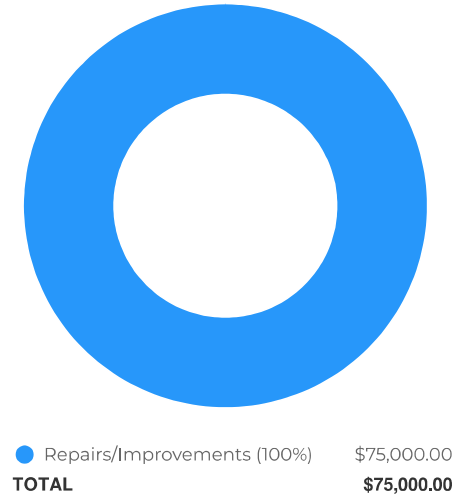
Total Budget (all years)
\$75K

Project Total
\$75K

Capital Cost by Year



Capital Cost for Budgeted Years

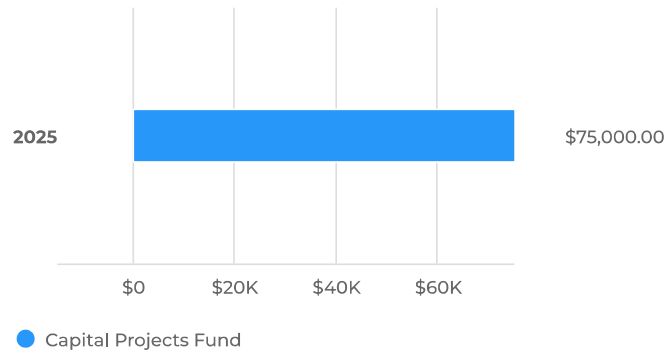


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Repairs/Improvements	\$75,000	\$75,000
Total	\$75,000	\$75,000

Funding Sources

Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$175,000	\$75,000	\$75K	\$250K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown			
Funding Sources	To Date	FY2025	Total
Capital Projects Fund	\$175,000	\$75,000	\$250,000
Total	\$175,000	\$75,000	\$250,000

Restroom renovation



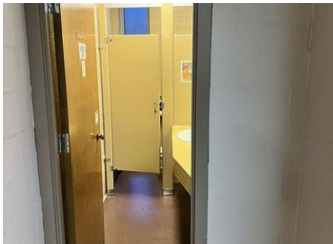
Overview

Request Owner	Jacob Cole, Library Director
Est. Start Date	02/03/2025
Est. Completion Date	03/03/2025
Department	Library
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

Currently, there is not an ADA accessible on the Main floor of the Longview Public Library. The small staff restroom could be renovated to make a restroom accessible to all patrons. The door would be widened, the sink replaced with a smaller size, grab bars added, and the removal of the stall divider. The amount and timeline listed is only a guess as an estimate from Facilities has not made an estimate yet. There may be money available from Accessibility.

Images



Current Staff restroom



Current Staff restroom

Not ADA compliant and would not adequate to serve the public.

Details

Type of Project	Refurbishment
-----------------	---------------

Location



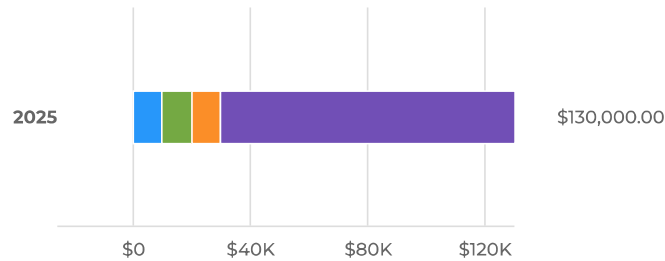
Capital Cost

FY2025 Budget
\$130,000

Total Budget (all years)
\$130K

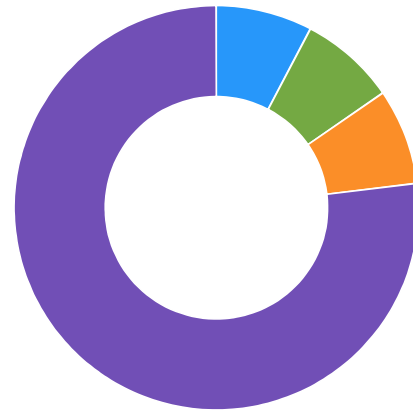
Project Total
\$130K

Capital Cost by Year



- Design
- Furniture and Fixtures
- Planning
- Repairs/Improvements

Capital Cost for Budgeted Years



- Design (8%) \$10,000.00
- Furniture and Fixtures (8%) \$10,000.00
- Planning (8%) \$10,000.00
- Repairs/Improvements (77%) \$100,000.00
- TOTAL** **\$130,000.00**

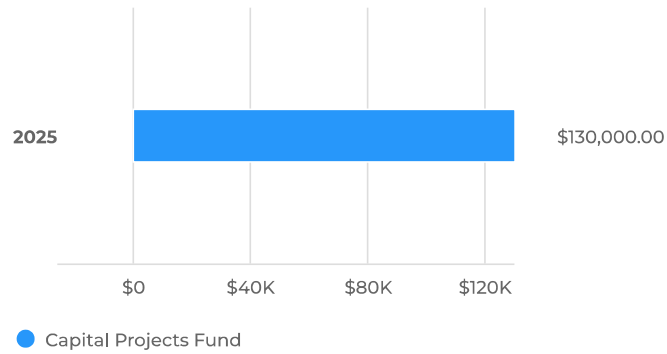
Capital Cost Breakdown

Capital Cost	FY2025	Total
Planning	\$10,000	\$10,000
Design	\$10,000	\$10,000
Repairs/Improvements	\$100,000	\$100,000
Furniture and Fixtures	\$10,000	\$10,000
Total	\$130,000	\$130,000

Funding Sources

FY2025 Budget **\$130,000** Total Budget (all years) **\$130K** Project Total **\$130K**

Funding Sources by Year

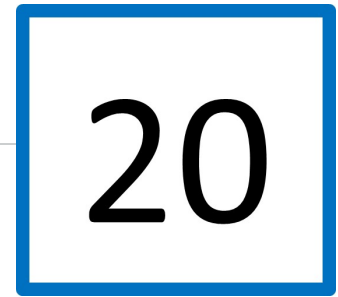


Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$130,000	\$130,000
Total	\$130,000	\$130,000

Library Shelving



Overview

Request Owner	Jacob Cole, Library Director
Department	Library
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

Shelves located on the main Reading Room floor that hold audiobooks, DVDs, and paperback books, are falling apart. The shelves are bowing, the kick plates are eroded, and they can no longer be moved without falling apart or breaking. The space cannot be used for the variety of events and programs the Library would like to provide for the public because the shelves are immovable. Many of the shelves do not match and are an eyesore. The Library Foundation is willing to pay half of the cost of this purchase what has been entered is the City's half.

Images



Shelving replacement



Shelving replacement



Shelving replacement

These shelves are damaged, mismatching, and a general eyesore.



Shelving replacement



Shelving replacement

Details

New Purchase or Replacement Replacement

Supplemental Attachments

 [Sales Quote\(/resource/cleargov-prod/projects/documents/92d6170e450649e47235.pdf\)](/resource/cleargov-prod/projects/documents/92d6170e450649e47235.pdf)

This is what we would like to purchase. The vendor is on the OMNIA vendors contract.

 [Shelving Drawings\(/resource/cleargov-prod/projects/documents/1f9bc532a595fcdcedf.pdf\)](/resource/cleargov-prod/projects/documents/1f9bc532a595fcdcedf.pdf)

This is what we would like to purchase. The vendor is on the OMNIA vendors contract.

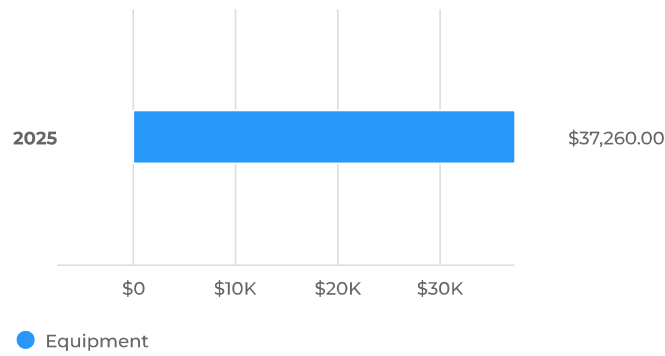
Capital Cost

FY2025 Budget
\$37,260

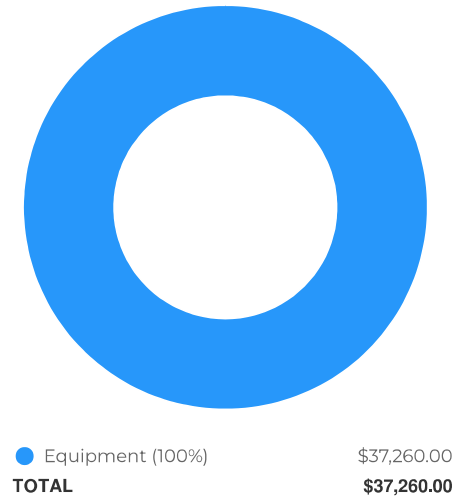
Total Budget (all years)
\$37.26K

Project Total
\$37.26K

Capital Cost by Year



Capital Cost for Budgeted Years

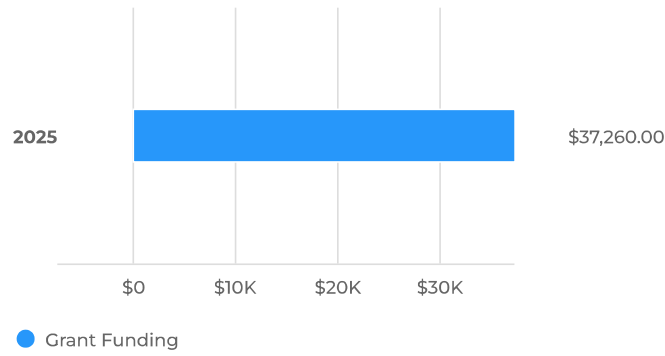


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Equipment	\$37,260	\$37,260
Total	\$37,260	\$37,260

Funding Sources

FY2025 Budget **\$37,260** Total Budget (all years) **\$37.26K** Project Total **\$37.26K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Grant Funding	\$37,260	\$37,260
Total	\$37,260	\$37,260

Southwest Solutions Group, Inc.

Georgetown Squared, Suite 463
5601 - 6th Avenue South
Seattle, WA 98108



Quote # 138021-B

Date: October 11, 2023

Project # 119162

Page 1 of 4

Quote valid for 30 days.

[***,southwestsolutions.com](http://southwestsolutions.com)

BILL TO:

Jacob Cole
City of Longview
1600 Louisiana St
Longview, WA 98632

INSTALL TO:

Jacob Cole
City of Longview
1600 Louisiana St
Longview, WA 98632

SALESPERSON	QUOTE NAME	PAYMENT TERMS	LEAD TIME
Doug Winger dwinger@southwestsolutions.com (206)498-8035	Mobile Library Carts	Net 30 - Billable upon delivery, payment due in 30 days	8 to 10 weeks (after receipt of order)

LIBRARY CARTS

#	DESCRIPTION	LINE TOTAL
1	Per Drawing: 119162-1A ETO 8-30-23 Per Drawing: 119162-1A ETO 8-30-23	\$68,817.01
	1	

LIBRARY CARTS:

- 18 - Double Sided Library Carts, 73 27/32" long x 16 5/8" deep x 42" high with 3 shelf level per face,
- * 3/4" thick laminate tops and end panels with 2MM PVC edge-band on all edges
- * Welded base with (4) 4" swivel casters with two having brakes
- * Full metal backs to keep items from pushing through to other side of shelving
- * Overall Height: 50 11/16"
- * This provides a capacity of 7,560 lineal inches

Your investment includes

- * Freight
- * Inside delivery
- * complete installation
- * Removal of all packaging
- * Wages at current prevailing wages
- * Hours/days - Normal

Per OMNIA Partners Contract, orders are to be placed with:

Southwest Solutions Group
2535 East State Highway 121, Suite 110-B
Lewisville, TX 75056

So that we may process your order in a timely manner, please address contract as shown above.

OMNIA Contract No: R191808

Contract end date: April 30, 2024

Includes all design services, manufacturing, packaging, freight, inside delivery, installation by factory certified (prevailing wage) technicians during normal business hours, cleanup of area, removal of all debris, and warranty. Assumes clear access to all loading docks, elevators and installation sites. Seismic-rated equipment, calculations and permitting are not included unless otherwise specified.

Pricing quoted combines the economies to scale to offer you the most favorable pricing. If all quoted equipment or areas are not ordered, shipped and installed together, changes to your quote will result.

Because of market volatility impacting freight/shipping rates, fuel, and steel, this quote is valid for 30 days. Orders placed after that will be subject to a 5% price increase. Lead times are subject to change until time of purchase.



Southwest Solutions Group, Inc.

Georgetown Squared, Suite 463
5601 - 6th Avenue South
Seattle, WA 98108



Quote # 138021-B

Date: October 11, 2023

Project # 119162

Page 2 of 4

Quote valid for 30 days.

[***,southwestsolutions.com](http://southwestsolutions.com)

BILL TO:

Jacob Cole
City of Longview
1600 Louisiana St
Longview, WA 98632

INSTALL TO:

Jacob Cole
City of Longview
1600 Louisiana St
Longview, WA 98632

SALESPERSON	QUOTE NAME	PAYMENT TERMS	LEAD TIME
Doug Winger dwinger@southwestsolutions.com (206)498-8035	Mobile Library Carts	Net 30 - Billable upon delivery, payment due in 30 days	8 to 10 weeks (after receipt of order)

LIBRARY CARTS

#	DESCRIPTION	LINE TOTAL
		Subtotal: \$68,817.01
		Plus Applicable Sales Tax:
		Total: \$68,817.01

Financing and leasing options are available. Call for details.

[We accept Credit Cards and eChecks.](#)

Credit Card payments over \$25,000 are subject to a 2.50% Convenience Fee. No Convenience Fee on eChecks. Southwest Solutions Federal Tax ID #: 75-2703228

Authorized Signature: _____

Date: _____

P.O. #: _____





***.southwestsolutions.com

Scope of Work

The following are the responsibilities of Southwest Solutions Group (SSG) and Client to ensure the completion of the project in an efficient, timely manner. The items and services listed in this section, unless otherwise specified herein, have not been included in the equipment or services pricing and will be the responsibility and at the expense and liability of Client.

