



Bid Waiver Form

Revised 02/2023

Short Description of Goods/Services	Maintenance of Coliseum Roof	Total Cost	\$65,000		
Vendor Name	Superior Soft Wash Systems	MUNIS #	33893	Req #	2342
Purchasing Officer	Pete Patten	Date	July 6, 2023		
Department	Alliant Energy Center	Email	heffron.adam@alliantenergycenter.com		
Name	Adam Heffron	Phone	267-3982		

A VENDOR QUOTE MUST BE ATTACHED TO THE WAIVER FOR APPROVAL

Provide a detailed description of the goods/services intended to be purchased:

The roof of the Coliseum is made of a Sika membrane material and is white in color. Since the installation of the current roof in 2007, the roof has grown mold, mildew and algae due to it's exposure to the elements. It is crucial that the membrane be maintained free of this growth to ensure that it will be able to cover the building leak-free for the duration of it's 30 year anticipated lifespan.

Additionally, the roof of the Coliseum is featured in footage of the facility for the World Crossfit Games and other events, as drone footage of events is increasingly common. The roof membrane is significantly discolored from the growth and needs to be restored to the white color to preserve the aesthetics of the facility.

The height, membrane surface and rounded nature of the roofing make maintenance difficult as special adaptations are needed to complete maintenace tasks.

Send to a Purchasing Officer Once Completed



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Procurement Exception List

- Emergency Procurement
- Unique and specific technical qualifications are required
- A special adaptation for a special purpose is required
- A unique or opportune buying condition exists
- Only one vendor possesses the unique and singularly available ability to meet the Department's requirements

Provide a detailed explanation as to why the competitive bidding (RFB/RFP) process cannot be used. Also provide a detailed justification in relation to the Procurement Exception(s) chosen:

Superior Soft Wash Systems employs a drone technology to maintain the roof membrane. This technology ensures that no person needs to be put at risk or use the roof anchoring system to perform maintenance tasks, as all work is completed from the air. This ensures that staff is safer during the cleaning process and that the roof membrane is safer because no person or implement is directly touching the membrane itself.

Superior Soft Wash Systems uses biodegradable chemicals. A soft wash method will be used to apply roughly 2 to 3% Sodium Hypochlorite 1% soap and 1% surfactant with the use of aerial drone application. All runoff will be neutralized and diluted with a bleach neutralizer, and water to maximize the removal of mold, algae and mildew and minimize the environmental impact.

The Alliant Energy Center, in consultation with Public Works, has not been able to identify any other company who can perform this work using a drone service and will provide a five (5) year warranty on the service. Therefore, Superior Soft Wash Systems is requested as the sole source contractor for this purpose.

Bid Waiver Approval (For Purchasing Use Only)

Under \$43,000 (Controller)

\$43,000+ (Personnel & Finance Committee)

Date Approved:

Send to a Purchasing Officer Once Completed

ESTIMATE



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1041 Weston Ave
Wausau, WI 54403

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<https://superiorsoftwashsystems.com>

Don Kraft

Bill to

Don Kraft
1919 Aliant Energy Center Way
Madison
Wi
53713
Dane

Ship to

Don Kraft
1919 Aliant Energy Center Way
Madison
Wi
53713
Dane

Estimate details

Estimate no.: 1162
Estimate date: 06/30/2023

Product or service	Amount
1. Drone softwash cleaning.	\$65,000.00
softwash cleaning of elevated surfaces. ⁽⁰⁰⁾ mainly the assorted roof surfaces. ⁽⁰⁰⁾ Scope of work to include membrane roofing material on the building exterior. cleaning will be done with the use of biodegradable chemicals. Soft wash method will be used to apply roughly 2 to 3% Sodium Hypochlorite ⁽⁰⁰⁾ 1% soap and 1% surfactant with the use of aerial drone application. all runoff will be neutralized and diluted with a bleach neutralizer, and water. SDS forms will be provided upon request.	

Note to customer

In Order For Us To Expedite This Project In A Timely Manner, We Request A Down Payment Of 40% And A Final Payment Of The Remaining 60% No More Than 30 Days After Completion. We Also Request That We Have Sodium Hypochlorite Delivered To A Loading Dock On Site Prior To The Project Starting.

This Project Will Also Include A Five Year Warranty Against Mold, Mildew And Algae.

Thank you for your business