



J-U-B ENGINEERS, INC.

J-U-B COMPANIES



THE
LANGDON
GROUP



GATEWAY
MAPPING
INC.

Pre-Bid Meeting Minutes are displayed in red.

Town of Palisade – Sewer Transfer Project
Palisade Civil Center
341 W 7th Street
August 13, 2025, 9:00 a.m.

1. Pre-Bid Meeting Schedule
 - a. Project Discussion – General Overview
 - b. Field Visit
2. Introductions
 - a. Town Staff
 - i. Janet Hawkinson – Palisade Town Manager
 1. jhawkinson@townofpalisade.org
 2. (970) 296-0468
 - b. Design Engineer – J-U-B
 - i. Matt Filla – Project Engineer – Lead (Sewer Line)
 1. mfilla@jub.com
 2. (970) 208-8508
 - ii. Katie Reams – Project Engineer – Lead (Lift Station)
 1. kreams@jub.com
 2. (385) 290-2963
 - c. Construction Manager – J-U-B
 - i. Jeff Meis – Construction Manager
 1. jmeis@jub.com
 2. (720) 618-2148
 3. Project Background
 - a. Approximately 23,220 LF of 18" and 21" sanitary sewer PVC gravity pipe installation.
 - b. Approximately 4,020 LF of 8" and 12" sanitary sewer PVC pressure pipe installation.
 - c. Sanitary Sewer Lift Station
 - i. Wet well / dry pit configuration lift station
 - ii. Two 45 hp pumps (Flygt NT 3202 HT 3-468 & control panel)
 - iii. Wet well odor control system
 - iv. Forcemain odor control system
 - v. Pig launching station on forcemain
 - vi. Permanent backup generator

The specified odor control system is no longer available due to the manufacturer having recently gone out of business. Replacement equipment is currently being determined

and will be specified in a future addendum.

4. USDA Coordination

- a. American Iron and Steel requirements apply to this project.
 - i. Contractor must comply with requirements set in RUS Bulletin 1780-35.
- b. Build America Buy America (BABA) requirements may apply based on final bid results.

A question was raised regarding how to interpret the BABA requirement and how to place a bid without knowing if BABA applies. Potential Bidders were informed by J-U-B that they should make their bids assuming no BABA. Then, if the BABA requirement is triggered, there would be a negotiation with the Awarded Contractor.

5. Important Project Management Items

- a. Resident Coordination
- b. Schedule Restrictions
 - i. No work shall occur between April 1st to July 15th due to Yellow-Billed Cuckoo (Negotiations with USACE are ongoing)
 - ii. Work on agricultural properties shall be restricted to between November 1 and March 31.
 - iii. Excavation activities along the GVIC canal must take place while the canal is fully drained of water.
 - iv. All excavation along GVIC must be completed by no later than March 15, 2027.
- c. Grand Valley Irrigation Company (GVIC) Canal Work
 - i. Inspection rights for Canal Wall Soil Replacement (STA 195+50 to 197+00), Canal Crossing (STA 198+50 to 200+00), and Lift Station OSHA Safe Hole Excavation Radius.
- d. Dewatering Plan
 - i. Contractor's responsibility
 - ii. Water discharged to GVIC Canal must be filtered through silt bag. No dewatering to canal when it is operating.
- e. Utility Coordination
 - i. Clifton Sanitation District (CSD)
 - ii. Clifton Water District (CWD)
 - iii. Xcel
 - iv. Charter
 - v. Grand Valley Drainage District (GVDD)
 - vi. GVIC

J-U-B Construction Management stressed that the Awarded Contractor will be required to attend utility coordination meetings during construction.

6. Resident Coordination

- a. Contractor to coordinate access to resident properties. Detailed access

- requirements are listed in the 400 sheets of the Drawings.
- b. All work is to be performed within the ROW and proposed easements.

J-U-B emphasized that careful attention must be given to the private properties, as this work will all be performed as a lump sum pay item (Property Removals and Restoration).

7. Project Sequence

- a. Schedule will be prepared by the Contractor
- b. Project completion date cannot be moved, multiple crews should be considered

8. Questions

- a. Deadline for questions is August 19, 2025.
- b. Responses will be provided by August 26, 2025 in writing as a formal addendum.
 - i. Anticipated Addendum Modifications
 - 1. Lift Station Anue Odor Control System
 - 2. Yellow-Billed Cuckoo Schedule Modifications

9. Bid Receipt/Award

- a. Submit bid documents to The Town of Palisade c/o Janet Hawkinson by Tuesday September 9, 2025 by 5:00 p.m. (deadline for receipt).
- b. Bid Documents Required:
 - i. Bid Form (Cost Proposal)
 - ii. Qualifications Document
 - iii. Bid Bond
- c. Interviews may be requested. If conducted, these will occur the week of September 22, 2025.
- d. Award of the project is expected September 30, 2025

A Potential Bidder asked about the \$10,000,000 General Aggregate Excess/Umbrella Liability insurance requirement and if that value was correct. J-U-B informed the Potential Bidder that the value was correct, but that J-U-B would review the requirement, with any revisions to be issued in a subsequent addendum.

10. Field Visit

- a. This is the only opportunity to perform a field visit on private properties
 - i. Property owners have been notified of this walk-through.
 - ii. Walk through on private properties can occur until 2:00 p.m. this afternoon.
- b. Everyone must stay within permanent/temporary easements.
- c. Riverbend Park (STA 204+00 to 283+00) is freely accessible.

- d. Do not hop fences or disturb property owners.
- e. Access points to properties and easement limits can be found in the attached exhibit.