

Glen Canyon National Recreation Area (NRA)

Industry Day

**Design, Build and Operate Electric Generation and
Distribution Systems at Four Glen Canyon NRA Marinas**

Dated 12/13/2017



NATIONAL PARK SERVICE
INTERMOUNTAIN REGION

OVERVIEW

The National Park Service (NPS) is seeking qualified firms who are interested in producing energy and supplying that energy to four marina's or communities on Lake Powell in Glen Canyon National Recreation Area. This is an opportunity to take over operation and maintenance at existing electrical generation systems. The firm selected would be required at their expense to upgrade the existing off-grid systems to utilize photovoltaic collectors, inverters and batteries, and additional diesel generators at some sites, with the intent of reducing the cost of energy production and the National Park Service's reliance and handling of fossil fuels. The intent is to achieve approximately 40 percent production of electrical energy from renewable sources annually.

The NPS announces an Industry Day presentation for interested firms to solicit input from industry that will help NPS structure an RFP. In accordance with FAR 15.201(e), information from this industry day is not an offer and cannot be accepted by the Government to form a binding contract. This meeting is being held solely for information and planning purposes and does not constitute a solicitation for proposals. Your response to this notice will be treated as information only.

The Government will not reimburse any cost associated with submitting information in response to this pre-solicitation notice, nor shall any costs be allowed on any Government contract.

The NPS is seeking more effective methods to supply efficient and reliable energy to four remote marinas within the Glen Canyon National Recreation Area. This would include approaches that leverage the creativity of energy solution providers. Understanding how this might be done is the purpose of this Industry Day.

OUTLINE

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1. BACKGROUND

Glen Canyon National Recreation Area operates electric generation and distribution systems in four marinas; Dangling Rope, Bullfrog, Halls Crossing and Hite. All of these systems and locations are extremely isolated from commercial power sources. These systems are a combination of diesel and propane generated electricity. In one location (Dangling Rope), there

is an extensive, up-to-date photovoltaic generation system that consists of propane and diesel generators, a battery storage facility and a photovoltaic array. These systems require the NPS to haul and store fuel over highways and the surface of Lake Powell. The areas serviced include hotels, restaurants, utility systems, and residences. The summer energy use is high for these isolated areas and includes numerous motors, and will require a system that can produce adequate power for normal operations. Winter or off-season operations present issues with the current diesel generator system not having enough load to efficiently operate.

The NPS is seeking an interested and qualified firm to design, build and operate environmentally friendly, efficient and dependable electric generation systems in these four locations. All equipment, infrastructure, operation, and services will be supplied by the firm selected at no cost to the NPS. The firm will operate the system and sell power to the NPS. NPS is considering various contract structures, including the following:

- 5 year service agreement
- 10 year or longer service agreement (requires Congressional approval)
- 20 year Power Purchase Agreement through Western Area Power Administration
- 10 year contract with 10 year renewal option (requires GSA FAR Part 41 delegation)
- 20 year Energy Saving Performance Contract Energy Sales Agreement

The NPS is also exploring options for the disposition of equipment and infrastructure should the contract end or should a contractor default. This could include purchase of the equipment at fair market value.

2. OBJECTIVES

This requirement provides information for a design, build and operate project that will provide operational electric generation in four marinas. These systems will primarily provide electric power through the use of solar and batteries, with propane or diesel (conventional power generation) generation as a backup. The firm will be allowed to use existing power distribution networks to deliver power to the end user. The firm will provide all design, labor, materials, tools and equipment to build and operate these four systems.

Specifically, the firm would:

- Analyze/assess the existing equipment at the four marinas. The NPS will provide load data.
- Design and install systems at each location.
- Operate, monitor and maintain systems; with monthly billing.
- Provide approximately 40 percent of the electricity from solar, with the remaining electricity provided from the most energy efficient, environmentally friendly equipment and technology.

- Provide systems that are compatible with all existing State and Federal codes including those for marine environments.

The NPS will:

- Allow for the use of existing facilities.
- Allow for the use of existing equipment such as generators, distribution lines, transformers and meters.
- Provide land onsite for use throughout the term of the agreement via a site access agreement such as a lease, easement or license.

3. PLACE OF PERFORMANCE

Work and operations will take place in the following locations:

- Dangling Rope Marina, 35 miles up lake from Page, Arizona
- Bullfrog Marina, 45 miles south of Hanksville, Utah
- Halls Crossing Marina, 90 miles east of Blanding, Utah (across lake from Bullfrog)
- Hite Marina, 80 miles northwest of Blanding, Utah.

All locations consist of housing and utility buildings, store(s), snack bars, restaurants, boat storages/moorings, trailer parks, campgrounds, wells, lift stations and public restrooms. Daytime loads are higher than evening loads especially in summer months.

4. SPECIFICS INDUSTRY DAY

Industry day will take place at 0900 to 1600 hours in Denver Colorado on January 24th, 2018, in the Lookout Mountain Room at Sheraton Denver West hotel, 360 Union Blvd., Lakewood, Colorado 80228. An initial session discussing the NPS objectives, locations and other information specific to this project will be presented. Questions for the government before Industry Day on January 24 should be submitted to Wendy Williams (wendy_williams@nps.gov) by close of business January 17, 2018.