BY SSG	
TYPE	DESCRIPTION
General	All charges associated and incurred for manufacturing, freight, local delivery, installation, cleanup, staff training, and warranty, unless specified otherwise.
Installation	Complete turnkey installation services by factory certified technicians and training of staff. All installation to take place during normal business hours (8:00 a.m. to 5:00 p.m. Monday-Friday). If work is required outside of these hours, overtime charges will apply.
Warehouse Storage	Provide two (2) weeks cost-free storage at local warehouse. When additional storage time is needed due to a change in customer requirements, warehouse storage charges will be accrued at the rate of: \$3.00 per hundred weight per month up to 90 days, \$7.50 per hundred weight per month over 90 days.
Direct Ship	Coordinate manufacturing to meet required delivery schedules. Includes all charges associated and incurred for freight, dock to dock delivery and warranty.
Design	Provide accurate representations of equipment in the client's space, based on site verification or CAD/Revit created layouts. Includes recessed rail detail, power requirements, data requirements and/or floor loading information as available and applicable.
Project Management	Assign a designated Project Manager to communicate and coordinate logistics and delivery of material ship dates with manufacturer. Communicate, update and revise project timelines when applicable. Schedule installation crews based on material arrival dates.
Recessed Rail Requirements	Will provide rail centers and trough requirements to contractor as applicable.
Installation Technicians	Provide trained technicians to complete installation of equipment per the approved drawing. Technicians shall perform work in a professional, safe and courteous manner, and according to predetermined and agreed upon completion dates.
Service	Provide training, on-site and phone support as needed for repairs and preventative maintenance of equipment. (Outside of Warranty/Service Agreement normal hourly rates, travel and parts apply)
Extended Warranty/Service Agreements	Offer an optional extended warranty and service agreement. Maintain equipment through a purchased service program after the original Manufacturer's warranty expires.

BY CLIENT	
TYPE	DESCRIPTION
Receipt of Freight	Quote is based on standard truck delivery directed to a dock facility that is designed to receive freight. All other special services, such as, but not limited to: Pre-notification prior to delivery, limited access/non-commercial, residential, government, school deliveries, lift gate, inside deliveries, etc. are available for additional charges and will be billed accordingly.
Direct Ship	Indicate any lift gate, limited access, special delivery requirements to SSG for coordination of freight services.
Drawing Approval	Approve and sign SSG provided design drawing so that materials can be ordered to meet delivery and installation schedule. Design drawing will include "in space" representation of the equipment and its requirements. Lead times begin after receipt of drawing approval.
Access to Work Area	Provide unobstructed space within the site of installation to permit the incorporation of the systems as shown on any drawings that form a part of this Agreement. Prepare the work site to permit the unloading, installation, testing and acceptance of the equipment. If area is not precleared prior to installer's arrival, additional charges will be applied. Provide hoisting and elevator services for SSG equipment and personnel.
Building Obstructions	Remove and/or relocate any building obstructions, such as ducting, lighting fixtures and wiring, drains, piping, structural steel, electrical wiring, conduit, etc. which interfere with the equipment clearances. Provide sprinkler and fire safety devices including sprinkler design. Ensure that all equipment will pass through building access doors or other openings as necessary.
Foundation Preparation	Provide verification through facility management or other certified engineer of floor's weight carrying capacity to properly hold equipment (floor load). Provide location information of any conduit running through concrete floors (drilling may be required).
Modifications to Room Dimensions	If room dimensions differ from those provided in proposal, it is the responsibility of the client to inform SSG at least 4 weeks prior to shipping time to delay shipment from factory. Modifications after purchase orders (change orders) are processed by SSG are subject to delayed shipment and installation, and price increases.
Project Delays	It is the responsibility of the client to inform SSG at least 4 weeks prior to acknowledged ship date. If the installation site is not ready when scheduled work is to be performed and our technicians have been dispatched, a \$325.00 trip charge will be added. Please provide a minimum of 72 hours notice to reschedule installation. Modifications after purchase orders (change orders) are processed by SSG are subject to delayed shipment and installation, and price increases.
Loading of Contents	Transfer contents of existing system into new system unless option chosen to have movement of material handled by SSG's moving teams.
Product Training	Provide personnel for a scheduled product training session. Includes one training session for staff.

HIGH-CAPACITY STORAGE SYSTEM WITH RAIL INSTALLATION, IF APPLICABLE	
TYPE	DESCRIPTION
Floorless Requirements	Floorless High-Capacity System should be installed on solid concrete floor or VCT covered concrete floor. Any existing carpet must be removed prior to installation at the rail's locations. Floor levelness should meet standard General Contractor code of 1/8" over 10'. If your floor does not meet these minimum standards, it will result in a different rail/subfloor system being provided, or your existing concrete floor leveled to meet the standard at your expense.
Recessed Rail Requirements/Foundation Preparation	Provide backfill of cement into troughs. Provide verification through facility management or other certified engineer of floor's weight carrying capacity to properly hold equipment. It is recommended that the slab have a minimum thickness of 5" with a capacity rating of 4,000 PSI. Verify that the concrete slab possesses the minimum levelness specification of 1/4" over a 20' span. Provide location information of any conduit or post-tension cables running through concrete floors (drilling may be required). Sonogramming or X-Ray of floor not included.
Electrical Preparation	If hardwired electrical system is selected, provide dedicated 120 VAC, 60 HZ, 20-amp circuit that must be hardwired by a certified electrician compliant with local Electrical Codes. If plug in electrical system is selected, provide dedicated/isolated 120 VAC, 60 HZ, 20-amp circuit with a 20-amp outlet that must be hardwired by a certified electrician compliant with local Electrical Codes. Multiple outlets may be required based on moving system design.

CAROUSEL AND LIFT INSTALLATION, IF APPLICABLE	
TYPE	DESCRIPTION
Electrical Preparation	Provide all electrical utility outlets and wiring as required and as noted on drawing supplied by SSG. Provide suitable electric current, lighting, compressed air, water, heat, precise power, and air drop locations as required for installation, testing, acceptance, and operation of the system. Client is to supply power drops from the plant power supply up to, and including, disconnects at each control panel. All power and hardware shall be in accordance with the applicable electrical codes.
Material Handling Responsibilities	Perform unloading and carting of materials and equipment by appropriate personnel from the common carrier to a safe storage area at the installation site. (Unless this service is accepted as proposed on the price page of this Agreement.) Machine crates to remain unopened until technicians' arrival. Collect and remove all packing materials from equipment shipping. SSG is responsible to maintain a clean work area and place trash in Client provided containers. SSG personnel will provide and operate lift truck equipment within Client's facility. Provide hoisting and elevator services for SSG equipment and personnel.
Vertical Storage Training	Ensure that Client's personnel attend and participate in scheduled training sessions. Includes one training session for staff.
Loading of Vertical Storage	Perform installation of any trays, totes, dividers, drawers, or other accessories in the storage unit after the installation is completed. Provide for the physical loading of inventory and any containers into the system, stock counting, building the inventory database and back-up systems and procedures for use in integrating the system into the existing operation.

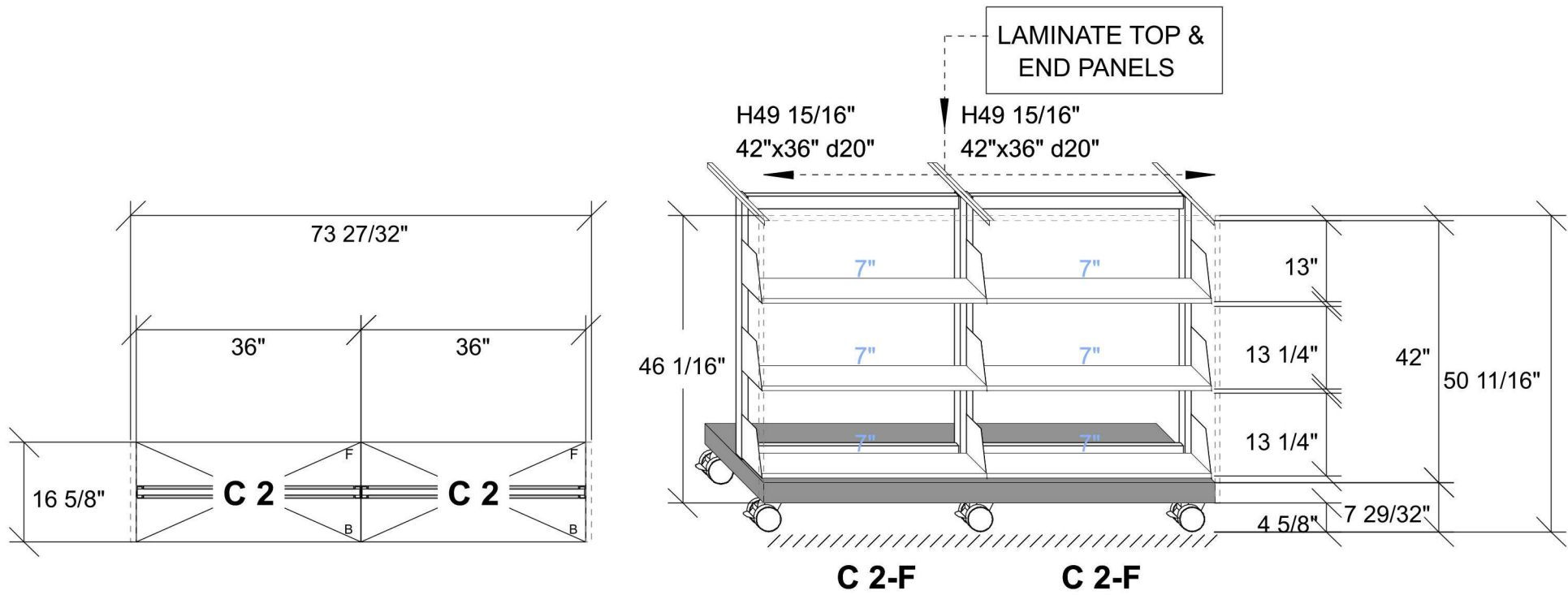


[***.southwestsolutions.com](http://www.southwestsolutions.com)

Terms, Conditions & Warranty

The following terms and conditions form a part of the agreement between Southwest Solutions Group, Inc. ("SSG") and the party executing this proposal ("Customer") relating to the installation of that certain equipment more fully described above (collectively, the "Equipment").

1. **WARRANTY.**
 - (a) The Equipment is provided to Customer with a limited warranty on parts and materials, excluding usual wear and tear.
 - (b) Except as provided for above, SSG hereby disclaims all warranties and representations with respect to the Equipment or SSG's installation services, whether express, implied, or otherwise, INCLUDING THE WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, NON-INFRINGEMENT, TITLE, USE, OR QUIET ENJOYMENT. No rights or remedies referred to in Article 2A of the Uniform Commercial Code, including any variations thereon as may be in effect in the state in which Customer is located, will be conferred on Customer unless expressly granted herein. No oral or written information or advice given by SSG or its owners, agents, or employees shall create a warranty or in any way increase the scope of any warranty provided herein. SSG shall have no responsibility if the Equipment has been altered or misused by any party other than SSG in any way.
2. **LIMITATION OF LIABILITY.**
 - (a) SSG shall not be liable to Customer or any third party for any indirect, special, incidental, punitive, cover, or consequential damages (including, but not limited to, damages for the inability to use equipment or access data, loss of business, loss of profits, business interruption, or the like), arising out of the use of, or inability to use, the Equipment, and based on any theory of liability including breach of contract, breach of warranty, tort (including negligence), product liability, or otherwise, even if SSG had or should have had any knowledge, actual or constructive, of the possibility of such damages and even if a remedy set forth herein is found to have failed of its essential purpose.
 - (b) SSG's total liability to user for actual damages for any cause whatsoever will be limited to the amount actually paid by Customer to SSG for the Equipment. The foregoing limitations on liability are intended to apply to all aspects of this proposal.
3. **BASIS OF BARGAIN.** The foregoing warranty disclaimers and limitations on liability are fundamental elements of the basis of this proposal and agreement between SSG and Customer. SSG would not be able to provide the Equipment and associated installation services on an economic basis without such limitations. Such warranty disclaimers and limitations on liability inure to the benefit of the suppliers of the Equipment.
4. **INDEMNIFICATION.** Customer hereby agrees to indemnify, defend, and hold harmless SSG from and against any and all claims, suits, causes, actions, liabilities, damages, expenses, legal fees, and obligations of any kind arising out of or from, either directly or indirectly, Customer's breach of any provision, term, or condition of this proposal.
5. **NOTICE.** All notices or other communication required or permitted by this proposal to be served on or given to either party to this proposal by the other party must be in writing to primary address of party as indicated in this proposal and shall be deemed duly served and given when personally delivered, by receipted delivery, to the party to whom it is directed or, in lieu of such personal service, when sent by confirmed facsimile transmission, by registered or certified U.S. mail, or overnight delivery.
6. **SECURITY INTEREST.** Until such time as SSG has been paid in full for the Equipment and all related installation services, regardless of whether or not any invoice may be disputed by Customer, Customer hereby grants to SSG a security interest in the Equipment and authorizes SSG to perfect such security interest through the filing of Uniform Commercial Code financing statements. Customer agrees to cooperate with all reasonable requests of SSG relating to the granted security interest and, should SSG opt to exercise its rights of recovery of the Equipment for failure of Customer to pay for the same, Customer shall permit SSG entrance to the facilities where the Equipment is located upon reasonable notice of the same and during reasonable hours.
7. **MISCELLANEOUS.**
 - (a) **Governing Law; Venue.** This proposal shall be construed and enforced under and in accordance with the laws of the State of Texas, without regard to conflicts of laws principles. The language in this proposal shall be interpreted as to its fair meaning and not strictly for or against any party. The parties exclusively in Dallas County, Texas.
 - (b) **Late Fees; Disputes.** All overdue payments to SSG shall incur interest in the amount of 1.5% per month, or such lesser rate as may otherwise be required by law. Customer agrees SSG shall be entitled to recover reasonable attorneys' fees and court costs expended in connection with any litigation or legal action initiated to enforce the provisions of this proposal.
 - (c) **Entire Agreement.** This proposal constitutes the entire agreement of the parties and supersedes any prior understandings or written or oral agreements between the parties respecting this subject matter, including, but not limited to, any representations made in any presentation or proposal submitted or provided prior to the execution date of this proposal. Except as otherwise expressly referenced herein, there are no other understandings or agreements between the parties regarding this subject matter.
 - (d) **Amendment.** This proposal may not be amended or modified except by a written instrument executed by each party's respective authorized representatives.
 - (e) **Successors and Assigns; Assignment.** This proposal shall bind and inure to the benefit of and be enforceable by the parties hereto and their respective successors, heirs and personal and legal representatives, but no assignment shall relieve any party of its obligations hereunder. Customer may not assign this Agreement or any portion thereof without the prior written consent of SSG. SSG may assign this proposal or any portion thereof without providing written notice to Customer. Any attempted assignment in violation of this will be null and void. SSG shall be permitted to subcontract or delegate to third parties the performance of any or all of the services contemplated herein.
 - (f) **Waiver.** No provision hereof shall be deemed waived unless such waiver shall be in writing and signed by an officer of the waiving party. Any failure by a party to require strict performance by the other party or any waiver by a party of any breach of any provision of this proposal shall not constitute a continuing waiver or a waiver of any subsequent breach of the same or a different provision of this proposal.
 - (g) **Severability.** In case any one or more of the provisions contained in this proposal shall for any reason be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision of this proposal, and this proposal must be construed as if the invalid, illegal, or unenforceable provision had never been contained in this proposal.
 - (h) **Survival.** Except as otherwise expressly provided in this proposal, each of the representations and warranties of the parties contained in this proposal, or in any certificate, document, or other instrument furnished or to be furnished under this proposal, and any action arising out of any thereof, including without limitation any cause of action for failure of any such representation to be true when made or as of the execution date of this proposal, and the parties' covenants, agreements, and obligations set forth in this proposal, shall survive in perpetuity beyond the execution date and termination of this proposal.
8. **CANCELLATIONS.** Southwest Solutions Group, Inc. will accept cancellation of firm orders prior to completion of delivery and installation, subject to the following conditions:
 - (a) The notice of cancellation must be in writing by the customer to SSG.
 - (b) SSG will use reasonable commercial efforts to cancel any firm order(s) for materials which have been submitted by SSG to the manufacturer or supplier related to the cancelled customer order:
 - (i) To the extent that any firm order(s) for materials to the manufacturer or supplier are cancelled without cost to SSG, the same will be cancelled and removed from the customer order. Otherwise, any cost of such cancellation will be borne by the customer.
 - (ii) Please note that automated solutions are custom designed to meet the customer's exact specifications. As such factories often impose cancellation fees after an order has been placed with the manufacturer. Any such cancellation fees will be borne by the customer.
 - (iii) For products that have shipped from the source for which a return is allowed by the manufacturer or supplier, the cost of return shipping shall also be borne by the customer.
 - (c) If the cancelled order included delivery and installation, the cost of all delivery and installation services provided up to the date of cancellation will be borne by the customer.
 - (d) A minimum charge of 50% of the original purchase order price will be imposed for changes or cancellation.
 - (e) Southwest Solutions Group, Inc. will not accept returns for materials delivered to the customer and installed (whether by SSG or others).



