

BCS - PDP UPDATE (BCS 4, BCS 5, and BCS 6)

1/19/2021

Bloomington, MN

SEWER DEMAND

The following are the rates assumed for sewer generation at the Bloomington Central Station District

		<u>MCES SAC Procedure Manual Rates</u>
1	Residential Rate	274 gpd per DU (SAC Manual)
2	Office Rate	0.114 gpd/SF (SAC Manual-1 SAC/2400 SF)
3	Retail Rate	0.091 gpd/SF (SAC Manual-1 SAC/3000 SF)
4	Restaurant Rate	34.25 gpd/seat (SAC Manual-1 SAC/8 seats)
5	Hotel	137.0 gpd/room (SAC Manual - 1 SAC/2 rooms)

Residential Sewer Generation - MCES SAC Procedure Manual Rates

Building	DU	SAC Rate (gpd/DU)	Res. Sewage (gpd)	Res. Sewage mgd
BCS 4 Multifamily	425	274	116,450	0.116
BCS 5 Multifamily	250	274	68,500	0.069
BCS 6 Multifamily	250	274	68,500	0.069

Retail Sewer Generation - MCES SAC Procedure Manual Rates

Building	Use	Retail Gross SF	Restaurant Seats	Retail Sewer Rate (gpd/SF)	Restaurant Sewer Rate (gpd/seat)	Retail Sewage (gpd)	Restaurant Sewage (gpd)
BCS 4 Multifamily	Grocery	20,000	0	0.091	34.250	1,820	0
BCS 5 Multifamily	Retail	6,000	0	0.091	34.250	546	0

Sewer Demand Summary

Location	Residential Sewer Demand	Retail Sewer Demand	Office Sewer Demand	Restaurant Sewer Demand	Total Demand (gpd)	Total Ave. Demand (gpm)	Total Peak Demand (gpm)	Total Peak Demand (CFS)
To 31st Avenue South (BCS 4 + 1/2 BCS 5 & BCS 6)	184,950	1,820	0	0	186,770	259	1,038	2.31
To American Boulevard (1/2 of BCS 5 & BCS 6)	68,500	273	0	0	68,773	96	382	0.85

Previous PDP Office Sewer Generation - MCES SAC Procedure Manual Rates

Building	SF	SAC Rate (gpd/SF)	Res. Sewage (gpd)	Res. Sewage mgd	Notes
NW Office A	306,400	0.114	34,930	0.035	To American Boulevard East
NW Office B / West Office / Central Park Office	951,400	0.114	108,460	0.108	To South to 82nd Street