



Date: July 30th, 2025

To: City Council and Administration

From: Carl R. Ray, Water and Wastewater Director

Re: Award Recommendation for South Glen Erie Tank Rehabilitation

The South Glen Erie Tank is a protected water distribution storage tank originally approved and constructed in 1974. The tank had the required comprehensive inspection in 2021 per the Colorado Department of Public Health and Environment (CDPHE) Storage Tank Rule which requires comprehensive inspections every five years. The inspection identified a deteriorated coating system and other deficiencies that must be corrected to stay in compliance with CDPHE regulations. In 2022 a rehabilitation plan was proposed at an estimated cost of \$713,380 to remedy all deficiencies found by the inspection.

In 2025 the city applied for \$356,690 in DOLA EIAF funding to offset the cost of rehabilitation and we recently learned the city did not receive an award. The project has since been put out to bid which included add-alternate items that were separated out based on DOLA recommendations due to the fact that some of the work is not specifically required under the Storage Tank Rule. The add-alternates include access hatch, center column capital, drain sump, interior ladder, and exterior joint repair. The low bidders total bid for all the work was \$531,958 of which \$49,374 was for the add-alternate work. For reference, the other bid received was \$645,680 total cost.

The engineering team has reviewed the bids and recommends the city include the add-alternates in the scope of the project because they address safety issues and add additional protection from coating degradation.

We properly advertised for bid and had a mandatory pre-bid meeting. We received two bids: one from Mandros Painting, Inc. and one from WBS Coatings, Inc. Bids were reviewed by the

engineering team who recommends awarding the base bid and add-alternate work to WBS Coatings, Inc.

City staff is in agreement with the engineer's recommendation. The city has worked with WBS Coatings, Inc. on past projects and their work has been satisfactory. Staff is recommending to award the bid with add-alternates to WBS Coatings, Inc. in the amount of \$531,958.00. As a result of not receiving the DOLA EIAF grant an appropriation in the amount of \$156,958 will be needed to make this award.

July 30, 2025

Carl Ray
City of Craig
300 W 4th Street
Craig, Colorado 81625

RE: Bidder Recommendation – Glen Erie South Water Storage Tank Rehabilitation Project

Dear Carl,

The Glen Erie South Water Storage Tank Rehabilitation Project was publicly advertised on July 3, 9, and 16, 2025. A mandatory pre-bid meeting was held on July 22, 2025, with a total of nine qualified contractors in attendance. By the bid deadline of 11:00 a.m. on Tuesday, July 29, 2025, two bids were received:

- WBS Coatings, Inc., located in Grand Junction, Colorado – \$531,958.00
- Mandros Painting, Inc., located in Rock Springs, Wyoming – \$645,680.80

The bid tabulation is attached for your reference. Both bids were reviewed and determined to be complete. The low bid submitted by WBS Coatings is within the City's allotted budget, allowing available funds to be used for engineering construction oversight and third-party welding and coating inspections.

WBS listed well-qualified and reputable subcontractors for the magnetic flux leakage (MFL) scan, fabrication and welding, radiograph testing, and cathodic protection. WBS will self-perform the remainder of the work. Their extensive qualifications, relevant project history, and proven performance on projects with similar scope, schedule, and location demonstrate their ability to successfully complete this project.

WWS has worked with WBS Coatings since 2018, including several successful water storage tank rehabilitation projects for the City of Craig. Our experience has consistently shown WBS to deliver excellent workmanship, strong project management, and high-quality results, both in the field and administratively. Their quality of work is, in our experience, unparalleled among comparable coating and tank rehabilitation contractors.

For these reasons, WWS recommends that the City of Craig enter into a construction contract with WBS Coatings, Inc. for this project.