QTY. 18 - LIBRARY CARTS (Typical)
 (36) End Panels, 16 5/8" x 46 1/16" x 3/4" Thk
 (18) Tops, 16 5/8" x 72 3/8" x 3/4" Thk

Customer's Approval:

Date:

SOUTHWEST SOLUTIONS GROUP
business efficiency systems
 Texas - Oklahoma - Kansas - Arkansas - Missouri
 Tennessee - Mississippi - Louisiana
 Washington - Montana - Idaho - Alaska
 Toll Free: 1-800-803-1083
 www.southwestsolutions.com

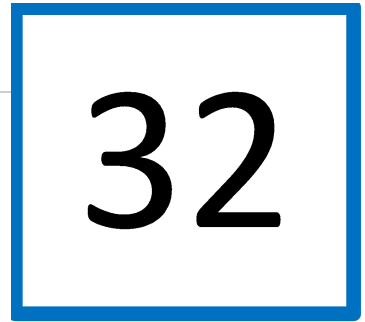
Drawing Number:	119162-1A	Revision:	
Printed Date:	09/06/2023	Drawn By:	V.Asuncion
Scale:	1:25	Sheet:	1 of 1
Salesperson:	WINGER, DOUG		

City of Longview
 Longview Public Library - Library Carts
 Longview, WA

Copyright © 2023 Southwest Solutions Group. This material is proprietary and confidential, and the disclosure reproduction by photography, film, blueprint or otherwise or incorporation into any information retrieval system without first receiving written approval from Southwest Solutions Group is expressly prohibited by law.

156

Interior Restoration



Overview

Request Owner	Jacob Cole, Library Director
Est. Start Date	03/03/2025
Est. Completion Date	05/01/2025
Department	Library
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

The Longview Public Library has several rooms that were damaged due to water intrusion and lack of maintenance. The deferred maintenance can be attributed to the cost and size of the project. In 2023, the City of Longview completed a facilities project to clean and fix the Library roof. Now that the water intrusion has been fixed, the damage caused needs to be mitigated and other deteriorating areas should simultaneously be addressed. The magazine room, magazine storage room, Martha Long reading room, and staff break room have varying amounts of damage. Walls and ceiling need plaster work and painting, and the floor in the magazine reading room needs treatment due to it being asbestos tile. The amount and timeline listed is only a guess as an estimate from Facilities has not made an estimate yet.

Images



Interior restoration items



Interior restoration items



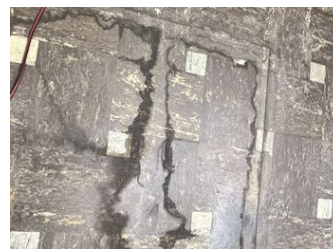
Interior restoration items



Interior restoration items

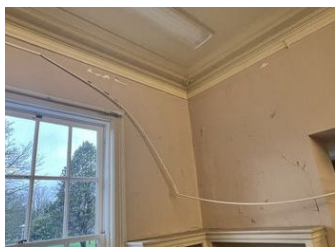


Interior restoration items



Interior restoration items

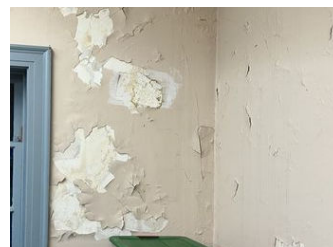
Asbestos tile floor, it needs to be cleaned, restored, and/or sealed.



Interior restoration items



Interior restoration items

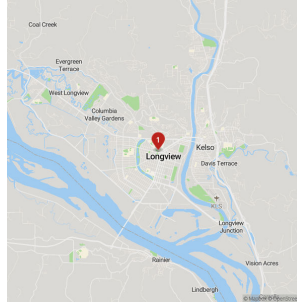


Interior restoration items

Details

Location

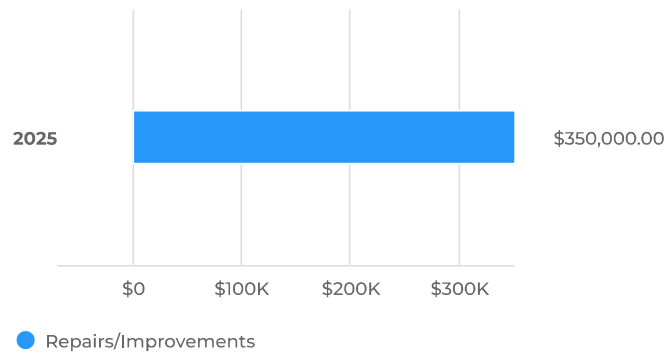
Type of Project Refurbishment



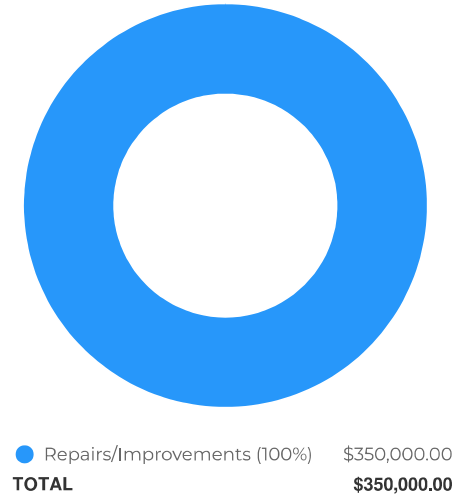
Capital Cost

FY2025 Budget	Total Budget (all years)	Project Total
\$350,000	\$350K	\$350K

Capital Cost by Year



Capital Cost for Budgeted Years

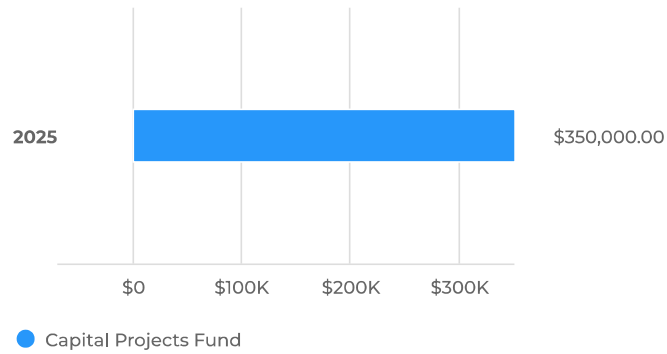


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Repairs/Improvements	\$350,000	\$350,000
Total	\$350,000	\$350,000

Funding Sources

FY2025 Budget **\$350,000** Total Budget (all years) **\$350K** Project Total **\$350K**

Funding Sources by Year

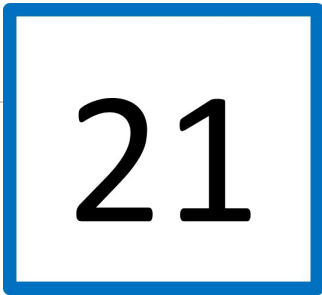


Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$350,000	\$350,000
Total	\$350,000	\$350,000

Replacement - Archie Anderson Bathroom



Overview

Request Owner	Joanna Martin, Parks and Urban Forestry Manager
Est. Start Date	09/08/2025
Est. Completion Date	10/31/2025
Department	Parks
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

The restroom facility at Archie Anderson Park is in such poor condition that it has been close to the public for years. The only time it gets opened up is when there is a recreation activity or event in the park and staff are on-site able to troubleshoot issues as they arise. One of the reasons for such limited use was a sewer line that was failing and couldn't handle much use. Recent construction projects in Archie Anderson Park included a new sewer and water lines so that issue has been addressed.

We are requesting a pre-fabricated restroom with 2 unisex ADA accessible restrooms and a storage area that can hold supplies needed for programs offered in the park.

Images



Archie Anderson Bathroom 1



Archie Anderson Bathroom 2



Archie Anderson Bathroom 3



Archie Anderson Bathroom 4



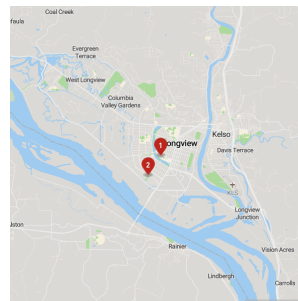
Archie Anderson Bathroom 5

Details

Type of Project Replacement

Location

Address: 835 21st Avenue



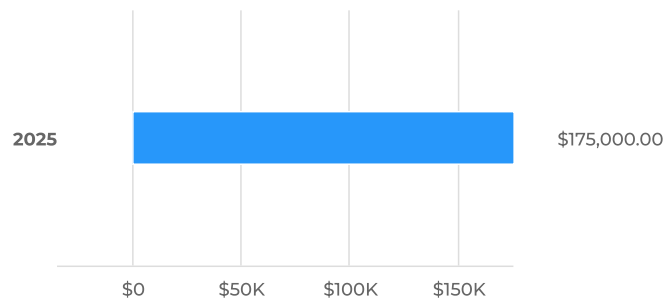
Supplemental Attachments

 Model Example(/resource/cleargov-prod/projects/documents/1cf6ec1430fc63c2ba46.pdf)

Capital Cost

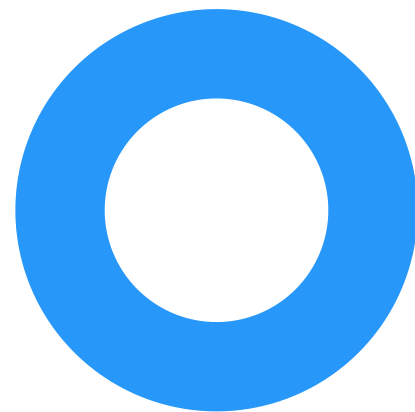
FY2025 Budget	Total Budget (all years)	Project Total
\$175,000	\$175K	\$175K

Capital Cost by Year



● Construction/Maintenance

Capital Cost for Budgeted Years



● Construction/Maintenance (100%) \$175,000.00
TOTAL \$175,000.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$175,000	\$175,000
Total	\$175,000	\$175,000

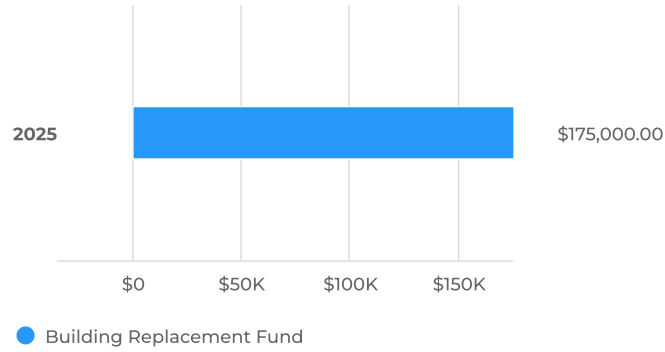
Funding Sources

FY2025 Budget
\$175,000

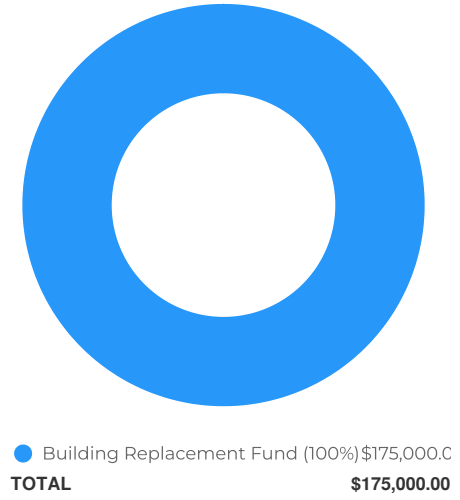
Total Budget (all years)
\$175K

Project Total
\$175K

Funding Sources by Year






Funding Sources for Budgeted Years

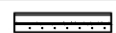
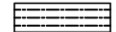




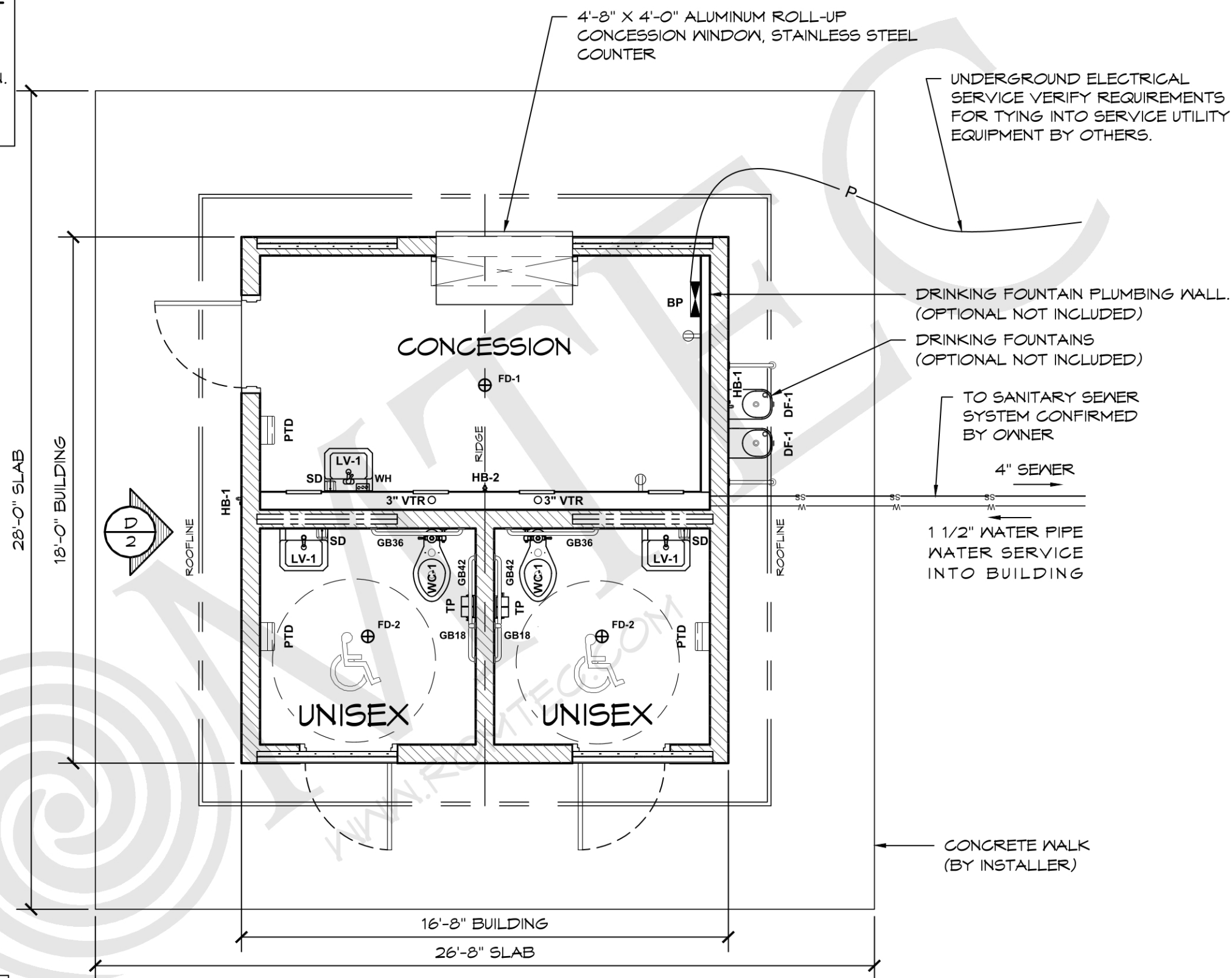
Funding Sources Breakdown

Funding Sources	FY2025	Total
Building Replacement Fund	\$175,000	\$175,000
Total	\$175,000	\$175,000

