MINNEHAHA CREEK
WATERSHED DISTRICT
QUALITY OF WATER, QUALITY OF LIFE

Meeting: Board of Managers
Meeting date: 5/22/2025
Agenda Item #: 7.2
Board Consent Item

Title:	Authorization to Contract Sunram Construction for Maintenance of Gray's Bay Dam
Resolution number:	25-032
Prepared by:	Name: James McDermond-Spies Phone: 952-641-4513 jmcdermondspies@minnehahacreek.org
Reviewed by:	Name/Title: Brian Beck, Research and Monitoring Program Manager
Recommended action:	Authorize the District Administrator to execute contract with Sunram Construction
Schedule:	May 2025: Conduct Cable Replacement on Gate One May/June 2025: Conduct Cable Replacement on Gates Two and Three
Budget considerations:	Fund name and code: Project Maintenance and Land Management 2-2003 Fund budget: $677,441.00 Expenditures to date: $57,936.35 Requested amount of funding: $13,662.00 ($12,420 + 10% contingency)
Past Board action:	Res #: 16-065 Title: Authorization to Enter into a Construction Contract with Blackstone Contractors for Maintenance of the Grays's Bay Dam Res #: 20-034 Title: Authorization to Execute a Contract with Blackstone Contractors to Fabricate and Install New Gray's Bay Dam Plates

Summary:
The Gray's Bay Dam Headwaters control structure is built with three concrete bays, each containing a stainless steel gate. These gates are adjusted to allow specified volumes of water to be released according to the "Headwaters Control Structure Management Policy and Operating Procedure". Adjustment is done through stainless steel lift cables attached to a drive mechanism and gearbox operated by staff. Through dam operations in the 2024 flow season, staff and the District Engineer encountered several issues with these lift cables. Minor modifications and adjustments were made to many of the cables and supporting hardware to maintain operations through 2024. Staff and the District Engineer conducted an inspection prior to the removal of stop logs in March 2025. During which it was determined that full cable maintenance was recommended for all gates. MCWD has records of replacing the cables twice before as part of larger dam maintenance work, in 1989 and 2017.

Cable Replacement will allow gates to be operated for several years and realign gates to the bay walls, helping to reduce inconsistent gaps. Gate one (South) is in the highest need of repair as it had demonstrated difficulty during closing of the dam in November 2024 and is considered at risk of failure if not addressed prior to operating. Stop logs were left in this

gate to facilitate this maintenance, as the dam can operate at full capacity with two operable bays. Gates two (center) and three (North) also require maintenance but can be operated in their current condition.

Staff and District Engineer developed a scope of work (Attachment 1) for repair. Gate one is separated from the other two gates due to the higher priority of repair. The scope of work was sent to two contractors identified by District Engineer, Sunram Construction and Blackstone Contracting. MCWD received responses from both contractors, quotes will be provided separately in accordance with Minnesota Statutes §13.591. Blackstone's quote totaled $22,600 and Sunram provided the low quote totaling $12,420. Blackstone and Sunram have equal ability to conduct the work to a high standard, making cost the most significant factor in providing recommendation.

Though the dam can operate at full capacity (300 cubic feet per second) with only two gates this does reduce MCWDs flexibility should other repair needs surface. In the interest of expediting the higher priority repairs to gate one, staff issued a short form work order, administratively, to Sunram for a not to exceed amount of $4,500. These funds are included in the funding request of $13,662, meaning this represents $9,162 in additional funding to complete the repairs to gates two and three.

Recommendation:
Staff recommend that the MCWD Board of Managers authorize the District Administrator to execute a contract with Sunram Construction, Inc., on advice of District Counsel, to provide maintenance services at Gray's Bay Dam with an amount not to exceed $13,662.

Supporting documents (list attachments):

1. Scope of Work: Gray's Bay Dam Maintenance
2. In accordance with Minnesota Statutes §13.591, submitted quotes are not a part of the public record until the Board of Managers has selected a vendor. A copy of each submitted quote will have been distributed to the managers, via email, for review prior to the May 22, 2025 meeting.

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RESOLUTION

Resolution number: 25-032

Title: Authorization to Contract Sunram Construction for Maintenance of Gray's Bay Dam

WHEREAS, the Minnehaha Creek Watershed District (MCWD) owns and operates the Grays's Bay Dam, a regional flood mitigation structure;

WHEREAS, the Project Maintenance and Land Management program operates, inspects, and oversees maintenance of Gray's Bay Dam;

WHEREAS, March 2025 staff and District Engineer inspected Gray's Bay Dam due to issues with lift cables during 2024 operations. The inspection indicated a need to replace lift cables at all three gates at the dam with the highest priority being gate one (south);

WHEREAS, a scope of work was developed by MCWD and distributed to Sunram Construction and Blackstone Contracting, as offered by District Engineer. MCWD received responses from both contractors;

WHEREAS, Blackstone provided a quote totaling $22,600. Sunram Construction submitted the low quote, totaling $12,420.00, to replace cables for all three gates at Gray's Bay Dam;

WHEREAS, to expedite repair and restore functionality to gate one a short for work order was issued administratively for repair in the amount not to exceed $4,500. This value is included in the contract total;

WHEREAS, following completion of the short form work order gates two and three are recommended to have the lift cables replaced, representing the $9,162 difference between the contract total and the amount in the short form work order.

