

**TO: MAYOR AND CITY COUNCIL**  
**FROM: NEIL JENSEN, City Administrator**  
**SUBJECT: Pool Restoration Quote**  
**MEETING DATE: October 6, 2020**

**BACKGROUND:**

I had 2 pool restoration companies take a look at the pool to provide an estimate to completely restore the vessel of the pool. This would include repair of all cracks, spalling concrete and a portion of the pool wall to repair and replace. They also would sandblast the entire pool and give it 2 coats of epoxy paint. The company stated that this would be about a 10-year repair with a repaint sometime in between. The Park Board reviewed the quote from Northern Pool and Restoration. The other company that I could find to do the repairs is not interested in quoting the job.

If the city council approves the quote for restoration, they will get started the week of October 12<sup>th</sup>.

Please find attached the quote to do the project for \$92,233.00. With the pool being closed this year the levy dollars that we use to run the pool was not spent and is still in the account. There is approximately \$69,000.00 still available for repairs.

**STAFF RECOMMENDATION**

As per Park Board recommendation please review the quote for the pool restoration and approve the repair and painting of the main pool vessel.

**REQUESTED COUNCIL ACTION**

Please make a motion to approve the quote from Northern Pool Restoration in the amount of \$92,233.00 for repairing and painting the main pool vessel.



# PROPOSAL

City of Cannon Falls Northwest Court Cannon Falls MN 55009  Job#: 20133	Phone 507-263-9304	Date 09/17/20
	Job Name and Location City of Cannon Falls Northwest Court Cannon Falls MN 55009	
	Contact Neil Jensen	Email njensen@cannonfallsmn.gov

**Concrete Shell Repair: (As Needed, Whole Pool)**

1. Chip all loose and flaking concrete back to a solid surface.
2. Clean area
3. Install rebar or mechanical fasteners as needed.
4. Form and repair patches with high strength concrete mortar.

**Urethane Grout Injection: Up to 350lf**

1. Drill ports every 6 to 12 Inches through cracks in pool.
2. Inject urethane into cracks to seal and stop water loss.
3. Pull ports and fill holes with fast setting concrete or plaster.

**Notes:**

Urethane grout repair work does not change the structural integrity of the pool. Urethane grout does seal cracks and fill voids/cavities to prevent water coming in or going out of pool.

**Sandblast and Paint: 8,381ft<sup>2</sup>**

1. Sandblast entire pool to remove existing paint to a bondable surface.
2. Clean and haul away sand and old paint.
3. Install 2 coats of commercial grade two-part pool epoxy.

**Notes:**

1) Bid is based on pool dimensions and descriptions above. Bid does not include unforeseen repairs to the shell of the pool. If additional preparation is needed there will be extra costs. We will not proceed with work involving extra costs without written approval from owner. 2) Northern Pool is responsible for clean-up inside of work area only. We are not responsible for clean-up of dust that may float outside of our immediate work area, this includes plants, rocks, walls, ceilings, and windows. 3) Owner to be responsible for draining the pool, filling the pool with water, all start-up procedures, and balancing the water chemistry.

\*\*\* THIS PROPOSAL INCLUDES NOTES ON THE BACK...IF THIS IS A FAX, OR EMAIL, THE NOTES ARE ON A SECOND PAGE \*\*\*

We Propose hereby to furnish material and labor - complete in accordance with the above specifications, for the sum of: \$92,223.00

Payment to be made as follows: 50% Down; The final 50% drawl to be paid within 10 days of our work completion.

All material is guaranteed to be as specified. All work to be completed in a professional manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control.

Authorized

Signature Randy Davis

NOTE: This proposal may be withdrawn by us if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL - The above prices, specifications and Conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature \_\_\_\_\_

Date of Acceptance: \_\_\_\_\_

PROPOSAL NOTES:

- a) Owner to take necessary measures and full responsibility to prevent staining of the new plaster finish with water borne minerals, organic matter, or other contaminates.
  - b) Any structural cracks in the existing shell may surface through the new finish, however this will not affect its integrity.
  - c) Any plaster finish itself, usually Marblite or Diamond Brite, is not designed to prevent leakage. When finishing or refinishing a pool with a new plaster finish we do not guarantee for any reason the pool (or spa) not to leak. Sometimes jack-hammering or other preparation is required that creates vibration. In a sound concrete structure this is not a problem. If the structure is weak in any areas, the chipping or jackhammering could cause cracking or make evident, areas where additional work is required. This additional work is not covered in our contract. We will not proceed with work involving any extra costs without the written approval of the owner or owner's agent.
  - d) Our region of the country has a relatively high-water table. Owner to take full responsibility if in the unlikely event the pool should float up. Our bid does not include the cost of lowering the water table around pool if this becomes necessary.
  - e) Our work may create some dust. Owner to be responsible for any dust clean up, if necessary.
  - f) Owner is responsible for filling the pool with water, all start-up procedures and balanced water chemistry.
  - g) There is no warranty against shrinkage checks, mottling (lighter and darker areas and streaks in the surface) and the caustic action at the surface of the plaster as explained below.
  - h) All plastered pools (and spa's) have shrinkage checks and mottling associated with them to varying degrees. This is considered normal and is not covered by warranty.
  - i) Price does not include the repair of deteriorated cement under the coping, waterline tile or under the existing plaster finish. If in the unlikely event there is deterioration, we can determine this during our work. We will not proceed with work involving extra costs without written approval of the owner or owner's agent.
  - j) If waterline tile is not being replaced under this contract, and if any tile should be damaged due to our work, we will repair the damaged tile with the closest matching locally available tile. In some cases, the tile may not be a close match.
  - k) Owner to take full responsibility for any staining or surface damage due to use of Ionizers or Chlorine generator systems.
- l) PROPERTY OWNER/CUSTOMER IS RESPONSIBLE TO TAKE ANY AND ALL PRECAUTIONS OR SAFEGUARDS TO RESTRICT ACCESS TO WORK AREA(S) WHILE CONTRACTOR IS NOT ON SITE TO PREVENT UNAUTHORIZED ACCESS TO SUCH AREAS. OWNER/CUSTOMER IS SOLELY RESPONSIBLE FOR THE PROPERTY AND WORK AREAS WHEN CONTRACTOR IS NOT ON SITE AND AGREES TO DEFEND AND INDEMNIFY CONTRACTOR FOR ANY AND ALL CLAIMS RESULTING FROM CLAIMS OCCURRING IN OR AROUND THE WORK AREA(S) INCLUDING, BUT NOT LIMITED TO INJURY OR DEATH

MOTTLING The plaster finish is usually a white portland cement product and is troweled with steel trowels. The new finish remains active (hydrating and releasing minerals) for several years after installation. Because of this, and the chemistry of the pool water acting on the minerals moving out of the surface of the plaster, the new finish will not be an even white surface (or in cases where color is used, will not be an even colored surface). It will be mottled, with varying degrees of light and dark areas (this usually evens out in 2 or 3 years). This "mottling" may be very visible in some pools and spas, while not so visible in others.

SHRINKAGE CHECKS All portland cement products from concrete to pool plaster have shrinkage checks. Sometimes visible, and sometimes not. Due to the smooth texture of pool plaster, shrinkage checks are often visible. These are normal, and do not affect the integrity of the plaster.

CAUSTIC ACTION On all new pool and spa plaster finishes, for the first few months, there are minerals coming out of the surface that are strong alkalis. Any bathers that use the pool (or spa) for long periods of time, with contact to the plaster surface, may develop sores on their toes and feet. After a couple of months, this caustic action at the plaster surface will have decreased and will eventually disappear.

DIAMOND BRITE/COLOR QUARTZ/MARBLE GUARANTEE Our **Diamond Brite & Color Quartz** finish is covered by a five (5) year limited warranty. The first two (2) years covers labor and materials. The remaining three (3) years are covered for materials, not labor. Our Marblite finish is covered for labor and materials by a two (2) year limited warranty. If problems should arise during the period covered by our warranty, the labor and/or materials will be supplied to repair the affected area. This warranty does not cover problems arising from normal wear, chemical actions, stains from pool water or pool water minerals, organic matter or other contaminates, neglect, abuse, or acts of God. On resurfaced pools and spas, this guarantee is limited to covering only the delamination of the new finish from the old surface. It does not cover de-lamination from itself, as this is caused by chemical action beyond our control. This guarantee is VOID if pool is drained for more than 5 days at a time except for lowering the water level just below the returns for normal winterization of outdoor pools. This warranty does not include spas, whirlpools, fountains, or wading pools. They are covered by the one (1) year "Other Work" Guarantee.

OTHER WORK GUARANTEE All other work, with the exception of crack repair (which has no guarantee) is covered for labor and materials by a one (1) year limited warranty. Occasional cracks that occur in concrete work are considered to be normal and are not covered. It does not cover leakage, problems arising from normal wear, chemical action, stains from pool water or pool water minerals, organic matter or other contaminates, neglect, abuse or acts of God. - Spas, whirlpools, fountains, and wading pools are included in this Guarantee.