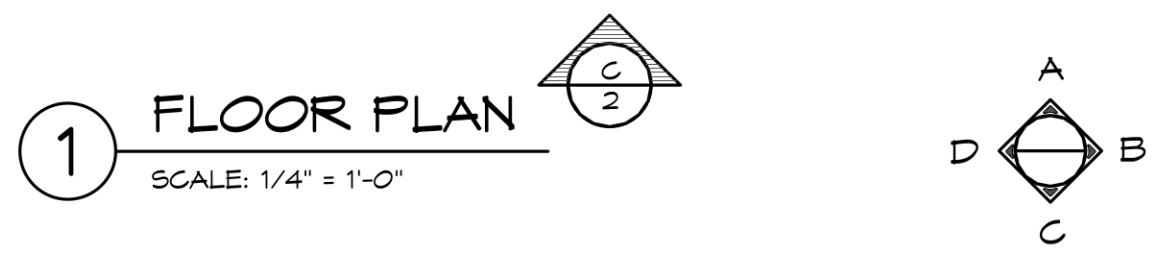
WALL TYPE SCHEDULE

-  8" REINFORCED CONCRETE MASONRY BLOCK WALL WITH MORTAR JOINTS, GROUTED SOLID ALL CELLS RUNNING BOND PATTERN.
-  8" WOOD FRAMED WALL
-  4" WOOD FRAMED WALL

LEGEND		
SYMBOL	DESCRIPTION	AREA/ QUANTITY
	GABLE VENT	4
	2x8 WOOD FILLER WALL	2
	EXTERIOR WALL LIGHTS	4
	INTERIOR CEILING LIGHTS	5
	FLOOR DRAIN	3
	ELECTRICAL OUTLET	2



1 FLOOR PLAN
 SCALE: 1/4" = 1'-0"



THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

ROMTEC
 18240 NORTH BANK ROAD - ROSEBURG, OR 97470
 (541) 496-3541 FAX (541) 496-0803

PRELIMINARY

PROJECT: CUSTOMER PROJECT LOCATION
 SHEET TITLE: FLOOR PLAN

PROJECT#: XXXX

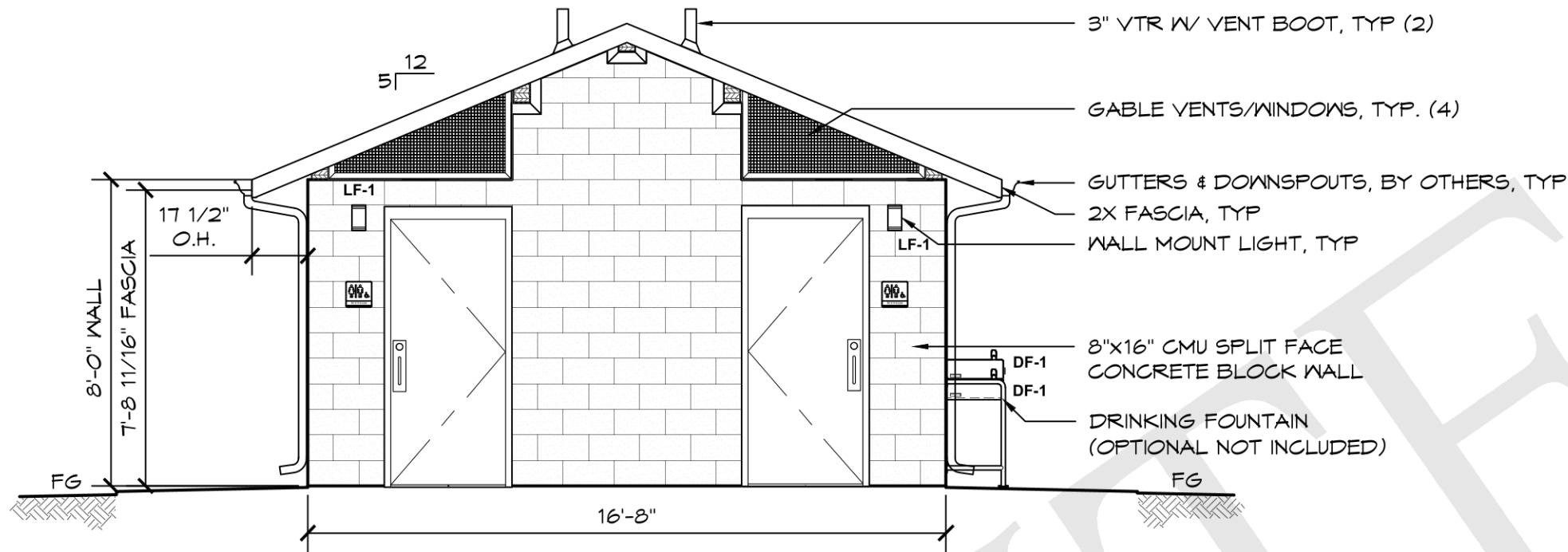
DATE: 00/00/11

REVISIONS

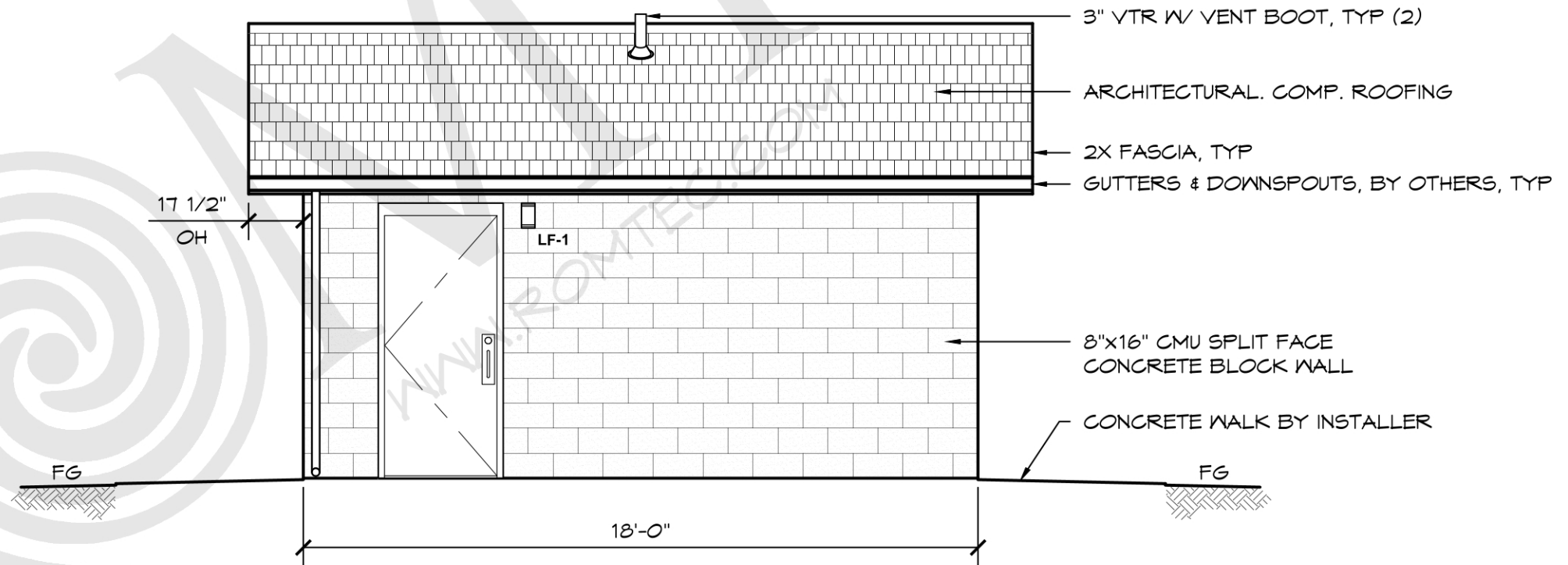
REV. DATE BY

DRAWN BY: JS

SHEET NO. 01



C ELEVATION VIEW
SCALE: 1/4" = 1'-0"



D ELEVATION VIEW
SCALE: 1/4" = 1'-0"

THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

© 2022 ROMTEC, INC. ALL RIGHTS RESERVED. THESE PLANS AND DRAWINGS MAY NOT BE REPRODUCED, ADAPTED OR FURTHER DISTRIBUTED, AND NO BUILDINGS MAY BE CONSTRUCTED FROM THESE PLANS, WITHOUT THE WRITTEN PERMISSION OF ROMTEC, INC.

PROJECT:	CUSTOMER
PROJECT#:	XXXX
DATE:	00/00/11
REVISIONS	
REV.	DATE
BY	
DRAWN BY:	JS

SHEET NO. 02

ROMTEC
18240 NORTH BANK ROAD - ROSEBURG, OR 97470
(541) 496-3541 FAX (541) 496-0803
PRELIMINARY

SHEET TITLE: ELEVATION VIEW

Replacement - Lake Irrigation Pump



Overview

Request Owner	Joanna Martin, Parks and Urban Forestry Manager
Department	Parks
Request Groups	Capital Projects Funds
Type	Capital Improvement

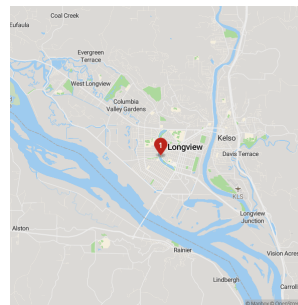
Description

The irrigation pump needs to be replaced at Lake Sacajawea Park. Without a functioning pump, we are not able to irrigate the grass around the park. The pump completely stopped working in 2022. Temporary fixes were completed that allowed us limited irrigation use in 2023. But they were short-term fixes, we don't know how much longer they will hold. It was estimated in 2022 that \$330,000 is needed to replace the pump. We have requested \$200,000 in state funding but do not know at this time if that request will be funded. If it's funded, we would need \$130,000. This request though is for the full amount since the \$200,000 is not yet secured.

Details

Type of Project	Replacement
-----------------	-------------

Location



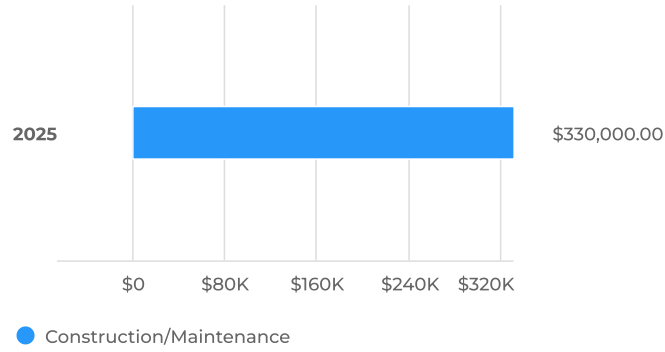
Capital Cost

FY2025 Budget
\$330,000

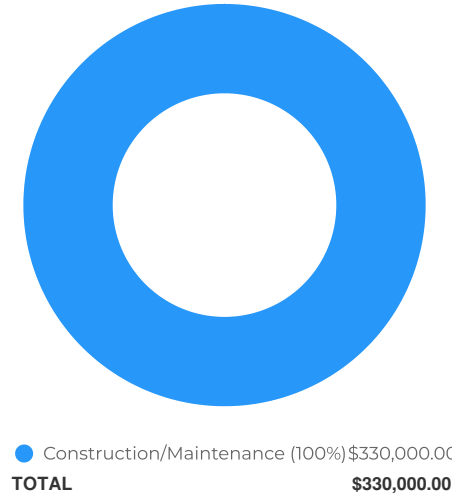
Total Budget (all years)
\$330K

Project Total
\$330K

Capital Cost by Year



Capital Cost for Budgeted Years

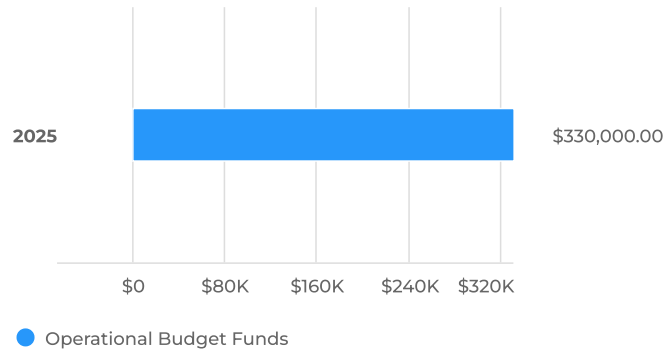


Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$330,000	\$330,000
Total	\$330,000	\$330,000

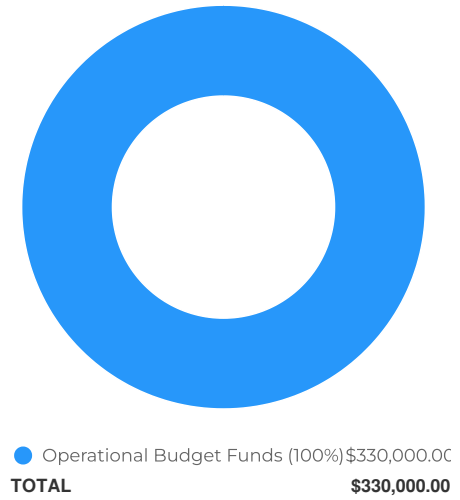
Funding Sources

FY2025 Budget **\$330,000** Total Budget (all years) **\$330K** Project Total **\$330K**

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Operational Budget Funds	\$330,000	\$330,000
Total	\$330,000	\$330,000

Replacement - Gates



Overview

Request Owner	Joanna Martin, Parks and Urban Forestry Manager
Est. Start Date	01/27/2025
Est. Completion Date	01/31/2025
Department	Parks
Request Groups	Capital Projects Funds
Type	Capital Improvement

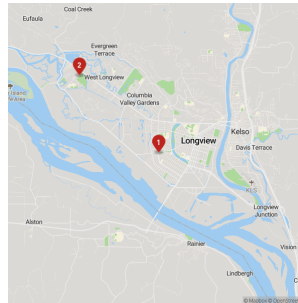
Description

The automatic gates at the Parks Shop and Roy Morse Park no longer work and we are requesting replacements. We would also like to add an automatic gate on the second Parks Shop entrance. The quote we request is approximately \$21,000 per gate.

