

**TOOELE CITY
WATER RECLAMATION FACILITY
2025 TOOELE WELLS DRILLING PROJECT**

**ADDENDUM NO. 1
June 2nd, 2025**

To All Plan Holders:

You are hereby notified that the following changes, clarifications, and/or corrections have been made to the Drawings, Specifications, or Contract Documents for the above-referenced project.

ADDENDUM NO. 1 consists of the following:

1. Bid Schedule Changes

The date and time of the following bidding milestones are changed by this addendum:

Item	Deadline: Date/Time
Last Day for Questions	Monday, June 2nd, 2025 Friday, June 6th, 2025
Final Addendum	Wednesday, June 4th, 2025 Monday, June 9th, 2025
Bids Due	Thursday, June 5th, 2025 (2 pm MST) Thursday, June 12th, 2025 (3 pm MST)

2. Pre-Bid Meeting Agenda and Attendance List

- a. The pre-bid conference was held at the Tooele Water Reclamation Facility: Rogers Well Site, Tooele, UT 84074, and virtually on Teams on Thursday, May 29, 2025, at 8:00 AM.
 - i. The meeting minutes and attendance list are attached to this Addendum as a courtesy to bidders and do not reflect changes to the Contract. The items from the pre-bid meeting that led to contractual changes are listed below in this Addendum.

3. Questions and Clarifications

- a. Bids shall be submitted in hard copy only. Electronic submittals will not be accepted.
- b. At the high school site, the drilling cuttings shall be hauled away. At the Rogers site, the drilling cutting can be leveled into the existing grade. Fluids may be discharged on-site at both locations after appropriate treatment as described in specification 33 00 00.
- c. The salt shed will be constructed to the north of the Rogers Well. The selected contractor shall coordinate with the city on the construction sequencing of the well drilling at Rogers Well and Salt Shed.
- d. Flooded reverse circulation drilling method is required per section 1.2 of specification 33 00 00. Contractors may include clearly labeled alternate methods, but the award will be on the flooded reverse circulation as the base bid.
- e. Three-zone tests are required for each well as per specification 33 00 00. The same pump can be reused for each test. Airlift is also needed in addition to zone testing per section 3.11 of spec 33 00 00.
- f. The draw-down probe method for testing water quality is up to the contractor; risk of hang-up is the contractor's responsibility.

- g. The use of 6-inch diameter casing in lieu of 5-inch diameter casing is acceptable for the test wells.
- h. Anticipated water depth at the well sites is between 440 and 490 feet, as indicated in Figure 4, Item 11 of the Geotechnical Report.
- i. Bid Item A14, 'Furnish and Install 10-foot Bentonite Plug,' and Bid Item A19, 'Cement Grout Installation,' appear to have overlapping applications for sealing between test zones. J-U-B Engineers will issue further clarification in Addendum No. 2 to specify the precise application and measurement for each of these items.
- j. The use of an auger rig for drilling the surface casing (14-inch, 40-foot conductor) is acceptable.

4. Changes to the Contract Documents

- a. Include the cost for 180 days of noise control at the high school site under the optional bid item #1 - Noise Control at High School Well Site.

5. Changes to the Drawings

None

6. Changes to the Technical Specifications:

- a. 01 22 00 Measurement and Payment
 - i. Add measurement and payment description for optional bid item #1 Noise Control at High School Well Site:

"NOISE CONTROL AT HIGH SCHOOL WELL SITE – BID ITEM # 1

- A. *Measurement will be made on a per day basis for sound/noise control during the drilling, construction, developing and testing of the test well. This pay item shall constitute full compensation for all labor, equipment, tools, supplies, and materials required to complete this portion of the Work for this construction project.*
- B. *Payment shall be made at per day price stated in the Bid Form."*

- b. 01 50 00 Temporary Facilities and Control
 - i. Tooele City is interested in using sound control panels to minimize construction noise at the high school site. Add section 1.17 and 1.18 as shown below:

"1.17 NOISE CONTROL

- A. *The CONTRACTOR shall demonstrate compliance with the noise control requirements for any site requiring noise control as specified in the plans or specifications.*
- B. *If noise control is required, noise levels shall be monitored at least once daily, and at the request of the ENGINEER, during a time when onsite equipment is in use and noise levels are expected to be the highest. Noise levels shall be measured next to the drill site boundary and at 50 and 100 feet from the drill site using a calibrated and certified sound level meter furnished by the CONTRACTOR and kept on site at all times. Noise levels will also be measured at the property boundary.*

1.18 NOISE CONTROL FACILITIES

- A. *For the site requiring noise control, barriers/panels shall be constructed completely around the site to mitigate noise. The noise barrier walls shall consist of fiberglass filled acoustical walls, or equal, and have a minimum wall height of 20 feet. The noise barrier walls shall reduce the maximum continuous noise from drilling operations to less than 60 db at 50 feet around the perimeter of the drill site, or to levels designated in the noise permit, whichever is stricter."*

7. Potential changes to contract – courtesy notification

Clarification on Future Work and Potential Additive Alternate for Production Wells:

To leverage the successful execution of the test well phase, Tooele City and J-U-B Engineers are actively exploring the inclusion of an Additive Alternate Bid Item for the construction of a future Production Well. Further details regarding the scope or bid requirements of this Additive Alternate will be provided in a subsequent addendum.

This ADDENDUM #1 shall become a part of the Contract and all provisions of the Contract shall apply thereto. BIDDERS shall acknowledge receipt of this ADDENDUM in the space provided in the BID FORM.

Sincerely,
J-U-B ENGINEERS, INC.
Andrew Hobson, P.E.
Project Engineer

Attachments



2025 Tooele City Wells Drilling Project



PRE-BID MEETING

Project #55-25-021
Thursday, May 29th, 2025, at 8:00 am
Tooele Water Reclamation Facility

NAME	REPRESENTING	OFFICE PHONE	CELL PHONE	EMAIL
Alan Lang	Lang Drilling		801-554-2419	Alan.Lang@LangEquipment.net
Brian Nordgren	Boart Longyear		801-440-2141	bnordgren@boartlongyear.com
Dylan Wilcox	Boart Longyear	385-234-3829	801-638-1207	dylan.wilcox@boartlongyear.com
Casey Curtis	Hydro Resources	720-814-2628		ccurtis@hydroresources.com
Jason Lamb	Lamb Drilling	801-834-9495	801-834-9495	jason.lamb@lambdrilling.com
Clayton Thayer	KP Ventures Drilling	928-639-1709	505-240-0833	claytont@kpventures.com
Avery Kuper	White Mountain Operating	307-367-3800	970-433-3969	akuper@wmoperating.com
Brittany Ekstrom	APTIM			Brittany.Ekstrom@aptim.com

Prebid Meeting Minutes

TOOELE CITY CORPORATION

Subject: 2025 Wells Drilling Project– Prebid Meeting Minutes

PROJECT NAME AND MEETING NO.: 2025 Tooele City Wells Drilling Project
242 271 758 133 8

DATE AND TIME: 05/29/25 at 8:00 am (MST)

LOCATION: Virtual via Teams and Rogers Well (Well No. 1) Site

ATTENDEES/TEAM:

ENGINEER – J-U-B

- ☐ Branden Nielson, Project Manager
- ☒ Andrew Hobson, Project Engineer
- ☒ Archana Dahal, Design Engineer

Loughlin Water Associates, LLC

- ☒ Bill Loughlin
- ☐ JB Brown

OWNER - TOOELE CITY

- ☐ Jamie Grandpre, Public Works Director

Note: During the pre-bid walk-through meeting, all conversations are considered informal and are not contractually binding unless stated in the contract manual, drawings, or modified by a written addendum.

