

**SPECIAL MEETING MINUTES**  
**BOATHOUSE/HAINS PARK IMPROVEMENTS COMMITTEE**

7:00 p.m., MEETING HALL, OLD LYME TOWN HALL

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PRESENT

<b>PG</b>	Paul Gianquinto	Co-Chairman
<b>PF</b>	Paul Fuchs	Co-Chairman
<b>KB</b>	Ken Biega	
<b>GH</b>	Greg Hack	
<b>JP</b>	John Parker	
<b>DB</b>	Don Bugbee	
<b>BR</b>	Bonnie A. Reemsnyder	Ex-Officio
<b>SS</b>	Skip Sibley	Ex-Officio
<b>NP</b>	Nina Peck	Architect

ABSENT

<b>BS</b>	Brian Schuch	Secretary
<b>PC</b>	Phil Carney	
<b>RD</b>	Bob Dunn	
<b>JF</b>	John Flower	Ex-Officio
<b>JR</b>	John Rhodes	Ex-Officio
<b>AR</b>	Andy Russell	Ex-Officio

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**CALL TO ORDER> PG 7:05 p.m.**

1. BUDGET UPDATE

Tabled.

2. OLD BUSINESS

Tabled; the Subcommittee did not have an update available.

3. NEW BUSINESS

**a. Review Bid Results**

**i. PG** distributed a tabulation of the bid results with cost and quantity breakdowns; he confirmed that the apparent low bidder, Scope Construction, listed quantities that closely matched his

material takeoffs, which indicated Scope had looked at the plans and understood the scope of work. **KB** stated that he had worked with Scope Construction and they were a competent and reliable firm; he stated that he had spoken to Scope briefly and they were comfortable with their bid despite the large range of the bids received.

ii. Bid Alternate No.1 was discussed and **NP** described the HardiePanel siding and it's material advantages. **NP** will try to get samples of the base bid vinyl shake siding and the HardiePanel for the scope review or Special Meeting on 30 Jun 16. **DB** stated the small premium for the material seemed well worth the long term benefits.

iii. Bid Alternate No. 2 for the overhead doors was discussed; the general consensus was that the sliding barn doors in the Base Bid were preferable functionally and aesthetically.

iv. Bid Alternate No. 3 was discussed, as was the possibility of going to prefabricated fiberglass cupolas; **NP** stated the problem with the fiberglass was that it couldn't be painted and the planned dark green trim color would have to be integral to the gel coat. **PG** stated this item was small enough that it was not time-critical and could be incorporated as a change after the contract was awarded if desired.

v. All present were in favor of Bid Alternate No. 4 for the reinforced turf at the south side of the building.

vi. **GH** asked why there was such a wide range of pricing for the Alternates:

- Alternate No. 1 had a \$61,000 range,
- Alternate No. 2 had a \$49,000 range,
- Alternate No. 3 had an \$8,000 range,
- Alternate No. 4 had a \$28,000 range.

**PG** and **KB** could offer no explanation other than apparently several of the bidders did not look at the job carefully enough to price the work competitively.

## **b. Schedule Scope Review Meeting**

**KB** stated that Scope Construction was available to meet Tuesday, 28 June or Thursday, 30 June. The scope review is scheduled for 2:00 p.m., Tuesday, 28 Jun 16 at Town Hall.

## **c. Review Invoices**

**MOTION> PG (GH)** To approve the Ciel Inc. invoice 2996 dated 6 Jun 16 in the amount of \$404.80 for printing bid documents. 6-0-0

**MOTION> PG (JP)** To approve the Garcia & Milas invoice RAGG-LYME-001 dated 31 May 16 in the amount of \$495.00 for review of the bid documents (partial). 6-0-0

## 6. APPROVAL OF MINUTES

**MOTION> PG (PF)** To approve minutes of the 2 Jun 16 Special Meeting as submitted. 5-0-1

7. ADJOURNMENT

**MOTION> PF (PG)** To adjourn at 7:47 p.m. 6-0-0

BHPIC meetings are scheduled for:  
28 Jun 16 at 2:00 p.m. at Town Hall  
30 Jun 16 at 7:00 p.m. at Town Hall