Details

Type of Project	Replacement
-----------------	-------------

Location



Supplemental Attachments

 [Roy Morse gate quote\(/resource/cleargov-prod/projects/documents/02535ec5e3ac2d856922.pdf\)](/resource/cleargov-prod/projects/documents/02535ec5e3ac2d856922.pdf)

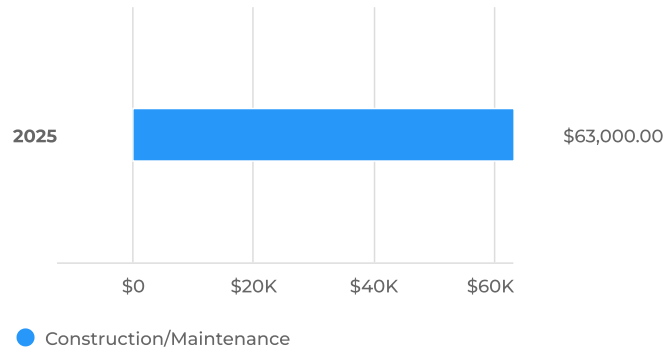
Capital Cost

FY2025 Budget
\$63,000

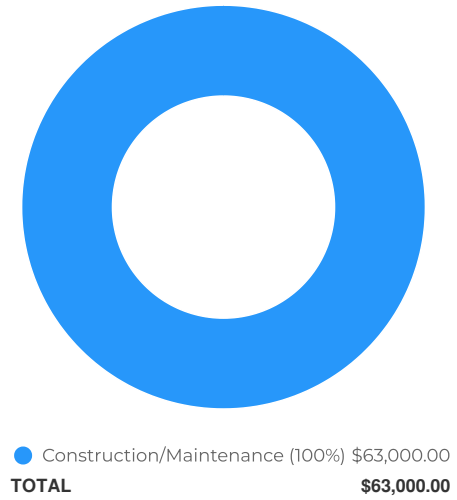
Total Budget (all years)
\$63K

Project Total
\$63K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$63,000	\$63,000
Total	\$63,000	\$63,000

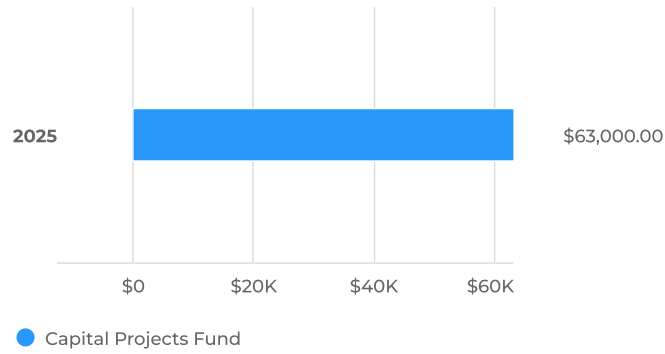
Funding Sources

FY2025 Budget
\$63,000

Total Budget (all years)
\$63K

Project Total
\$63K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$63,000	\$63,000
Total	\$63,000	\$63,000

PROPOSAL

Pg. 1 of 3



For: Longview Parks and Recreation Department

Phone: 360.957.6027

Address: 2920 Douglas St; Longview, WA 98632

Date: 10/05/2023 **Terms:**

Email: JoshuaA@mylongview.com

Job Address: **Roy Morse Park**
5544 Solo Point Dr; Longview, WA 98632

Attention: Josh

WE PROPOSE TO FURNISH THE FOLLOWING

AMOUNT

At Existing V-Groove Sliding Gate:

- Remove existing Stanley/Linear slide gate opener.
- Install: 1) LiftMaster Elite high cycle slide gate opener, Model CSL-24UL UL325, ½ HP, 115 volt with gearbox drive, crank release, and E.R.D. sensor for UL-325 compliance. Includes built-in battery backup for operation during power failure.
- 3) Gate edge contact sensors with wireless remotes – **Required by UL325 code.**
- 2) Loop detector modules, Model LOOPDETLM.
 - Tie in existing loop detectors.
- 1) LiftMaster LMRRUL monitored reflective eye with heater.
- Other: - Provide line voltage for power reconnection.
- Reconnect existing fire Supra box.
- Run wiring for post edge and new eye.
- Supply: - One year labor warranty.
- 1) Set of digital O&M Manuals.
- 1) Electrical permit as defined by local code for devices called out above.

\$ 9,245.00

If Ground Sensor Loops Need Replacement:

- Install: 2) Sawcut vehicle presence loops – Keeps gate from closing if vehicle is present.
- 1) Sawcut free exit loop – Allows all vehicles to exit.

\$ 1,965.00

DATE INSTALLATION DESIRED

TOTAL

The above proposal is valid for 30 days. Agreements are contingent upon strikes, accidents or other conditions beyond our control. We carry manufacturers', contractors', & employers' liability & workman's compensation insurance. Customer agrees that all equipment is the property of contractor & allows contractor access to property to remove equipment if full payment is not made per contract terms. A 1 ½% finance charge per month is charged on all past due accounts, plus all attorney fees & court cost for collection.
CCB # 46091 CC # METROOD121MJ CITY LONGVIEW ROY MORSE PARK



WE ACCEPT THE ABOVE PROPOSAL:

BY: _____ DATE: _____

2525 NE COLUMBIA BLVD PORTLAND OR. 97211
(503) 595-4716 (503) 285-1793 Fax

Submitted By: JOHN KRUEGER
G20230655

PROPOSAL

Pg. 2 of 3



For: Longview Parks and Recreation Department

Phone: 360.957.6027

Address: 2920 Douglas St; Longview, WA 98632

Date: 10/05/2023 **Terms:**

Email: JoshuaA@mylongview.com

Job Address: **Roy Morse Park**
5544 Solo Point Dr; Longview, WA 98632

Attention: Josh

WE PROPOSE TO FURNISH THE FOLLOWING

AMOUNT

Gate Repair – Item #1:

- * *Bring gate to UL 325 code compliance.*
- Install (1) meshed tail section.

\$ 514.00

Gate Repair – Item #2:

- * *Existing ground track is damaged due to it being bolted down into asphalt (no concrete).*
 - Sawcut, demo strip of asphalt, excavate 12” deep, and pour concrete strip.
 - Set full-length galvanized v-track, bolted down to new slab.
- Replace: 2) Vinyl rear pipe track rollers.
 1) 8” ground roller.
 1) 6” Elite power wheel.

\$ 7,848.00

OPTIONS – Circle options chosen to be added to totals

Elevate Motor to Assist with Low Chain Drag:

- Install (1) Steel mounting stand for opener.
- Additional remotes, **EACH**
- Use infrared eye safety with conduit across the opening (superior reliability in rainy or foggy conditions).

\$ 669.00
\$ 32.00
\$ 940.00

DATE INSTALLATION DESIRED

TOTAL

The above proposal is valid for 30 days. Agreements are contingent upon strikes, accidents or other conditions beyond our control. We carry manufacturers', contractors', & employers' liability & workman's compensation insurance. Customer agrees that all equipment is the property of contractor & allows contractor access to property to remove equipment if full payment is not made per contract terms. A 1 ½% finance charge per month is charged on all past due accounts, plus all attorney fees & court cost for collection.
 CCB # 46091 CC # METROOD121MJ CITY LONGVIEW ROY MORSE PARK



WE ACCEPT THE ABOVE PROPOSAL:

BY: _____ DATE: _____

2525 NE COLUMBIA BLVD PORTLAND OR. 97211
 (503) 595-4716 (503) 285-1793 Fax

Submitted By: JOHN KRUEGER
 G20230655

PROPOSAL

Pg. 3 of 3



For: Longview Parks and Recreation Department

Phone: 360.957.6027

Address: 2920 Douglas St; Longview, WA 98632

Date: 10/05/2023 **Terms:**

Email: JoshuaA@mylongview.com

Job Address: **Roy Morse Park**
5544 Solo Point Dr; Longview, WA 98632

Attention: Josh

WE PROPOSE TO FURNISH THE FOLLOWING

AMOUNT

Warranties:

- * LiftMaster Elite series opener – 5 years parts, no warranty on battery.
- * All other parts and labor – 1 year.
- * Warranty work not covered for operation during ice/snow build up – Warranty work done during normal working hours.
- * No warranty on reconnected/existing equipment or customer supplied parts.

Exclusions:

- * Patching, painting, database programming.
- * Excludes any potential correction of code violations that may currently exist.

Notes:

- * Labor quoted at standard wage rates during normal working hours.
- * The above quotation is based on Metro Overhead Door, Inc. standard insurance limits. We do not carry Builder’s Risk, Professional Liability, Errors & Omissions or Crime Fidelity Insurance.
- * Any site orientations, mandatory fire watch, or any other additional site time required by customer will be added to project totals at \$156 per hour per man. You will need to notify Metro salesman if this will be required to add this value to this project.
- * If a contract in excess of two pages is required, an additional \$350 fee will apply.
- * **Due to current supply chain limitations, shipping and manufacturing times are unknown and will need to be verified upon approval of project.**

DATE INSTALLATION DESIRED

TOTAL

The above proposal is valid for 30 days. Agreements are contingent upon strikes, accidents or other conditions beyond our control. We carry manufacturers’, contractors’, & employers’ liability & workman’s compensation insurance. Customer agrees that all equipment is the property of contractor & allows contractor access to property to remove equipment if full payment is not made per contract terms. A 1 ½% finance charge per month is charged on all past due accounts, plus all attorney fees & court cost for collection.
CCB # 46091 CC # METROOD121MJ CITY LONGVIEW ROY MORSE PARK



WE ACCEPT THE ABOVE PROPOSAL:

BY: _____ DATE: _____

2525 NE COLUMBIA BLVD PORTLAND OR. 97211
(503) 595-4716 (503) 285-1793 Fax

Submitted By: JOHN KRUEGER
G20230655

Replacement - Parking Lot (50% Urban Forestry)



Overview

Request Owner	Joanna Martin, Parks and Urban Forestry Manager
Est. Start Date	07/14/2025
Est. Completion Date	07/17/2025
Department	Parks
Request Groups	Capital Projects Funds, Enterprise Funds (Utilities)
Type	Capital Improvement

Description

The parking lot used by Parks and Urban Forestry has failing asphalt that has been broken up over years of use by heavy equipment and trucks. There are numerous sizable potholes that cause hazards for vehicles and pedestrians. We are requesting the parking lot be ground and a 3" overlay added with parking lot striping and curb stops.

The cost of this project would be split between Parks and Urban Forestry at \$55,000 to each department.

Images



Parking Lot 1



Parking Lot 2



Parking Lot 3



Parking Lot 4

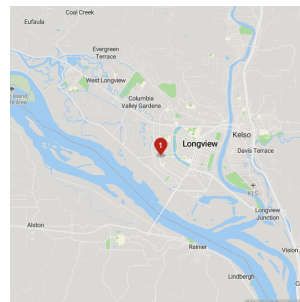


Parking Lot 5

Details

Type of Project Replacement

Location



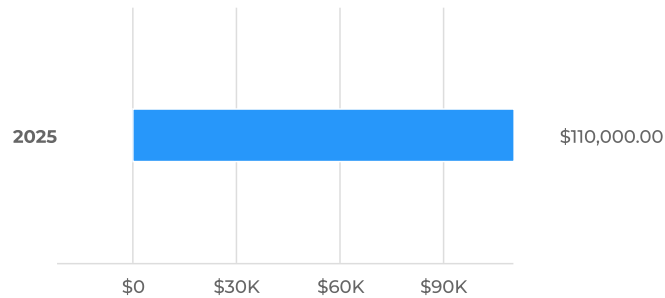
Capital Cost

FY2025 Budget
\$110,000

Total Budget (all years)
\$110K

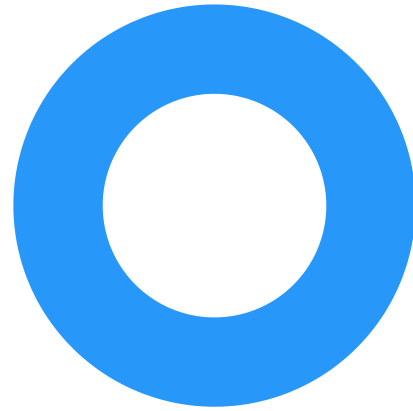
Project Total
\$110K

Capital Cost by Year



● Construction/Maintenance

Capital Cost for Budgeted Years



● Construction/Maintenance (100%) \$110,000.00
TOTAL \$110,000.00

Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$110,000	\$110,000
Total	\$110,000	\$110,000

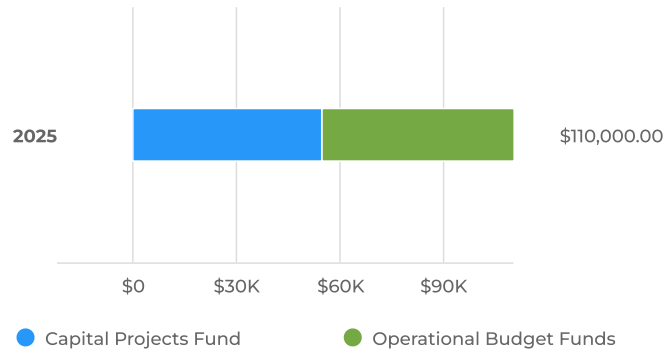
Funding Sources

FY2025 Budget
\$110,000

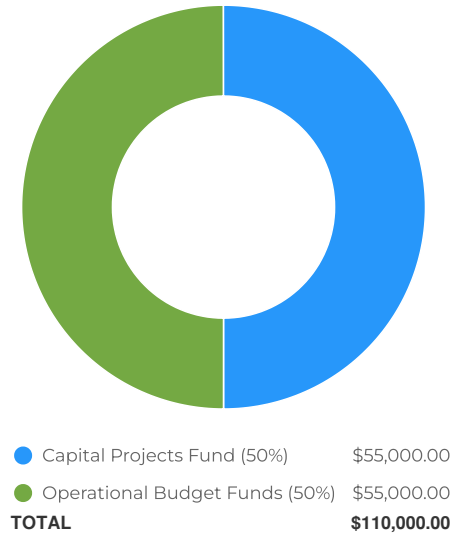
Total Budget (all years)
\$110K

Project Total
\$110K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown

Funding Sources	FY2025	Total
Capital Projects Fund	\$55,000	\$55,000
Operational Budget Funds	\$55,000	\$55,000
Total	\$110,000	\$110,000

Replacement - Roy Morse Field Lights



Overview

Request Owner	Joanna Martin, Parks and Urban Forestry Manager
Est. Start Date	06/03/2024
Est. Completion Date	06/28/2024
Department	Parks
Request Groups	Capital Projects Funds
Type	Capital Improvement
Project Number	CIP #2332

Description

The lights on field 1 and 2 at Roy Morse Park were put into service in the early 1970s. The 50-year-old metal halide lights and ballasts use oil-based capacitors. These are no longer made and cannot be replaced. Over a third of the ballasts no longer work and cannot be fixed. Since they are all the same age, we anticipate the remaining will stop working over the next 5 years or so. Each ballast that stops working creates a dark spot on the field. The more dark spots there are, the more unsafe it becomes to play on the fields after dusk.

