FREDERICKSBURG SEWER & WATER AUTHORITY
Steckbeck Engineering - Project Status Reports
November 2, 2026

ENGINEERING ITEMS REQUIRING BOARD ACTION:

- **SESI recommends that the FSWA Board take the following actions at this meeting:**
  1) **Conditionally approve award of Contract 1 (Piping) to J. Phillips Excavating in the amounts $1,256,722.50 base, plus $499,433.00 alternates = total $1,756,155.50, condition upon verification of qualifications and ability to complete the work.**
  2) **Approve award of Contract 2 (General) to A. Funk and Sons in amount $5,901,025.00**
  3) **Authorize rebidding of Contract 3 (Electrical) due to no bids have been received 10/28/26.**
  4) **Approve award of Contract 4 (Plumbing) to A. H. Moyer, Inc. in the amount $145,500.00.**
  5) **Approve award of Contract 5 (HVAC) to A. H. Moyer, Inc. in the amount $191,500.00.**
  6) **In the event J. Phillips Excavating is found to be an irresponsible and unqualified bidder, then approve award Contract 1 (Piping) to 2nd low bidder A. H. Moyer, Inc. in the amount $1,374,201.00 base plus $566,158.00 alternates = total $1,940,359.00.**

GENERAL / ADMINISTRATIVE:

- SESI continues to assist the Administrative and Operation Staffs with technical issues as requested.

FREDERICKSBURG WWTP OPERATIONS SUPPORT:

- We routinely review the monthly Commercial Sewer User O&M Charges for anomalies.

MONROE VALLEY WWTP OPERATIONS SUPPORT:

- No engineering support has been required since the previous meeting.

WATER SYSTEM OPERATIONS SUPPORT:

- The first 2,000 feet of 12″ water main for the Chestnut Hill Road / Blue Mountain Road loop was completed on October 9th. Full time inspection reports and pictures were provided to Dusty and Dot for the FSWA files. Bell & Evans has submitted design plans for the balance of the loop for FSWA and my review and approval, and we request Board confirmation that Jeff should perform that review.

WATER SYSTEM IMPROVEMENTS – MANGANESE FILTRATION FACILITY

- Closing on the PENNVEST grant and loan has been set for Wednesday, December 15, 2026, at 10 AM. The deadline is January 15, 2027. Due to NO BIDS received for Contact 3 (Electrical) Pennvest is willing to grant a time extension to allow FSWA to advertise and received bids for Contract 3 in December. We request Board confirmation that SESI should proceed with this 2nd bid advertisement.
- We had received and addressed 108 questions and comments from Contractors as of the preparation of this report. Bids for 4 of the 5 separate contracts were opened on October 28th, with the bid tabulation showing all bids received in the attached PDF. SESI requests Board action as noted above.
- A 2nd bidding process for Contact 3 (Electrical) is required, as noted above. The BABA regulations (Build America- Buy America) federal requirements are the reason that we received no bids for Contract 3. Attached is the Frequently Asked Questions that explains the BABA provisions. Paul will explain this in greater detail at the meeting.
- We are working with the solar system engineer to integrate the design into our site and electrical system. Due to timing, this will not be a part of the PENNVEST application. We will apply for other state or federal grants and loans as a separate project. No change since the last meeting.
- We have forwarded various items required by PENNVEST to Eric Gibson for legal review and handling and have met with him to discuss the items. We continue to support him as required.
- We have attempted to correspond with an engineer regarding a potential residential development which could affect one of our easements. We want to know if their client wants to fund a cross and stub onto their property during our construction. If not, we cannot install it as PENNVEST will not fund facilities for future development. No change since the last report as we have not had a response from their engineer.
- Bell & Evans has confirmed that they are issuing a check in the amount $877,750 for the purchase of the green sand filters in the next week and will deliver it to the FSWA office. Jeff will discuss this with the Board in greater detail in the future.

MISCELLANEOUS

- Jeff met with the finance committee to discuss Bell & Evans request to purchase additional water capacity. When new wells 7 & 8 are placed into service, an additional 290,000 gpd of water will be available for sale. This will reduce COLA consumption down to 427,000 gpd or less, leaving at lease 73,000 gpd of capacity available within the 500,000 gpd COLA allocation. David Hanula is first in line for allocation of new capacity, in an amount of approximately 4,000 gpd. This will result in about 69,000 gpd that could be allocated to Bell & Evans, which will generate over $1 million in tapping fee revenue if the Board is inclined to approve this allocation. The Board should make a decision if it will sell additional capacity to Bell & Evans, the amount to be sold, and under what terms. The Finance Committee should first make a recommendation to the Board on those parameters.

Respectfully Submitted by: **SESI – Jeff Steckbeck and Paul Lutzkanin**