DISCUSSION ITEMS

1. Site Access & Logistics
 - a. Access via 2400 N (paving in progress) and field gate; possible fence cut for direct entry.
 - b. Brown-grass area and adjacent unfenced strip available for staging; be mindful of future salt-shed north of well.
 - c. Livestock occasionally wander from the adjacent field—secure openings.
2. Cuttings & Fluids Disposal
 - a. Roger site: process cuttings onsite, grade & level after completion; water may discharge to the existing swale.
 - b. School District site: haul cuttings off; clear development fluids may discharge to FEMA channel.
3. Bid Submission Requirements
 - a. Hard-copy only—submit to Tooele City Recorder's Office (City Hall, upper level).
 - b. Bid opening to follow immediately in the adjacent conference room.
4. Drilling Methodology & Alternatives
 - a. Base bid: flood-reverse circulation per specs.

- b. Contractors may include clearly-labeled alternate methods, but the award will be on the base bid.
- 5. Testing Protocol
 - a. Three 100-ft zones; air-lift development then 12 h pump test each (30–50 gpm).
 - b. 14 in conductor to ~40 ft; 5 in casing (6 in acceptable) to depth (~440–490 ft water).
 - c. Draw-down probe method left to contractor; risk of hang-up is contractor’s responsibility.
- 6. Zone Isolation & Seals
 - a. 10 ft bentonite or cement plugs between zones; Bid Items A14 vs A19 will be clarified through an addendum.
 - b. Construction will move from bottom-up following perforation, well development, testing, and sealing for each zone.
- 7. Sound Panels
 - a. Additive alternate for ~16 ft sound walls at School District site; unlikely at City Shop site. Additional specifications on the sound panels will be provided through an addendum.
 - b. Price on per-day unit basis.
- 8. Future Production Well Planning
 - a. Two production wells anticipated; preferred site chosen after test-well evaluation.
- 9. Traffic & Haul Routes
 - a. Avoid heavy truck traffic through residential streets; use highway for loaded hauls.

ACTION ITEMS

Responsible	Task	Due
Bidders	Base bid on flood-reverse drilling; list any alternates separately.	Bid due date
City Ops	Mark staging limits & provide gate/fence access before mobilization.	Pre-construction mtg
Design Team	Provide specifications on sound panels.	Through Addenda 1
	Clarify A14 vs A19	Through Addenda 1
Contractor (post-award)	Coordinate Conex placement with salt-shed schedule; relocate if required.	During construction

SCHEDULE UPDATE (No changes from advertisement)

Item	Deadline: Date/Time or Days
Substantial Completion	18 months from Notice to Proceed
Contract Documents First Available	Wednesday, May 21 st , 2025
Prebid Conference	Thursday, May 29 th , 2025 (8 am MST)
Last Day for Questions	Monday, June 2 nd , 2025
Final Addendum	Wednesday, June 4 th , 2025
Bids Due	Thursday, June 5 th , 2025 (2 pm MST)

BIDDING AND CONTRACT CONSIDERATIONS

10. Plan holders: register with City: laurab@tooelecitey.gov, bid submit to Laura.
11. All questions to Engineer in writing, final day for questions.
 - i. Andrew Hobson
 - ii. ahobson@jub.com
 - iii. 385-290-9368
- a. Responses posted as an Addendum
- b. Email notification to planholders
- c. Has anyone had any issues downloading the Contract Documents?
12. Standard EJCDC Contract Documents – Bid security, performance and payment bonds, insurance, etc.
13. Bid Form review
14. Bids due: **Room 224, Tooele City Hall Recorder's Office**. Bids will be publicly opened and evaluated.
15. Substantial completion date (18 months after notice of award, tentatively Dec 2026)
16. Liquidated damages:
 - a. Substantial Completion: \$500 for each day
 - b. Final Completion within Contract Time: \$500 for each day
 - c. Not to exceed 10% of the contract price.
17. Description of work:
 - a. Drilling and zone-testing of two exploration wells in Tooele City, as shown in the drawings. The estimated total drilling depth of each exploration borehole is up to 1200 feet.
18. Bidders Qualifications