The poles that hold the lights are wood, hallow and rotten. Pacific Pole Inspection formally inspected the poles in December 2021 and reported that the 1972 poles had never been treated. Of the 15 poles, they stated that "9 that were extremely rotten and need replaced as soon as possible". If they are not removed soon, it is a strong possibility that they could fall. These poles are 85' tall and between 54 and 63" in circumference with very large, heavy lights attached to the top. Anything other than a controlled removal has the potential to critically harming park patrons and causing substantial damage to park assets.

These fields are used by 5 City ran adult softball leagues. Lights are needed for these leagues as games are scheduled in the evenings after work from April through October. Without lights, games are limited to late May through early August. This not only reduces revenue opportunities for the City, but also limits the ability for both local and visiting athletes to play on the fields, lead an active lifestyle and stay socially connected.

In 2021, the quote through the KCDA contract pricing for removal and disposal of the existing lighting system and the installation of a new system was \$609,839 not including tax. The quote updated in May 2023 was \$716,426 not including tax. The new equipment being installed for field 1 and 2 are 11 pre-cast concrete foundations, 11 steel poles, remote electrical components, wire harnesses, 60 LED lights and a lighting control cabinet with wireless controls. In addition to addressing the current lighting system that is growing hazardous, the new equipment also allows us to switch over to LED lights, which will reduce our energy consumption and is a wireless system that could also potentially save on staffing costs as staff could schedule lights and have the ability to turn lights on or off without physically going to the fields. The equipment also comes with a 25-year warrant and maintenance program that includes labor and materials. Replacing the lighting system also gives us the opportunity to extend the outfields out to the correct adult softball dimensions, which could help us attract more tournaments to the fields and visitors to Longview.

This was requested in the 2023-2024 budget process. Partial funding of \$275,000 was allocated to this project with the idea that the project could be done in-house rather than through the KCDA cooperative purchasing contract. After investigating that option more, we found that to not be a viable option. Using KCDA contact, we anticipate the project will cost \$845,000 in 2025 so we are requesting \$570,000. By not funding this project in 2021, this project now costs \$235,000 more than it would have and the price will continue to increase the longer we wait to fund this project. This project is categorized as a high need on the deferred maintenance list and as a safety need in the 2024-2029 Parks, Recreation and Open Space Plan.

Images



Roy Morse Light Poles - Holes



Roy Morse Light Poles - Electric Boxes & Holes

Details

Type of Project Replacement

Supplemental Attachments

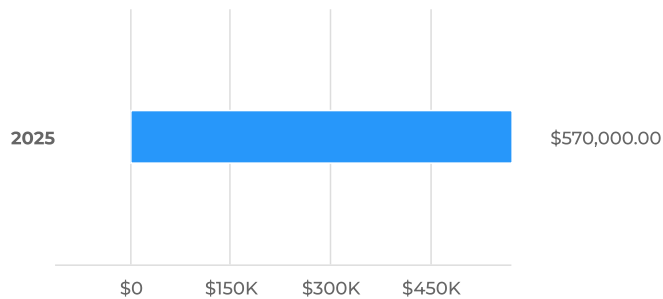
[Roy Morse Light Poles - Inspection\(/resource/cleargov-prod/projects/documents/b95f77bf5ed02226af43.xlsx\)](/resource/cleargov-prod/projects/documents/b95f77bf5ed02226af43.xlsx)

[Roy Morse Light Poles - 2023 Quote\(/resource/cleargov-prod/projects/documents/7dc185649d13dc6cd49d.pdf\)](/resource/cleargov-prod/projects/documents/7dc185649d13dc6cd49d.pdf)

Capital Cost

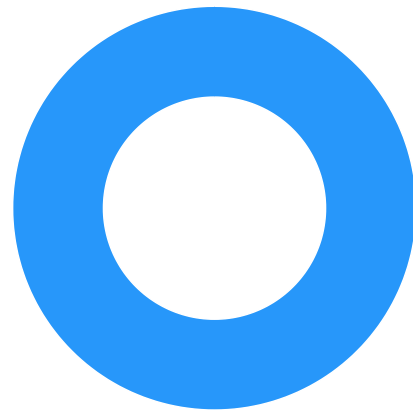
Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$275,000	\$570,000	\$570K	\$845K

Capital Cost by Year



● Repairs/Improvements

Capital Cost for Budgeted Years



● Repairs/Improvements (100%) \$570,000.00
TOTAL \$570,000.00

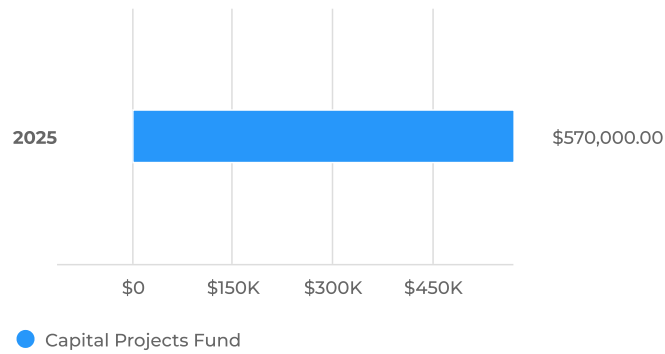
Capital Cost Breakdown

Capital Cost	To Date	FY2025	Total
Repairs/Improvements	\$275,000	\$570,000	\$845,000
Total	\$275,000	\$570,000	\$845,000

Funding Sources

Total To Date	FY2025 Budget	Total Budget (all years)	Project Total
\$275,000	\$570,000	\$570K	\$845K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown			
Funding Sources	To Date	FY2025	Total
Capital Projects Fund	\$275,000	\$570,000	\$845,000
Total	\$275,000	\$570,000	\$845,000

Report

POLE NUMBER	POLE CLASS	POLE YEAR	POLE AGE METHOD	POLE HEIGHT	POLE HEIGHT METHOD	SPECIES	STRUCTURE TYPE	STRUCTURE MATERIAL	MANUFACTURER	ORIGINAL CIRCUMFERENCE	POLE STATUS	ORIGINAL TREATMENT	TREATMENT	PERCENT STRENGTH	DECAY	COMMENTS	INSPECTOR	INSPECTION DATE	NOT INSPECTED REASON	REJECT REASON	POLE ID	GUID	Adder GFume
																							Total: 33
1	1	1972	ESTIMATE	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		57 REJECT	PENTA	PARTIAL EXCAVATION	51.47	1.5" SHELL AT 4' AGL		JOSH PEONIO	#####				ae1cf219-3a10-4c24-8b72-bc749f1c1452	0
2	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		62 REJECT	PENTA	PARTIAL EXCAVATION	48.29	1.5" SHELL AT 3' AGL		JOSH PEONIO	#####				200d0195-e318-4637-874a-c5f2b0085903	0
3	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		58 REJECT	PENTA	PARTIAL EXCAVATION	50.8	1.5" SHELL AT 5' AGL		JOSH PEONIO	#####				980c346a-90c5-426f-a889-3e285d72917e	0
4	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		56 PASS	PENTA	PARTIAL EXCAVATION				JOSH PEONIO	#####				970aa663-58dd-4f0e-84a9-4062d74dab6	5
5	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		58 REJECT	PENTA	PARTIAL EXCAVATION	50.8	1.5" SHELL AT 4' AGL		JOSH PEONIO	#####				41e2a421-2cb3-490e-9643-669f16f32942	0
6	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		56 REJECT	PENTA	PARTIAL EXCAVATION	52.15	1.5" SHELL AT 18' AGL		JOSH PEONIO	#####		HEART ROT		89c38460-ed66-4e53-950f-7bc85b5a169e	0
7	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		56 REJECT	PENTA	PARTIAL EXCAVATION	37.88	1" SHELL AT 3' AGL		JOSH PEONIO	#####				d1b28071-0e82-4e3d-aac5-2382a5934cc	0
8	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		57 REJECT	PENTA	PARTIAL EXCAVATION	51.47	1.5" SHELL AT 4' AGL		JOSH PEONIO	#####				d31de066-56b8-4af5-b76d-f7c74898a090	0
9	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		59 REJECT	PENTA	PARTIAL EXCAVATION	36.26	1" SHELL AT 7' AGL		JOSH PEONIO	#####				515c9407-e9bf-48ff-99cd-a72229f1d3ab	0
10	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		57 PASS	PENTA	PARTIAL EXCAVATION				JOSH PEONIO	#####				3f19f7d0-111d-4e1c-b79c-540d3a078891	5
11	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		60 PASS	PENTA	PARTIAL EXCAVATION				JOSH PEONIO	#####				c5d6ee2e-b1d4-4654-8702-8668e292314	6
12	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		60 PASS	PENTA	PARTIAL EXCAVATION	90.31	3.5" POCKET AT 6' AGL		JOSH PEONIO	#####				cd9d279-01fa-41d6-e4ec-3f689c3b32ac	6
13	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		54 PASS	PENTA	PARTIAL EXCAVATION				JOSH PEONIO	#####				0ec00808-12a7-4b60-99c5-538a9ece135f	5
14	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		60 PASS	PENTA	PARTIAL EXCAVATION				JOSH PEONIO	#####				672c38b-de72-454c-9804-198fb7a41b5	6
15	1	1972	ACTUAL	85	ACTUAL	DF-DOUGLAS FIR	DISTRIBUTION	WOOD	WEY		63 REJECT	PENTA	SOUND & BORE	47.7	1.5" SHELL AT GROUND LINE	POLE IN CONCRETE	JOSH PEONIO	#####		HEART ROT		404a3670-62b3-4210-90b3-af2a28ffab69	0

Roy Morse Park Baseball Re-light

Date: May 18th, 2023

King County Directors Association

Master Project: 195250, Contract Number: 19-406, Expiration: 02/28/2024

Quote #196657

Musco Equipment

SportsCluster System with Total Light Control – TLC for LED™ delivered to your site and installed

- 11 - Pre-cast concrete foundations
- 11 – 60' & 70' Galvanized steel poles
- UL Listed remote electrical component enclosures
- Pole length wire harnesses
- 24 - Factory-aimed and assembled TLC - LED 1500 luminaries
- 12 - Factory-aimed and assembled TLC - LED 1200 luminaries
- 12 - Factory-aimed and assembled TLC - LED 900 luminaries
- 12 - Factory-aimed and assembled TLC - LED BT 575 ball tracking luminaries
- Lighting Control Cabinet, wireless operating control
- Musco Constant 25 year warranty and maintenance program that eliminates your maintenance costs for 25 years, including labor and materials

Installation Breakdown

- Remove 15 existing wood poles, lighting equipment and associated hardware
- Unload Musco equipment
- Augur and set pre-cast concrete foundations
- Assemble and stand Musco equipment
- Install control equipment
- Trenching, conduit, wire, backfill and restoration
- Site clean up

Scope of Work:

The work shall be completed by, a licensed Electrical Contractor, Licensed in the State of Washington, under contract to Musco Sports Lighting.

Phase 1 -The demolition includes removing the eleven existing wood poles lighting equipment and hardware. Each pole will be cut off 2' below grade, backfilled with crushed rock to 6" below grade, compacted and finished to grade with top soil. All lighting fixtures and associated hardware will be removed from each pole and disposed of, the wood poles will be left on site to be disposal of by others.

Phase 2 - The installation includes, unloading of the Musco equipment upon arrival to the job site. Augur and set pre-cast concrete foundations and concrete backfill. Spoils from augured holes will be removed from site. Assemble and stand 11 new galvanized steel poles, assembly and mounting of the luminaire assemblies, electrical enclosures and wiring harnesses on each of the poles. Wiring for the Lighting System is from the luminaire assemblies down to the remote electrical enclosures at the base of each pole where they will be terminated on the Musco supplied disconnect breaker.

Install in-ground boxes at each existing pole location, trench from the existing pole locations to each new pole location and install conduit. Install new Musco control and monitoring cabinet. Install new conduit (as required) from the distribution cabinet to the Musco control cabinet. Install new wiring from each new in-ground box to the remote electrical enclosure on each Musco pole, and they will be landed on the Musco supplied disconnect. Make up all electrical connections at the service locations, energize, commission and test to ensure the entire system is operational.

This scope includes the heavy equipment needed to remove all existing lighting equipment and install the new Musco equipment. All materials necessary to protect the site from the heavy equipment needed to perform the work is included. We will take all precautions necessary to minimize damage to the site.

It has been assumed that the existing underground wiring and the existing distribution cabinet is in safe working order and capable of supporting the new electrical equipment/load. Any alterations, repairs or replacement of any of these components will be considered as an extra.

The electrical permit is included; any other required permits will be by others.

KCDA Contract Pricing:

Total Breakout of Equipment and Installation:

Phase 1 – Removal of existing wood poles and lighting equipment

Electrical Site work..... \$28,500.00

Phase 2 – Supply and installation of the lighting system and controls

KCDA Contract Price – (2 – 300’ Fields @ \$325,861.00 each)..... \$651,722.00

Adder – Electrical Installation \$26,800.00

Performance and Payment Bond \$6,517.00

Total Price (Equipment and Installation): Excludes WSST \$716,426.00

Terms:

Performance and payment bond is included in the quote at 9.18/1000%.

Pricing reflects current KCDA pricing.

Pricing does NOT include taxes.

Purchase orders are to be sent directly to the KCDA along with a copy of this quote.

Delivery to the job site from the time of order, submittal approval, and confirmation of order details including voltage and phase, pole locations is 30 days.

Due to the built-in custom light control per luminaire, pole locations need to be confirmed prior to production.

Light Levels and uniformities are guaranteed by MUSCO, any additional aiming required to meet the specified requirements shall be done by MUSCO.

Also Includes:

- Guaranteed constant footcandles for 25 years, per IESNA RP-06-15
- Lighting Contactors sized for voltage and phase at the site and our Control & Monitoring System for flexible control and solid management of your lighting system

Fax or Mail a copy of the Purchase Order to KCDA and Musco Sports Lighting:

KCDA
Attn: Thomas Kim
P.O. Box 5550
Kent, WA 98064
Fax: 425-282-0675
E-mail: customerservice@kcda.org
Phone: 800-422-5019

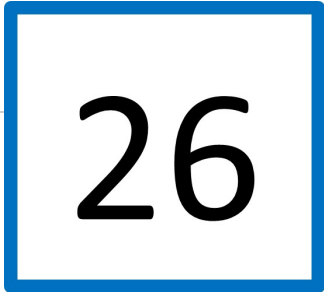
Musco Sports Lighting, LLC
Attn: Amanda Hudnut
P.O. Box 260
Muscatine, IA 52761
Fax: 800-374-6402
E-mail: Amanda.hudnut@musco.com
Phone: 800-825-6020

Thank you for considering Musco for your sports-lighting needs. Please contact me with any questions.

Tim Butz
Musco Sports Lighting, LLC
Phone: 503/720-6625
E-mail: tim.butz@musco.com

Brooke Hermsen
Musco Sports Lighting, LLC
Phone: 563-676-2388
E-mail: brooke.hermsen@musco.com

Police Evidence Vehicle Storage & Training Facility



Overview

Request Owner	Mary Chennault, Administrative Manager
Est. Start Date	01/01/2025
Est. Completion Date	12/31/2026
Department	Police
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

Longview Police department is requesting funds to build a pole building at the Longview city shop property (current impound lot) to store seized vehicles. When Longview Police seize vehicles for evidence in cases, they are currently stored in a fenced outdoor uncovered area at the City Shop. The vehicles are typically stored for long periods of time before they can be legally disposed of. The length of time the vehicle are exposed to weather causes significant deterioration, lowering their value. In addition, the police department has been paying to store multiple vehicles at indoor storage facilities at approximately \$250/month per vehicle for vehicles seized in homicide investigations. A pole building would allow for a more secure, cleaner storage and processing area away from the damaging effects of nature. It would also allow for better work area when processing vehicles for trace evidence which improves the prosecution outcome of these criminal investigations.