Recommendation on Bid Alternates

Unlike previous City tank rehabilitation projects, the bid form for Glen Erie South was structured to include both base bid and bid alternate items. The City budgeted \$750,000.00 in 2025 with the expectation of potential DOLA grant funding to cover base bid items required by CDPHE. Given that the total of the base bid plus all bid alternates is significantly below the budget, WWS strongly recommends including all bid alternate items for the following reasons:

- **Bid Alternate BA1 – Roof Access Hatch and Riser**

The existing 24-inch square roof hatch is undersized and located directly in front of the exterior ladder, creating a safety hazard. The new 30" × 36" lightweight aluminum hatch will be relocated for safe access and improved compliance with CDPHE design requirements.

- **Bid Alternate BA2 – Center Column Capital**

The existing solid conical column capital creates a moisture-trapping area that is difficult to properly prepare and coat and is inherently damaging to the roof framing rafter ends. A new open-frame angle iron capital will allow improved airflow and reduce corrosion potential.

- **Bid Alternate BA3 – Drain Sump**

The current design makes draining and cleaning the tank difficult. Installation of a recessed drain sump, consistent with improvements at other City tanks, will significantly improve operations.

- **Bid Alternate BA4 – Interior Ladder**

The existing ladder is laterally deflected, likely from past ice buildup. With the installation of a tank mixer to eliminate icing, replacing the ladder now will enhance safety and longevity.

- **Bid Alternate BA5 – Exterior Joint Repair**

The deteriorated exterior chime-to-ringwall joint allows moisture infiltration that accelerates underside floor plate corrosion. Sealing the joint now will prevent further structural deterioration.

These bid alternates have been incorporated in all previous City tank rehabilitation projects, ensuring consistency across the system and extending the useful life of the structures.

Conclusion

Based on the bid results, contractor qualifications, and budget considerations, WWS strongly recommends that the City of Craig award the Glen Erie South Water Storage Tank Rehabilitation Project to WBS Coatings, Inc. and include all bid alternate items in the scope of work.

Please do not hesitate to reach out with any questions or to discuss the contents of this letter further. Thank you for the opportunity to prepare the bid package and review the bids.

Sincerely,

Theresa Weidmann

Theresa Weidmann, PE
970-964-7206

South Glen Erie Tank Rehabilitation - Bid Tab

	Mobilization/ Demobilization	Door Sheet & Radiograph Testing	Magnetic Flux Leakage Scan	1/4" x 6" Diameter Floor Plate Patches	1/4" x Various Size Floor Plate Patches	Weld Deposition Repairs	Roof Vent & Riser	Overflow Weir Modifications	Interior Surface Prep - Coatings & Flex Sealant	Exterior Lead Abatement	Exterior Surface Prep & Coatings	Exterior Ladder Cage Locking Security Gate	Impressed Current Cathodic Protection System	Total Cost
Unit Price Bids														
WBS Coatings Inc.	\$15,116.00	\$18,277.00	\$8,687.00	\$2,933.00	\$5,175.00	\$1,150.00	\$16,635.00	\$863.00	\$179,207.00	\$99,500.00	\$99,500.00	\$3,680.00	\$31,861.00	\$482,584.00
Mandros Painting Inc.	\$51,359.00	\$10,473.00	\$7,645.00	\$4,326.00	\$27,271.20	\$3,151.60	\$15,818.00	\$9,454.00	\$247,600.00	\$116,500.00	\$77,700.00	\$2,500.00	\$27,628.00	\$601,425.80

Bid Alternate Unit Prices	Roof Access Hatch & Riser	Center Column Capital	Drain Sump	Interior Ladder	Exterior Joint Repair	Total Cost
WBS Coatings Inc.	\$8,234.00	\$18,170.00	\$4,945.00	\$4,025.00	\$14,000.00	\$49,374.00
Mandros Painting Inc.	\$2,959.00	\$12,527.00	\$8,812.00	\$13,680.00	\$6,277.00	\$44,255.00

	Total Bid Amount
WBS Coatings Inc.	\$531,958.00
Mandros Painting Inc.	\$645,680.80