

# Baytree Waterfront Properties (Wastewater)

## Facility Information:

Wastewater System: Montgomery Co. Health Dept# 2013088

Pee Dee, Montgomery County, NC

~31 Service connections

Assets: Septic Tank, Dosing Pump, Meter Vault, Storage Building, Discharge Valves & Drain Field.

## Description of need:

Windemere Pointe Sewer System is a wastewater system serving 31 service connection in Montgomery County, NC. Individual grinder pumps stations at each residence pump wastewater to a combined sewer force main that is conveyed to the septic tank at the facility. The septic tank lid has areas of concrete cracking and spalling. The grout encasing the manhole lids is cracked in multiple locations. Dosing Pump Station has no hoist mechanism for pump access. The existing checks valves located in the valve vault are missing swing arms and the plug valves do not operate. Ultrasonic flow meters are not operational. Hatch opening & closing mechanisms are corroded, and one hatch is missing the opening latch. Meter vault shows signs of deterioration and slab needs to be inspected. Storage building is in poor condition with several areas of rotting wood. The electrical equipment located within the building is damaged and it is not operational. No fencing is present at the facility and the gravel access road is slightly overgrown. All equipment in poor condition will require evaluation and repair.

## Proposed Improvements:

In order to ensure the longevity and performance of the Windemere Pointe Sewer System, Red Bird Water Utility Operating Company plans to make improvements to the system. In order to ensure that operations can effectively respond to abnormal operating conditions and ensure proper operations, the existing equipment must be evaluated and repaired. Mission Remote Monitoring and flow meter will be installed. Demolish control building and install a new control panel on outdoor rack with cover. Install hoist on pump station and dosing pumps. Valve vault improvements will include latch replacements to ensure lids are securing. New fencing and gate will need to be installed to secure the facility. These improvements will ensure the system can provide safe and reliable service to customers and will bring the facilities into a maintainable condition moving forward

ITEM	DESCRIPTION	QUAN.	UNIT	UNIT PRICE	TOTAL
1	Mission Monitoring	1	LS	\$10,000	\$10,000
2	Demolish Control Building	1	LS	\$5,000	\$5,000
3	Purchase & Install Hoist for Pump Station	1	LS	\$5,000	\$5,000
4	Pump Valve Vault Improvements	1	LS	\$20,000	\$20,000
5	Replace Hatches for Pump Station & Valve Vault	2	EA	\$3,500	\$7,000
6	Pump Interconnection	1	LS	\$5,000	\$5,000
7	Install Chain Link Security Fencing & Gate	1	LS	\$48,000	\$48,000
8	Install New Flow Monitoring	1	LS	\$2,500	\$2,000
9	Install New Pump Control Panels on Outdoor Rack with Cover	1	LS	\$15,000	\$15,000

10	Install New 20 HP Dosing Pumps	1	LS	\$31,200	\$31,000
11	Install New Stainless Steel Discharge Piping	1	LS	\$15,600	\$15,000
<b>CONSTRUCTION SUBTOTAL</b>					<b>\$163,000</b>