Item	Scope Construction		Commercial Construction		G. Donovan Associates		Sarazin General Contractors		Nosal Builders		Orlando Annulli & Sons		Banton Construction		
Total Material	\$	170,000	\$	312,875	\$	230,000	\$	154,000	\$	255,868	\$	171,000	\$	302,707	
Total Labor	\$	160,000	\$	91,300	\$	354,100	\$	214,000	\$	236,541	\$	151,300	\$	605,413	
Total Subcontractor/Equipment	\$	150,000	\$	165,700	\$	84,000	\$	359,812	\$	279,823	\$	539,000	\$	20,000	
Applicable Tax	\$	-	\$	21,437	\$	-	\$	500	\$	-	\$	-	\$	980	
Bond	\$	8,000	\$	18,288	\$	8,900	\$	8,688	\$	11,220	\$	12,900	\$	8,900	
Total bid	\$	587,000	\$	609,600	\$	677,000	\$	737,000	\$	783,454	\$	874,200	\$	938,000	
On-Site Man Hours		4,000		3,000		1,800		5,500		2,927		TBD		3,600	
Safety	\$	2,000	\$	6,500	\$	10,000	\$	3,600	\$	2,500	\$	1,000	\$	5,000	
Mobilization	\$	7,000	\$	5,500	\$	5,000	\$	5,000	\$	126,649	\$	5,000	\$	139,869	
Erosion Control	\$	3,000	\$	3,500	\$	2,000	\$	3,000	\$	5,420	\$	4,200	\$	5,000	
Demolition	\$	26,000	\$	21,000	\$	29,000	\$	31,300	\$	33,800	\$	33,300	\$	33,250	
Earthwork & Trenching	\$	35,000	\$	69,000	\$	27,000	\$	108,662	\$	106,100	\$	111,600	\$	89,038	
Concrete Footings & Foundations	CY	\$ 23,000	38	\$ 42,000	60	\$ 70,000	130	\$ 35,000	50	\$ 28,900	44	\$ 35,000	50	\$ 63,156	44
Slab on Grade	CY	\$ 20,000	64	\$ 25,000	35	\$ 16,000	43	\$ 41,000	80	\$ 41,875	71	\$ 26,000	60	\$ 53,466	67
Wall Framing	SF	\$ 90,000	7,700	\$ 88,000	5,664	\$ 65,000	7,800	\$ 125,000	7,054	\$ 122,200	5,500	\$ 131,800		\$ 51,436	7,264
Trusses	EA	\$ 6,000	51	\$ 30,600	51	\$ 15,000	48	\$ 3,650	54	\$ 3,880	51	\$ 3,200	51	\$ 30,436	49
Siding	SF	\$ 38,000	4,800	\$ 54,000	4,704	\$ 47,000	5,000	\$ 82,460	4,400	\$ 48,300	4,115	\$ 65,500		\$ 48,239	4,300
Gypboard	SF	\$ 16,000	9,600	\$ 22,500	15,837	\$ 41,000	14,000	\$ 42,000	8,672	\$ 43,500	10,000	\$ 41,000		\$ 43,332	16,575
Roofing	SF	\$ 18,000	8,000	\$ 52,500	6,527	\$ 32,000	6,900	\$ 16,650	7,200	\$ 42,850	6,850	\$ 22,300	6,650	\$ 43,780	6,926
Windows & Doors	EA	\$ 50,000	28	\$ 58,000	19	\$ 55,000	22	\$ 54,675	22	\$ 73,600	22	\$ 22,600	19	\$ 64,154	22
Bituminous Paving	TONS	\$ 12,000	60	\$ 24,500	100	\$ 16,000	93	\$ 34,000	100	\$ 29,800	49	\$ 21,300	107	\$ 4,165	11
Electrical		\$ 53,000		\$ 57,000		\$ 52,000		\$ 44,800		\$ 53,000		\$ 50,200		\$ 52,100	
Other		\$ 185,500		\$ 45,000		\$ 196,600		\$ 102,178		\$ 8,580		\$ 296,200		\$ 208,027	
Fence Allowance		\$ 2,500		\$ 5,000		\$ 7,400		\$ 4,025		\$ 12,500		\$ 4,000		\$ 3,552	
Total		\$ 587,000		\$ 609,600		\$ 686,000		\$ 737,000		\$ 783,454		\$ 874,200		\$ 938,000	

