



**Michaels**Energy

400 Main St. | Ste. 200 | PO Box 2377 | La Crosse, WI | 54601  
p 608.785.1900 | f 608.784.2270 | www.michaelsenergy.com

February 2, 2015

**Randy Turtenwald, P.E.**  
**City Engineer**

CITY HALL  
400 La Crosse Street  
La Crosse, WI 54601

**REFERENCE:**

Municipal Service Center Boiler Replacement Project  
Michaels No.: L08CV42N

**Dear Mr. Turtenwald:**

We are pleased to provide you with this proposal for study and design services associated with the renovation of the heating plant for the Municipal Service Center on Isle La Plume.

**Scope of Services**

The requested scope of services is described in detail in the City's Request for Proposal, received by Michaels via email on January 20, 2015.

A point of clarification was provided by Greg Kozelek's email on January 30, 2015. The scope of the retrofit project, and therefore the design, could vary greatly depending on the results of the study and the City's decisions. Thus we are to base our design fees on an in-kind boiler replacement. If the project selected is more extensive, we will negotiate revised fees at that time.

The RFP instructs the consultant to "include asbestos testing on all pipe insulation." In preparing this proposal, we discussed the project with Rick Stickler of Coulee Region Environmental (formerly Midwest Environmental Management). Mr. Stickler informed us that he previously completed a full asbestos inspection of the property, and the inspection report should indicate the extent of asbestos in pipe insulation. Thus we have included \$500 for Mr. Stickler to review his files and inform this process regarding asbestos; we have assumed that additional testing will not be required.

**Firm Overview**

Michaels Energy, formerly Michaels Engineering, was established in La Crosse in 1984. Our specialties are energy efficiency and HVAC, electrical and plumbing system design. Michaels currently has 56 employees, 33 of whom are graduate engineers. While our home office and

the bulk of our employees are in La Crosse, we also have offices in Madison, Green Bay, Minneapolis and Cedar Rapids.

### **Staff Assignments**

Dave Waffenschmidt will manage your project, and Steve Kelly will serve as primary technical support. Dave is President of Michaels Energy and a Professional Engineer, while Steve is a Wisconsin-registered Designer of Engineering Systems in HVAC. Staff profiles for Dave and Steve are attached.

### **Consultants**

We intend to engage Rick Stickler of Coulee Region Environmental (formerly Midwest Environmental Management) to address asbestos issues, as noted previously.

### **Selected Experience and References**

The attached staff profiles list the range of experience of the two individuals who will be responsible for your project. In addition, we offer the following client experiences and references.

#### *Luther College, Decorah, Iowa*

Michaels has completed numerous projects for Luther College over the past 12 years. These include energy studies of the entire campus, chiller plant replacement studies and design, complete engineering systems design for a new science building and other building renovations as well as multiple small HVAC projects.

Contact:

Jay Uthoff, Facilities Manager  
Luther College  
700 College Drive  
Decorah, IA 52101  
Phone: (563) 387-1012  
uthoffja@luther.edu

#### *Meskwaki Bingo Casino Hotel, Tama, Iowa*

Michaels' involvement with Meskwaki has been focused on helping them solve HVAC system problems and improve patron comfort. Projects have included adding supplemental boiler capacity, eliminating use of leaking buried heating piping, redesigning air handlers to achieve better control and freeze protection, and acting as an expert witness.

Contact:

Jeff Kajer, Facility Director  
Meskwaki Casino  
Tama Iowa 52339  
Cell: (641) 750-4560  
jkajer@meskwaki.com

## Schedule

We anticipate no problem meeting the schedule for consulting activities stated in the RFP. We do note that construction is slated for October-December, which may or may not be possible depending on the scope of construction.

## Fee for Services

We propose to complete this work on an hourly basis, not to exceed TWENTY-TWO THOUSAND THREE HUNDRED DOLLARS (\$22,300).

Expenses for travel, limited reproduction, and other incidental direct costs are included in the costs stated above. Asbestos consulting fees for Coulee Region Environmental, estimated at \$500, are also included in the not-to-exceed amount, and will be passed through at cost.


We have attached a separate list of general requirements regarding this agreement. This proposal, the attached Hourly Rate Schedule consisting of 1 page and the attached General Conditions consisting of 1 page constitute our entire understanding regarding this project and supersede all prior written or oral understandings.

If this proposal meets with your understandings and desires, simply return a signed copy to me. If you have any questions regarding this proposal, or wish to amend it in some fashion, please do not hesitate to call us.

We sincerely hope that you find this proposal acceptable and we look forward to the opportunity to work with you and your staff.

Sincerely,

MICHAELS ENERGY

  
DAVID A. WAFFENSCHMIDT, P.E.  
President

CITY OF LA CROSSE

By: 

Accepted on 3/26, 2015.

c: Steve Kelly, File

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