

Commissioners

Linda Oosterman – District 1

Russell E. Olsen – District 2

Chris Stearns – District 3



Providing safe, reliable, affordable, and sustainable service.

January 12, 2021

From: General Manager

To: PUD Commissioners

**Subject: Emergency Waiver of Competitive Bidding Requirements IAW RCW 39.04.280(3)(a) and 3(b)
1230 Ruddell Road SE Building, PUD Headquarters**

Commissioners:

In accordance with RCW 39.04.280(2)(b) I have declared an emergency situation exists and have waived the small works roster competitive bidding requirements.

On January 6, 2021, we were alerted to a growing water stain on the second floor of the PUD's Headquarters building. Upon investigation, Thurston PUD's Headquarters on 1230 Ruddell Road SE in Lacey had two leaks that are damaging both the roof and ceiling and threatening to damage electrical components. On Friday, January 7, a roofing diagnostic was ordered and determined that the issue was an HVAC system. The District contacted Sunset Air, our HVAC maintenance provider, and the technician reported that the leak was caused through the roof.

On January 12, 2021, it was determined that the PUD staff would not be able to repair the emergency leak themselves. I declared an emergency waiver of competitive bidding requirements. Chehalis Sheet Metal Heating & Cooling & Roofing was called in to make the necessary repairs.

These leaks represent unforeseen circumstances that are beyond the control of the District. The leaks presented a real, immediate threat to the proper performance of building infrastructure and potentially to the telemetry system which is close to the leak. This presents a real immediate threat to the PUD's Headquarters building and required immediate action to insure the proper performance of the District facilities and infrastructure. Failure to resolve this issue with the heavy rains occurring and projected to continue will likely result in material loss and damage to property. The emergency action and waiver of the competitive bidding requirements were necessary.

This is the written finding of the existence of an emergency required by said RCW and is brought to notify the Commission and the public at this next available public meeting and is duly entered of record no later than two weeks following the award of the contract.

Sincerely,

A handwritten signature in blue ink that reads "John Weidenfeller".

John Weidenfeller
General Manager
Thurston PUD