JUN 08 2016

CIEL INC

# Invoice

P.O. Box 763  
Old Saybrook, CT 06475

Date	Invoice #
6/6/2016	2996

Bill To
Town of Old Lyme 52 Lyme Street Old Lyme, CT 06371

Ship To
Town of Old Lyme 52 Lyme Street Old Lyme, CT 06371

P.O. Number	Terms	Rep	Ship	Via	F.O.B.	Project
Boathouse	Net 30		6/6/2016	Pickup		

Quantity	Item Code	Description	Price Each	Amount								
1	3	Large Format Copies	308.00	308.00								
1	5	Xerox Copies	96.80	96.80								
<p>We will be closed for vacation from August 1st through August 5th. We will reopen Monday, August 8th at 8 a.m. Enjoy the summer!</p>												
<p><i>Boathouse</i></p> <table border="1" style="margin: auto;"> <tr> <td>ACCOUNT #</td> <td>_____</td> </tr> <tr> <td>DATE</td> <td>6/9/16</td> </tr> <tr> <td>AMOUNT</td> <td>_____</td> </tr> <tr> <td>APPROVED</td> <td>_____</td> </tr> </table>					ACCOUNT #	_____	DATE	6/9/16	AMOUNT	_____	APPROVED	_____
ACCOUNT #	_____											
DATE	6/9/16											
AMOUNT	_____											
APPROVED	_____											

Thank you for your business.	<b>Total</b> \$404.80	
<table border="1" style="width: 100%;"> <tr> <td>Phone #</td> </tr> <tr> <td>8603880883</td> </tr> </table>		Phone #
Phone #		
8603880883		

**Garcia & Milas, P.C.**  
 Attorneys and Counselors  
 44 Trumbull Street  
 New Haven, Connecticut 06510  
 (203) 773-3824

Bonnie Reemsnyder  
 Town of Lyme and Town of Old Lyme  
 52 Lyme Street  
 Old Lyme, CT 06371

PAGE 1  
 BILLING DATE: 05/31/16  
 ACCT NO.: RAGG-LYME-001

RE: General Business Matter

DATE	PROFESSIONAL SERVICES RENDERED	INDIV	TIME	AMOUNT
05/06/16	Begin to consider documents from client.	NLMH	0.25	56.25
05/16/16	Left voicemail for B. Reemsnyder.	NLMH	0.10	22.50
05/23/16	TCW B. Reemsnyder and P. Gianquinto re: Old Lyme Boathouse.	NLMH	0.10	22.50
05/26/16	Review PSA for STEAP and relevant statutes and consider; begin to review A101 and A201 and send e-mail re: missing pages.	NLMH	1.75	393.75
<b>Total of New Services:</b>			<b>2.20</b>	<b>495.00</b>

**TIMEKEEPER RECAP**

<u>Timekeeper</u>	<u>Indiv.</u>	<u>Time</u>	<u>Amount</u>	<u>Effective Rate</u>
Nicole L. Micklich	NLMH	2.20	495.00	225.00

**ACCOUNT SUMMARY**

PREVIOUS BALANCE:	\$0.00
NEW SERVICES:	\$495.00
NEW EXPENSES:	\$0.00
NEW PAYMENTS:	\$0.00
TOT. CURRENT PERIOD:	\$495.00
CURRENT BALANCE:	\$495.00

FOR DEPOSIT ONLY  
 TOWN OF OLD LYME  
 TOWN HALL

ACCOUNT # \_\_\_\_\_  
 DATE \_\_\_\_\_  
 AMOUNT \_\_\_\_\_  
 APPROVAL \_\_\_\_\_

PLEASE MAKE CHECK PAYABLE TO GARCIA & MILAS, P.C.  
 CREDIT CARDS ACCEPTED - PLEASE CONTACT US.