After the overall presentation, 15 to 30 minute breakout sessions will be scheduled to allow each company to present just to the government. If an individual breakout session is desired, please contact Wendy Williams (wendy_williams@nps.gov) by close of business Friday January 19, 2018.

Any submitted information may be used to structure future solicitations; if your company chooses to submit any business sensitive, proprietary, or otherwise confidential information, it must be marked as proprietary or restricted data in the response. Information received from respondents will not be shared with any other respondent. Respondents will not be notified of

the results of the market research. Response to this Industry Day is not required in order to respond to any future RFP that may possibly follow, but information gathered through this meeting may influence RFP development.

Respondents are advised that data submitted to the Government in response to Industry Day may be released to non-Government advisors for review and analysis. If the respondent has any objections to a non-Government advisor having access to its response information, the respondent shall notify the Government immediately and provide grounds and justifications for its objections.

5. CONTACT INFORMATION

Wendy Williams, NPS

Arizona Major Acquisitions Business Office (MABO)

wendy_williams@nps.gov

6. QUESTIONS

Companies should come to the Industry Day prepared to answer the following questions, with in the open forum or in a break out session:

- Assuming a contract in which the firm provides the equipment at its own cost and recoups cost through a monthly charge for electricity, what is the minimum contract length required to allow for a reasonable electricity price, while utilizing eligible tax incentives, or other incentives to reduce the cost to the government?
- If contract should end without extension or by default, how would your company structure the final disposition of assets?
- What significant cost drivers within the government's control do you foresee that the government may not be aware of?
- What technology questions or recommendations do you have?
- What additional information do you need from the government to prepare a comprehensive proposal?

7. ADDENDUM - Place of Performance Information

Work and operations will take place in the following locations:

Dangling Rope Marina, Kane County, Utah (37 7' 42.73 111 5 2.6476)

Dangling Rope Marina is located approximately 35 miles up-lake from Wahweap Marina near Page AZ. There are no roads to access this location. All travel to and from this location is done

by boat. Fuel must be hauled by barge from the Page area across the waters of Lake Powell. There are existing fuel storage areas and tanks for both diesel and propane on site. The annual energy use is approximately 108,500 kWh with a summer peak June – August, the peak load is about 100 kW. Energy is primarily provided by an existing 155 kW PV array with a 30 degree tilt that was installed in 1996-1998, a new inverter was installed in 2017. The existing generators and batteries were installed in 2016 and are in excellent condition.

Bullfrog Marina, Kane County, Utah (37 31 26,4927 111 43 17,28674)

Bullfrog Marina is the largest site included in this project. It is located approximately 45 miles south of Hanksville Utah. Travel to and from this marina is accessed by Highway 276. Fuel is hauled from various places such as Salt Lake City, Farmington New Mexico and Grand Junction Colorado. There is storage for propane and diesel fuel on site. The annual energy use is approximately 5,300,000 kWh with a summer peak June – August. The peak load is about 1400 kW. The existing generator building and diesel generators are near end of life. The park has purchased and has on site six each tier four Cat C15 455 kW generators for use at Bullfrog. The future awardee will design and install a building to house the generators and install and operate the generators as part of a hybrid power system to include PV and batteries. NPS has identified a flat 14-acre site near the generator building for the contractor to install approximately 2 MW of PV. It is expected that the hybrid power system installed by the contractor would include approximately 3 MWh of new batteries.

Halls Crossing Marina, San Juan County, Utah (37 27 53,01166 110 42 51,42183)

Halls Crossing Marina is just across the lake (3 miles) from Bullfrog Marina and is connected by a car ferry that operates sporadically during the year. Access to Halls, Crossing is via Highway 276 approximately 90 miles East of Blanding Utah. There is storage for diesel and propane fuel on site. Fuel is hauled from locations such as Farmington New Mexico and Grand Junction Colorado. The annual energy use is approximately 1,373,200 kWh with a summer peak June – August. The peak load is about 400 kW. The existing generator building and diesel generators are in excellent condition. The future awardee will design and install a hybrid power system to include PV and batteries. NPS has identified a flat 3.5-acre site near the generator building for the contractor to install approximately 500 kW of PV. It is expected that the hybrid power system installed by the contractor would include approximately 1.5 MWh of new batteries.

Hite Marina, San Juan County, Utah (37 52 48,81876 110 22 22,25948)

Hite Marina is the smallest of the marinas; it is accessed on Hwy 95 approximately 80 miles north of Blanding Utah. Fuel is hauled from Farmington New Mexico or Salt Lake City Utah. There are diesel and propane storage facilities on site. The annual energy use is approximately 262,000 kWh. The peak load is about 60 kW. The existing generator building and diesel generators are near end of life. The future awardee will design and install a building to house new generators and install and operate the generators as part of a hybrid power system to include PV and batteries. NPS has identified a flat 1-acre site near the generator building for

the contractor to install approximately 200 kW of PV. It is expected that the hybrid power system installed by the contractor would include approximately 1 MWh of new batteries.

