

COMMISSION FILE NO: 26-087-7 **DATE INTRODUCED:** July 13, 2026

INTRODUCED BY: Executive Director (Signature on File in the Office of the Commission)

REFERRED BY COMMISSION CHAIRPERSON TO: Operations Committee

RELATING TO: Contract C98072D01, Engineering Services – Conveyance Site Building Roof Replacements and Solar Panels Installation

SUMMARY:

The Commission is requested to authorize the Executive Director to execute on behalf of the District Contract C98072D01, Engineering Services – Conveyance Site Building Roof Replacements and Solar Panels Installation, with Bloom Companies, LLC, (Bloom) in an amount not to exceed \$637,793. Bloom was the highest scoring proposer based on a qualifications-based selection method among four proposals received.

The District owns approximately 40 buildings of various sizes associated with the District Metropolitan Interceptor Sewer (MIS) conveyance system that house equipment necessary for operations of the conveyance system. This equipment may include electric motors, pumps, piping systems, heating, ventilation, and air conditioning equipment, electrical systems, electronic controls, hydraulic systems, gas and water lines, and lighting. To support long-term reliability, each building and roof system should protect the equipment it contains from weather, moisture, and other exterior conditions that may cause deterioration or damage to equipment.

These buildings have numerous roofing systems of varying ages and conditions. Veolia Water Milwaukee LLC, (VWM) is responsible for inspecting and monitoring the condition of these roofing systems annually and completing roofing repairs when necessary. The District is responsible for funding capital roofing system projects.

Through the District's asset management program and VWM's annual roof inspections, District staff have determined that roofing systems on 10 conveyance system buildings are at the end of their useful service lives. Staff recommend these roofing systems be replaced.

ATTACHMENTS: **BACKGROUND** ☐ **KEY ISSUES** ☐ **RESOLUTION** ☒
FISCAL NOTE ☒ **SBE** ☒ **OTHER** ☐ _____

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COMMITTEE ACTION: _____ **DATE:** _____

COMMISSION ACTION: _____ **DATE:** _____

SUMMARY (Cont'd)

Contract C98072D01, Engineering Services – Conveyance Site Building Roof Replacements and Solar Panels Installation

District staff also identified the need to incorporate roof-related safety improvements at these 10 conveyance system buildings to support safe roof access, inspections, maintenance, and meet Occupational Safety and Health Administration fall protection requirements.

This project also supports the District's 2035 Vision energy goals, which call for meeting 100% of the District's energy needs through renewable sources and reducing the District's carbon footprint by 90% from its 2005 baseline. The Commission adopted the District's Energy Plan in March 2024 to help guide this work. The Energy Plan includes a recommendation to eventually install 4,600 kilowatts of photovoltaic solar capacity at conveyance building sites.

Below is a summary of the conveyance building sites included in this project:

Building Name	Roof Size (square feet)	Roof Material	Year Installed
59th and State Bypass Pump Station (BS0405) Electrical Building	3,050	Fully Adhered polyvinyl chloride	2013
32nd and Hampton Bypass Pump Station (BS0502)	540	Ballasted Built-Up	1999
BS0502 Maintenance Building (Building 103)	8,250	Ballasted Built-Up	1967
Inline Storage System (ISS) Control Building at KK02 Dropshaft	360	Pitched Shingles	1992
ISS Control Building at NS09 Dropshaft	260	Pitched Metal	1991
ISS Control Building at NS12 Dropshaft	338	Pitched Shingles	1993
Greenfield Park Pump Station (PS0301)	1,820	Modified Built-Up & Wood Shakes	1984
Underwood Creek Pump Station (PS0302)	2,020	Modified Built-Up & Wood Shakes	1984
Lake Drive Pump Station (PS0402) Electrical Building	230	Pitched Asphalt Shingles	2004
Green Tree Pump Station (PS0502)	2,530	Cedar Shakes	1984

SUMMARY (Cont'd)

Contract C98072D01, Engineering Services – Conveyance Site Building Roof Replacements and Solar Panels Installation

The purpose of this project is to extend the useful lives of 10 conveyance site building roofs by at least 20 years, improve worker safety, and support progress toward the District's Year 2035 Energy Goals.

This contract provides engineering design services for roof replacements, roof-related safety improvements, and photovoltaic solar panel improvements at the 10 conveyance site buildings.

Under the proposed contract, Bloom will provide the following engineering services:

- Project management.
- Alternatives analysis.
- Preliminary design.
- Field investigations.
- Final design, including preparation of bid and construction contract documents.
- Bid and award services.
- Engineering services during construction.
- Operation and maintenance manuals and training.
- Applications engineering.

After design is complete, the District will publicly bid two separate construction contracts: one for roof replacements and safety improvements and one for solar panel installations.

The contract duration is four years and four months.

RESOLUTION

Contract C98072D01, Engineering Services – Conveyance Site Building Roof
Replacements and Solar Panels Installation

RESOLVED, by the Milwaukee Metropolitan Sewerage Commission, that the Executive Director is authorized to execute Contract C98072D01, Engineering Services – Conveyance Site Building Roof Replacements and Solar Panels Installation, with Bloom Companies, LLC, in an amount not to exceed \$637,793.