NOW, THEREFORE, BE IT RESOLVED that the Minnehaha Creek Watershed District Board of Managers authorize the District Administrator, on advice of counsel, to execute a contract with Sunram Construction, Inc, with a not to exceed amount of $13,662.

Resolution Number 25-032 was moved by Manager _____, seconded by Manager _____. Motion to adopt the resolution ___ ayes, ___ nays, ___abstentions. Date: 5/22/2025

_____ Date: _____
Secretary

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Scope of Work:

Gray's Bay Dam Maintenance

1. PURPOSE**:** Implement maintenance of the Gray's Bay Dam (Headwaters Control Structure)

2. GENERAL BACKGROUND**:** The Gray's Bay Dam allows the Minnehaha Creek Watershed District (MCWD) to appropriately manage flow from Lake Minnetonka into Minnehaha Creek. The structure was designed by MCWD and built in 1979-1980. The structure consists of three 10-foot wide discharge bays fitted with adjustable stainless steel radial tainter gates accompanied by a 202-foot fixed crest steel sheet pile weir that serves as an emergency spillway in the event of extreme weather. The dam is covered by a wooden deck and railing system, and the dam can be accessed through aluminum grate openings in the top of the wooden deck.

3. EQUIPMENT DESCRIPTION AND NEEDED REPAIRS (CONTRACT SERVICES):

   3.1 GATE LIFTING CABLES – Gate 1 (South Gate)

   Current Condition: Cables are operable but at risk of failure. Some cable ends are significantly frayed and/or have been shortened during other repairs. This reduced length leaves the weight of the gate pulling on the retention set screw and is at risk of pulling through when the gate is close to fully closed.

   Repairs (Contract Services): Replace cables and associated attachments with like materials, additional materials or alternatives may be approved by OWNER if they represent an improvement. Cables should be set so the gate lowers square with the concrete walls, as best possible. Following repair, when gate(s) is fully extended down (closed) there will be a minimum of two wraps remaining on the spool. In addition, the end of the cable will need to be secured with an end stop to prevent fraying and as a final prevention of the cable pulling through. Press on swages and end stops are preferred but not required. Set screws to retain the cable in the spool should be replaced with a stainless-steel equivalent. These screws may be seized and need to be drilled out.

   3.2 ALTERNATE: GATE LIFTING CABLES – Gates 2 and 3 (Center and North Gates)

   Current Conditions: Cable are in operating condition but display signs of wear. Some cables have significant fraying, areas that have been crushed from adjustment, are set at a different length than counterpart, or a combination.

   Repairs (Contract Services): Replace cables and associated attachments with like materials, additional materials or alternatives may be approved by OWNER if they represent an improvement. Cables should be set so the gate lowers square with the concrete walls, as best possible. Following repair, when gate(s) is fully extended down (closed) there will be a minimum of two wraps remaining on the spool. In addition, the end of the cable will need to be secured with an end stop to prevent fraying and as a final prevention of the cable pulling through.

Press on swages and end stops are preferred but not required. Set screws to retain the cable in the spool should be replaced with a stainless-steel equivalent. These screws may be seized and need to be drilled out.

4. ASSUMPTIONS:

    a) Cable length and other quantities are approximate and should be confirmed before cutting to final length and/or installation.
    b) All replacement materials should be Stainless steel or, if unavailable or not applicable, corrosion resistant.
    c) Repair of cables to be inspected by Engineer before repair work is deemed complete.
    d) The quote sheet will list 8hrs labor, but billing will be done on a time and materials basis.
    e) Gates during repair will need to be held up, this will need to be done in a way to preserve the integrity of the gate and bottom seal. This likely will require chaining, blocking, a combination of both, or other secure methods.
    f) Repairs will be done sequentially per gate (if alternate is approved). Stop logs will need to be removed from each gate, once repair is completed, then installed in the next gate prior to starting repairs. Once all gates are complete OWNER will advise on final condition of stop logs.

5. APPENDIX:

    - APPENDIX A: Quote Sheet
    - APPENDIX B: Original Construction Plans

6. SUBMITTING QUOTE:

    Please submit a completed Quote Sheet (Appendix A) to James McDermond-Spies at jmcdermondspies@minnehahacreek.org

Appendix A:

Quote Sheet

Dam Maintenance Quote Sheet					
Line	Description	Quantity	Unit	Unit Cost	Total cost
1	Gate one Labor	8	hr		$ -
2	3/8" 6x19 stainless steel cable	30	Feet		$ -
3	U bolts with saddle or Sleeve Swage	6	Each		$ -
4	Cable end/stop	2	Each		$ -
5	Thimbles	2	Each		$ -
6	Set Screws	2	Each		$ -
7					$ -
8					$ -
			Project Total		$ -

ALTERNATE Quote Sheet					
Line	Description	Quantity	Unit	Unit Cost	Total cost
1	Gate Two Labor	8	hr		$ -
2	Gate Three Labor	8	hr		$ -
3	3/8" 6x19 stainless steel cable	60	Feet		$ -
4	U bolts with saddle or Sleeve Swage	12	Each		$ -
5	Cable end/stop	4	Each		$ -
6	Set Screws	4	Each		$ -
7	Thimbles	4	Each		$ -
8					$ -
			Project Total		$ -