The building would also be used to house a training simulator for the department that has been funded through a federal grant and is awaiting a location to be able to use the equipment. The training simulator would be used during monthly department training for officers. A request has been made to the Department of Commerce for \$550,000 to cover the Engineering & Design costs associated with this project. The status of that funding request is unknown at this time.

Images



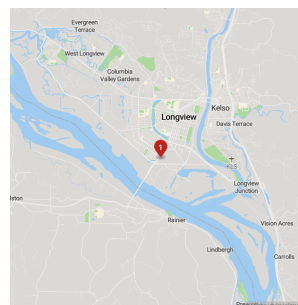
City Impound Lot location

Red rectangle shows exact location of current impound lot and where construction would occur.

Details

Type of Project New Construction

Location

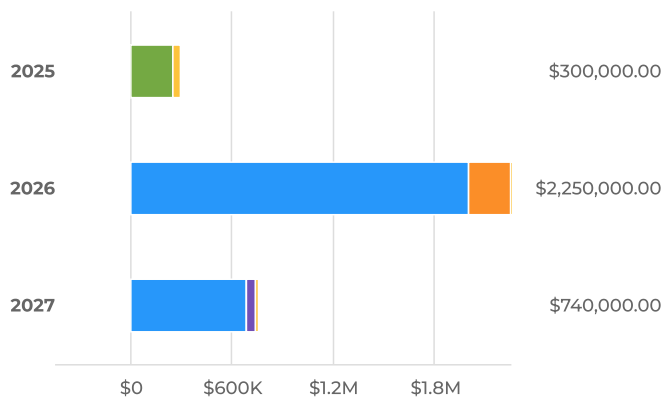


Supplemental Attachments

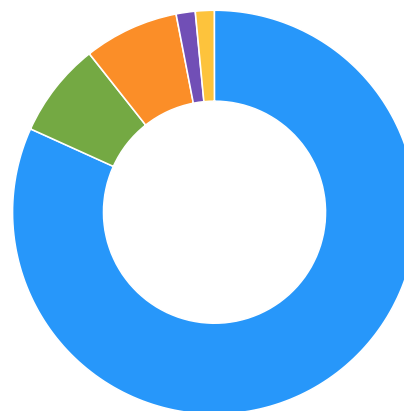
Capital Cost

FY2025 Budget **\$300,000** Total Budget (all years) **\$3.29M** Project Total **\$3.29M**

Capital Cost by Year



Capital Cost for Budgeted Years



Construction/Maintenance (82%)	\$2,690,000.00
Design (8%)	\$250,000.00
Engineering (8%)	\$250,000.00
Furniture and Fixtures (2%)	\$50,000.00
Planning (2%)	\$50,000.00
TOTAL	\$3,290,000.00

Capital Cost Breakdown

Capital Cost	FY2025	FY2026	FY2027	Total
Planning	\$50,000			\$50,000
Design	\$250,000			\$250,000
Engineering		\$250,000		\$250,000
Construction/Maintenance		\$2,000,000	\$690,000	\$2,690,000
Furniture and Fixtures			\$50,000	\$50,000
Total	\$300,000	\$2,250,000	\$740,000	\$3,290,000

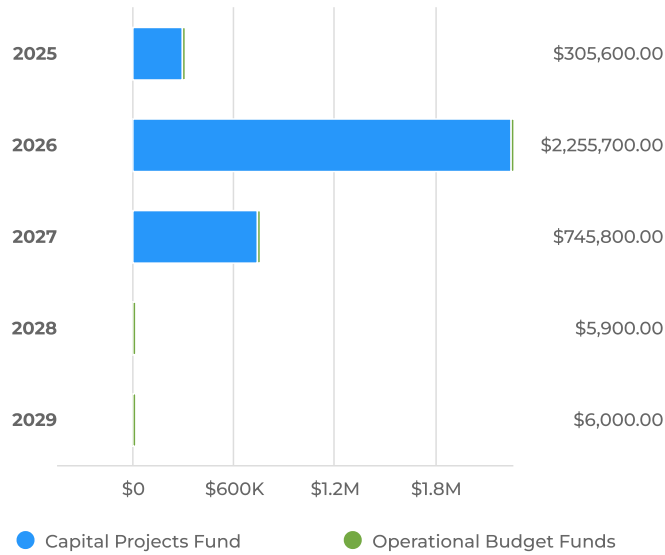
Funding Sources

FY2025 Budget
\$305,600

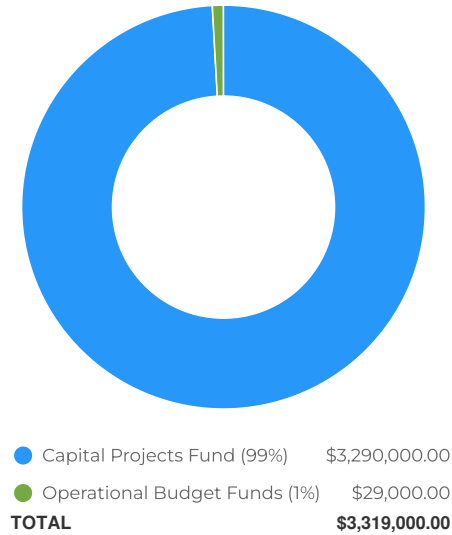
Total Budget (all years)
\$3.319M

Project Total
\$3.319M

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown						
Funding Sources	FY2025	FY2026	FY2027	FY2028	FY2029	Total
Capital Projects Fund	\$300,000	\$2,250,000	\$740,000			\$3,290,000
Operational Budget Funds	\$5,600	\$5,700	\$5,800	\$5,900	\$6,000	\$29,000
Total	\$305,600	\$2,255,700	\$745,800	\$5,900	\$6,000	\$3,319,000

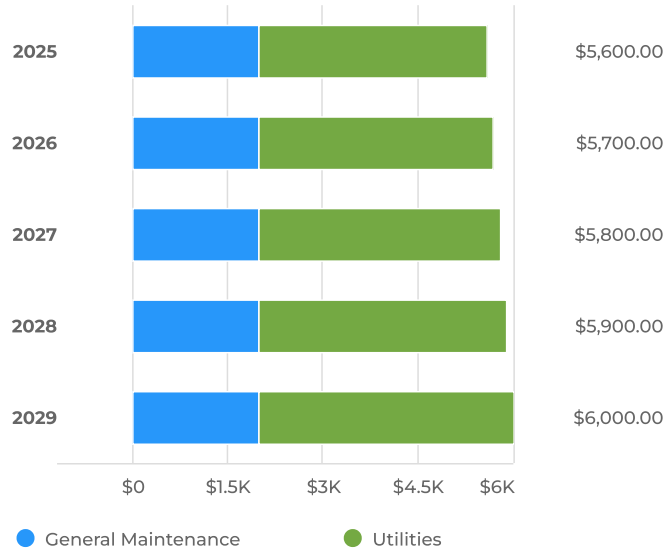
Operational Costs

FY2025 Budget
\$5,600

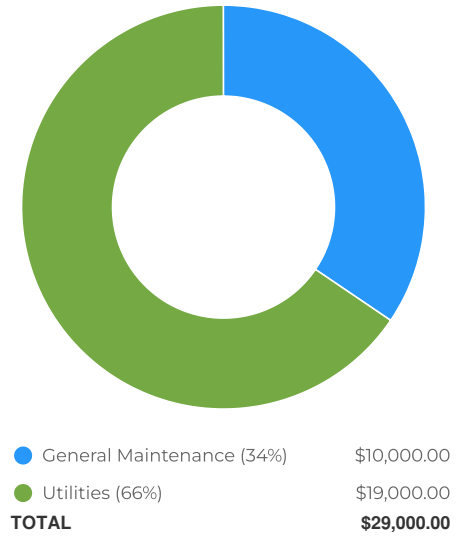
Total Budget (all years)
\$29K

Project Total
\$29K

Operational Costs by Year

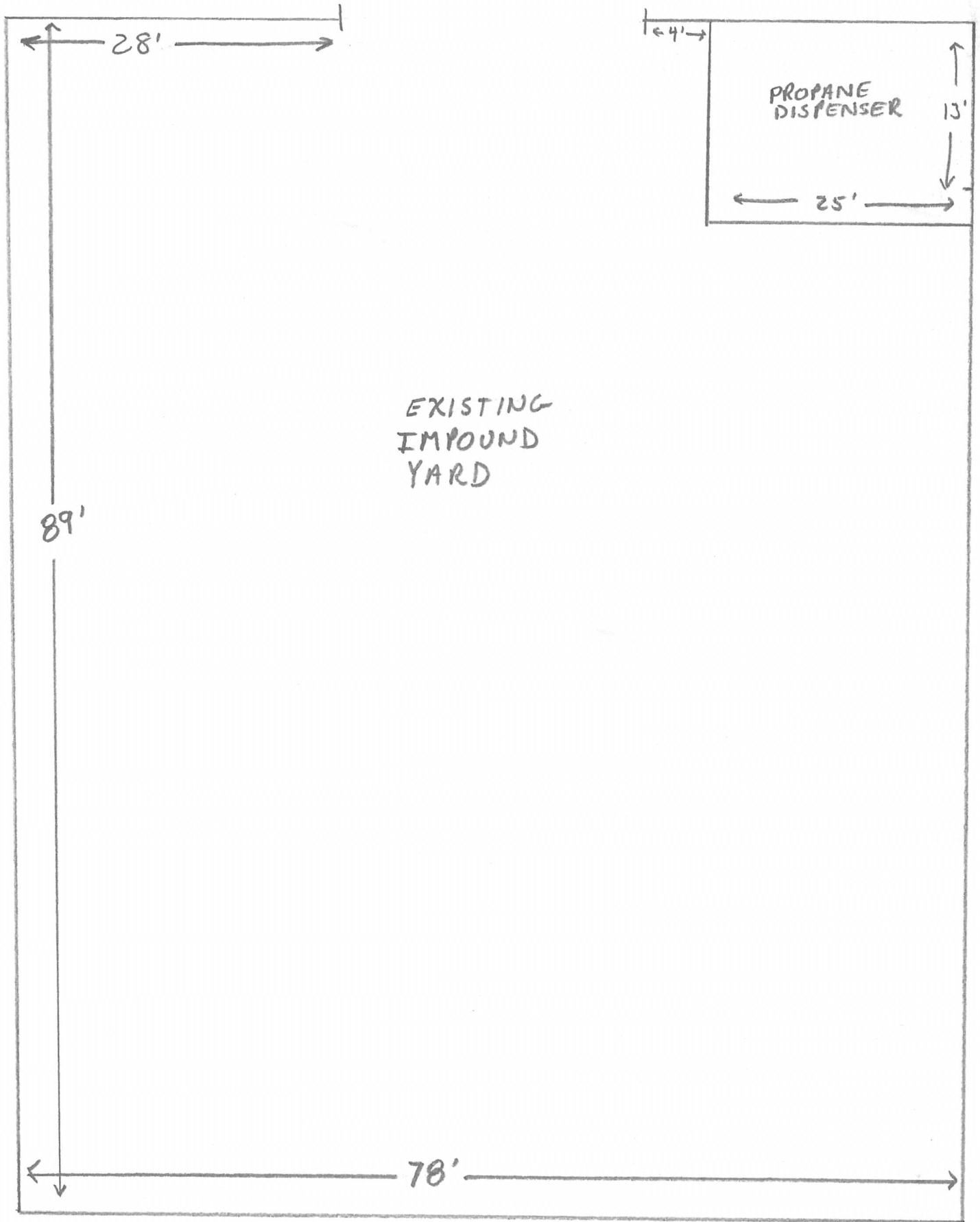


Operational Costs for Budgeted Years



Operational Costs Breakdown

Operational Costs	FY2025	FY2026	FY2027	FY2028	FY2029	Total
General Maintenance	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$10,000
Utilities	\$3,600	\$3,700	\$3,800	\$3,900	\$4,000	\$19,000
Total	\$5,600	\$5,700	\$5,800	\$5,900	\$6,000	\$29,000



Portable Concert Stage



Overview

Request Owner	Justin Brown, Recreation Manager
Department	Recreation
Request Groups	Capital Projects Funds
Type	Capital Equipment

Description

Requesting CIP funding for the acquisition of a portable stage trailer is crucial for the success of our summer concerts in the park. The current tent and risers have reached the end of their life, needing a necessary upgrade. Investing in a portable stage trailer not only ensures a more durable and versatile performance platform but also enhances the overall experience for both performers and the community.

The new trailer will provide a secure and professional stage setup, accommodating diverse performances and improving the safety and comfort of our artists. This strategic investment aligns with our commitment to delivering high-quality cultural events, boosting community engagement, and creating lasting memories for all attendees. The portable stage trailer is a self-contained unit that can be easily moved from storage to needed event locations, allowing for more diverse uses in the future.

Images



Current Summer Concert Stage

This picture shows the aging of the current canopy and riser system. Both are over 15 years old and have reached end of life.

