

**Agenda Item Details**

Meeting	Feb 07, 2023 - Bryan City Council Second Regular Meeting
Category	6. Statutory (Automatic Approval) Agenda - This agenda consists of items previously approved by Council action such as adoption of items that are part of an approved budget or capital improvement projects, first and only readings of ordinances, interlocal agreements, or action that is required by law or delegated to the City Manager. Items may be removed from the statutory agenda for separate consideration at the request of two Councilmembers.
Subject	B. Approval of a construction contract to Landmark Structures, L.P., to construct an elevated storage tank on Chick Lane in an amount not to exceed \$6,476,000
Type	Action (Statutory)
Preferred Date	Feb 07, 2023
Absolute Date	Feb 07, 2023
Fiscal Impact	Yes
Dollar Amount	6,476,000.00
Budgeted	No
Budget Source	Future water debt to reimburse the Water Fund fund balance
Goals	<a href="#">Economic Development</a> <a href="#">Infrastructure</a> <a href="#">Public Safety</a> <a href="#">Quality of Life</a> <a href="#">Service</a>

**Summary:**

The City of Bryan has three elevated storage tanks: Royal Street (built in 1957, 1 million gallons), Luza Street (built in 1977, 2 million gallons), and North Texas Avenue (built in 1998, 1 million gallons). The proposed new elevated storage tank to be located on Chick Lane is 2 million gallons and will be a composite tank (concrete pedestal and steel bowl) similar to the North Texas Avenue elevated storage tank.

In 2007, the Water Masterplan identified a need for a water tower in west Bryan. In 2007, City staff began the process of identifying property in west Bryan to purchase for the elevated storage tank. In June 2018, City staff reached an agreement to purchase 3.93 acres in Phase 3 of Edgewater. In April 2020, the FAA made a "determination of no hazard to air navigation" as the elevated storage tank relates to the flight path of airplanes and Easterwood airport. In October 2021, the City Council approved the design contract to CDM-Smith to design the elevated storage tank. On April 7, 2022, Planning and Zoning approved the PD amendment.

In 2021, City staff updated the water masterplan. Based on current population projections and associated water connections, the City of Bryan will need an additional elevated storage tank by the year 2040. Texas Administrative Code Chapter 290 has requirements on how much storage a water system must have to meet the water demands of the population. Criteria 1 requires 200 gallons of total storage per connection with 100 gallons of storage being elevated. The number of connections is determined by dividing the population by three.

As mentioned, the proposed site of the elevated storage tank is 3.93 acres on Chick Lane. Access to the site will be from the south. The perimeter of the property will be fenced with barbed wire, and the majority of the property is to be maintained as a grass pasture. The immediate location around the tower pedestal will be fenced with an 8-foot tall intruder resistant decorative fence with brick columns. Landscaping will help screen the equipment located at ground level. Trees will be planted around the perimeter to provide enhancements to the landscaping. The pedestal of the tank will be concrete and the bowl will be painted white. There will be no running equipment (pumps, etc.) at this location. The only equipment will be an electrical transformer and associated meter to provide power to the site for lights. The elevated

storage tank bowl will not be illuminated at night. Lights at entry doors will be built so light is directed downward when illuminated. Logos placed on the elevated storage tank bowl will be determined by the City Council. The budget for the construction of the elevated storage tank is \$6,500,000. Construction will take approximately 2 years.

**Staff Analysis and Recommendation:**

Staff recommends approval of the construction contract to Landmark Structures, LP in an amount not to exceed \$6,476,000. The City of Bryan needs to build an elevated storage tank to continue to satisfy State requirements, if the City continues to grow and develop.

**Options:**

1. Approve the construction contract
2. Do not approve the construction contract and provide direction to staff

**Attachments:**

1. Site plan and landscape plan

[Chick Lane Elevated Tank Landscape Plan.pdf \(1,195 KB\)](#)