

Selectboard members present: Mathew Norris, Susan Jefferies (Chair)

Town Garage Committee members present: Tom Estey, Robert Turner, Bill Coon, Marjorie Dickstein, Rick Burroughs (BRD)

The meeting was called to order at 6:30 pm.

Town Garage Bids:

The Committee reviewed the bids for the town garage. A copy of the bid results is attached. The two lowest bidders were Neagley & Chase and Russell Construction. Both companies have good references and were approved during the pre-qualification process. Several items were discussed, including:

- All the bid amounts are close. M. Dickstein noted that there are always change orders and issues that arise during construction, but that all the numbers coming in so close is a good indication that none of the bidders missed anything.
- Neagley & Chase would start the project in April 2016, and Russell Construction would start in September 2015. R. Burroughs noted that this would give Russell the best chance of completing the job early, if there were good conditions this winter.
- R. Burroughs reminded the group that all the bidders were pre-qualified, which means we've already established that we would be happy selecting any one of them. At this point, it is hard to not select the low bidder.
- B. Coon and S. Jefferies reviewed the references from N&C and Russell, all of which were good.

M. Norris moved to accept the bid from Russell Construction Company. S. Jefferies seconded. Voted and approved. R. Burroughs will get references for the job superintendent and project manager assigned by Russell Construction.

The Committee discussed the alternate add/delete items in the bids. There were questions about the trench drain and the EPDM roof. These items will be discussed with the contractor at the initial meeting. R. Burroughs will schedule the meeting for late next week.

M. Dickstein recently attended a seminar about municipal construction projects and she talked about the standard AIA contracts. Legal review of the contract is recommended. B. Coon said that the members of the committee should review the contract as well.

Other Items:

- S. Jefferies will check with individuals recommended for Clerk of the Works to see if they are available. S. Jefferies and T. Estey will make the final decision.
- Andrew LaRosa will provide a list of testing agencies for consideration.
- S. Jefferies will talk to Adam Piper of the Vermont Land Trust regarding their approval.

Meeting adjourned at 7:50 pm.

Respectfully submitted,
Susan Jefferies