Details

New or Used Vehicle	New Vehicle
Useful Life	14

Supplemental Attachments

 [Apex Stage Quote\(/resource/cleargov-prod/projects/documents/7ecb867d4ed9928afff3.pdf\)](/resource/cleargov-prod/projects/documents/7ecb867d4ed9928afff3.pdf)

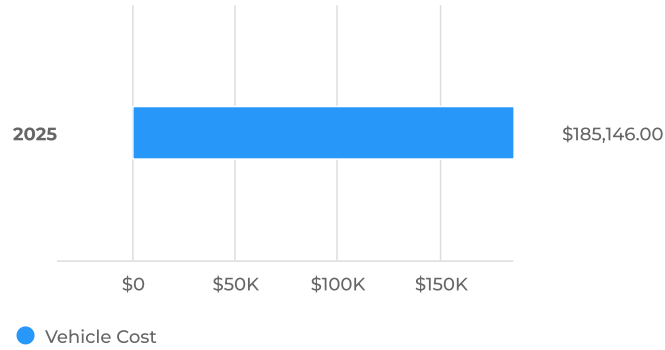
Capital Cost

FY2025 Budget
\$185,146

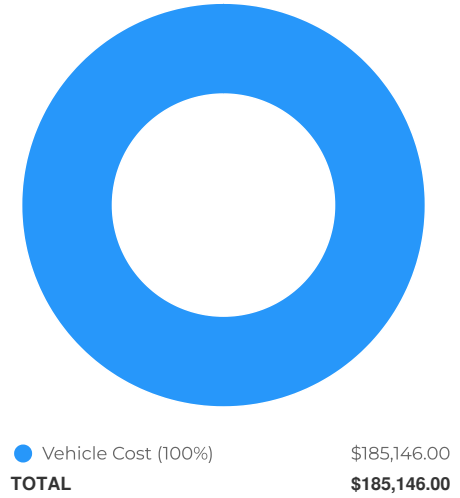
Total Budget (all years)
\$185.146K

Project Total
\$185.146K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Vehicle Cost	\$185,146	\$185,146
Total	\$185,146	\$185,146

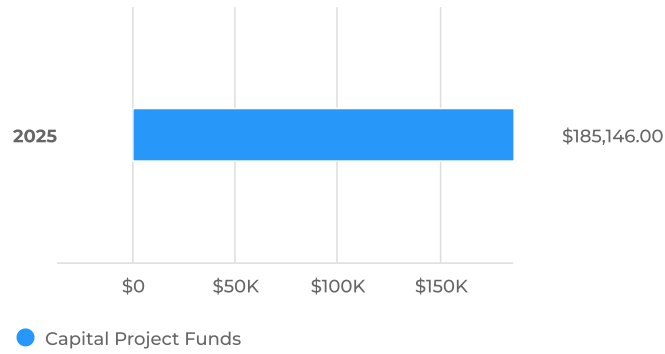
Funding Sources

FY2025 Budget
\$185,146

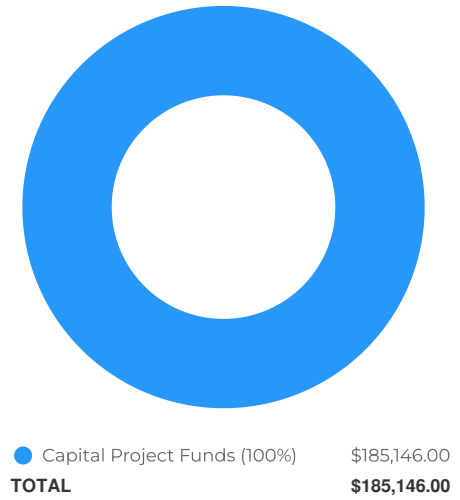
Total Budget (all years)
\$185.146K

Project Total
\$185.146K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Project Funds	\$185,146	\$185,146
Total	\$185,146	\$185,146



QUOTE-2424

SALESPERSON	CONDITIONS	PAYMENT TERMS	PAYMENT METHODS
JEFF HESS	ALL SALES F.O.B.	5K FOR SPOT IN QUEUE 50% OF BALANCE DUE FOUR (4) WEEKS PRIOR TO DELIVERY DATE REMAINING BALANCE DUE AT TRANSFER OF POSSESSION	CHECK OR WIRE

QTY	DESCRIPTION		
1	APEX 2424 MOBILE HYDRAULIC CONCERT STAGE BASE	\$168,000.00	\$168,000.00
1	ELECTRIC BACKUP MOTOR	\$2,500.00	\$2,500.00
1	BANNER PACKAGE	\$1,800.00	\$1,800.00
2	STEPS	\$2,198.00	\$4,396.00
1	MESH BACKDROP	\$875.00	\$875.00
1	SOLID FRONT SKIRT	\$575.00	\$575.00
	DELIVERY/TRAINING ESTIMATE	\$7,000.00	\$7,000.00
	For more options click here: *****apexstages.com/optional-equipment/		
	STANDARD FEATURES: GAS MOTOR HANDRAILS FRONT LOCATED HYDRAULIC CONTROLS 2K RATED ELEVATED SOUNDWINGS SPARE TIRE LATERAL SUPPORT JACKS CORNER TOWERS TOOLBOX W/TOOLS, HINGE GAPPERS TOWER SHUTTLES CARGO STRAPS OUTRIGGER PADS ZINC ANODES.		
		SALES TAX	EXEMPT
		TOTAL	\$185,146.00

New Garage Doors for Public Works Shop B



Overview

Request Owner	Chris Collins, Assistant Public Works Director
Est. Start Date	02/03/2025
Est. Completion Date	03/01/2025
Department	Storm Water
Request Groups	Capital Projects Funds
Type	Capital Improvement

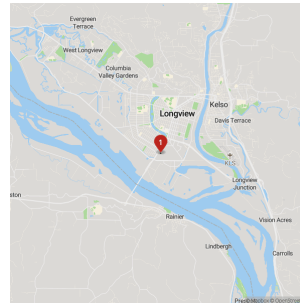
Description

The 7 old rollup doors in the shop are well over 60 years old and are no longer safe to use. The rails are worn out causing the doors to fall out. The doors are rusted and bent and extremely heavy when opening by hand. The chain hoists are worn out forcing staff to open by hand. This CIP would replace the doors, rails and hoists with new insulated doors and new openers.

Details

Type of Project	Replacement
-----------------	-------------

Location



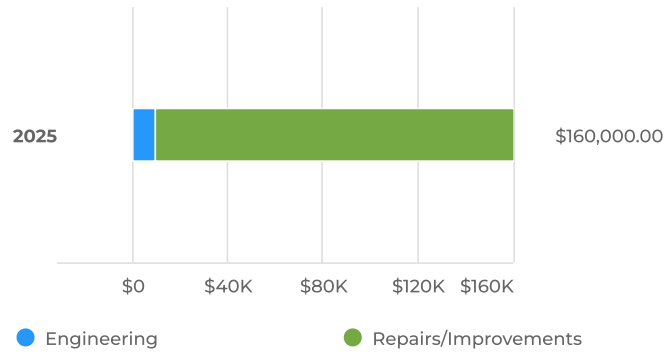
Capital Cost

FY2025 Budget
\$160,000

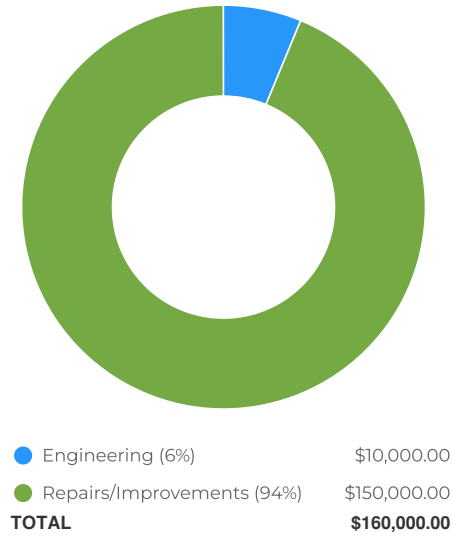
Total Budget (all years)
\$160K

Project Total
\$160K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Engineering	\$10,000	\$10,000
Repairs/Improvements	\$150,000	\$150,000
Total	\$160,000	\$160,000

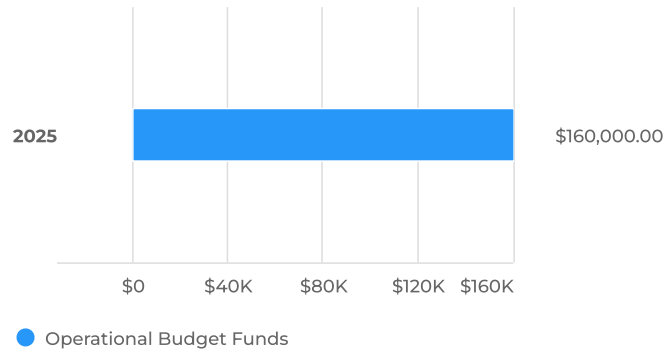
Funding Sources

FY2025 Budget
\$160,000

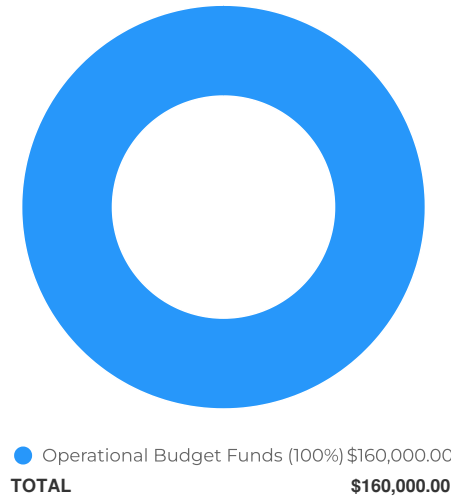
Total Budget (all years)
\$160K

Project Total
\$160K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Operational Budget Funds	\$160,000	\$160,000
Total	\$160,000	\$160,000

Garage Door Replacement Traffic Shop



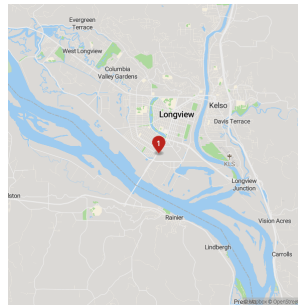
Overview

Request Owner	Chris Collins, Assistant Public Works Director
Est. Start Date	02/01/2025
Est. Completion Date	03/01/2025
Department	Traffic
Request Groups	Capital Projects Funds
Type	Capital Improvement

Description

The Sign Shop door is worn out and needs replacing. This CIP request is to replace the door with a new insulated door with an opener.

Location



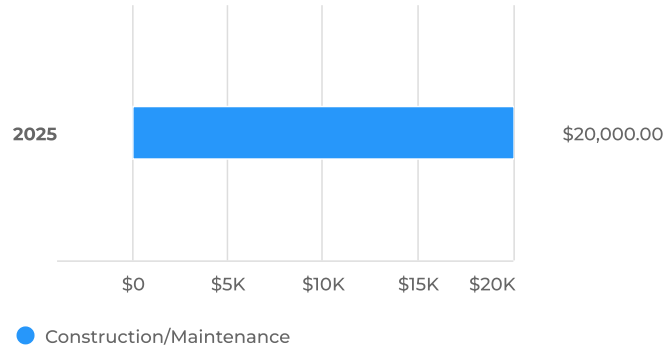
Capital Cost

FY2025 Budget
\$20,000

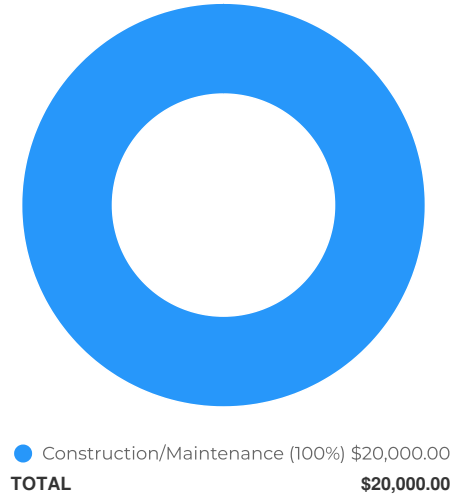
Total Budget (all years)
\$20K

Project Total
\$20K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Construction/Maintenance	\$20,000	\$20,000
Total	\$20,000	\$20,000

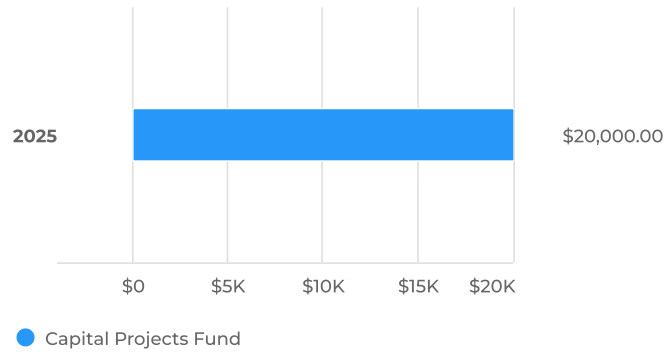
Funding Sources

FY2025 Budget
\$20,000

Total Budget (all years)
\$20K

Project Total
\$20K

Funding Sources by Year

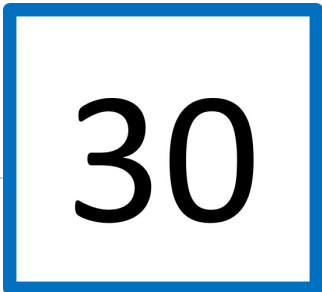


Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$20,000	\$20,000
Total	\$20,000	\$20,000

Re-Plumbing and fixture replacement for Traffic Shop



Overview

Request Owner	Chris Collins, Assistant Public Works Director
Est. Start Date	06/02/2025
Est. Completion Date	07/31/2025
Department	Traffic
Request Groups	Capital Projects Funds
Type	Capital Improvement

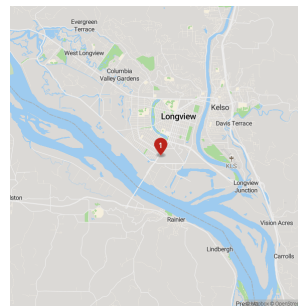
Description

The plumbing and fixtures are old and worn out. The old galvanized lines are failing and have water quality issues. The sewer lines are old and backflush on a regular basis.

Details

Type of Project	Replacement
-----------------	-------------

Location



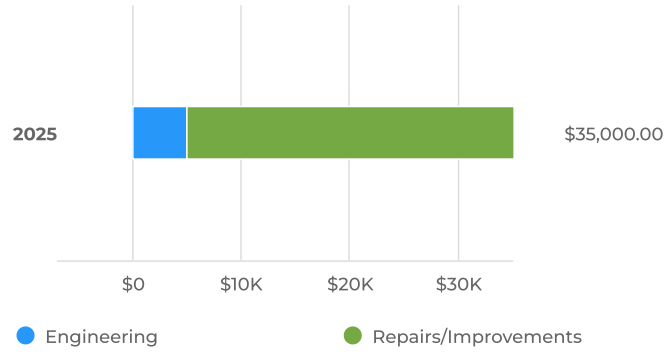
Capital Cost

FY2025 Budget
\$35,000

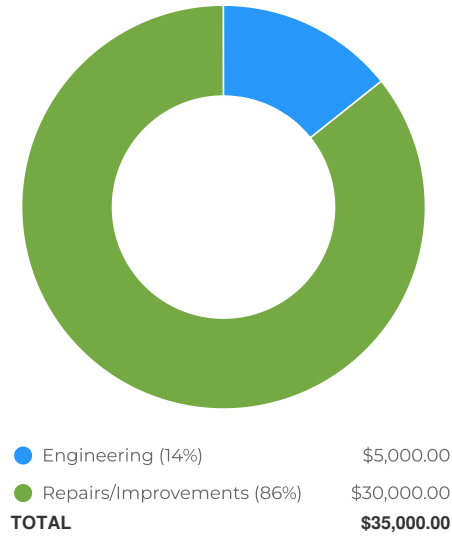
Total Budget (all years)
\$35K

Project Total
\$35K

Capital Cost by Year



Capital Cost for Budgeted Years



Capital Cost Breakdown		
Capital Cost	FY2025	Total
Engineering	\$5,000	\$5,000
Repairs/Improvements	\$30,000	\$30,000
Total	\$35,000	\$35,000

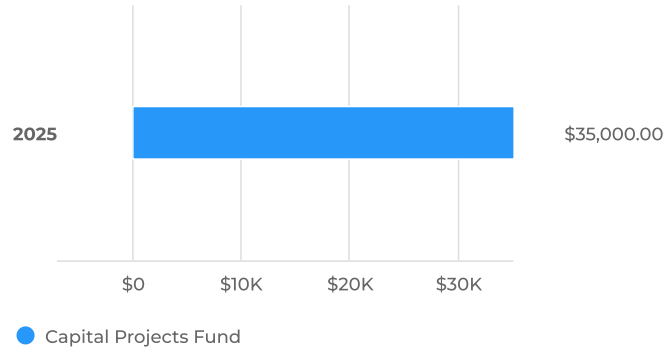
Funding Sources

FY2025 Budget
\$35,000

Total Budget (all years)
\$35K

Project Total
\$35K

Funding Sources by Year



Funding Sources for Budgeted Years



Funding Sources Breakdown		
Funding Sources	FY2025	Total
Capital Projects Fund	\$35,000	\$35,000
Total	\$35,000	\$35,000