

Moeller Home Building Committee Meeting Tuesday, August 10, 2004

Members present were Chairperson Perry Cornwall, Melvin McOmber, Brian O'Connor, Building Official and Kathleen Bagley, Director, Recreation and Parks Department.

1. Public Comments.

None.

2. [Minutes - July 8, 2004](#).

Melvin McOmber moved to approve the minutes. The motion was seconded by Brian O'Connor and voted unanimously.

3. Review Bids for Asbestos Abatement.

Ms. Bagley distributed a report to committee members listing each bidder and their amount bid for the project. The bids ranged from the low bidder of \$9,574 to the highest bidder of \$29,200. There were eight (8) bidders for this project. Committee members discussed the bids for the asbestos abatement. Ms. Bagley reported that she spoke with the town's consultant, Stephen Connelly of EnviroScience. He did a review of all the vendors particularly the low bidder, Ultimate Abatement, Inc., Springfield, MA. He reported that the low bidder is capable of doing the work and he would recommend the committee select the low bidder, Ultimate Abatement for this project.

Ms. Bagley explained to committee members that she had spoken with the low bidder, Ultimate Abatement, Inc. and they are prepared to do the work for this project.

During the process of reviewing the vendors, Ms. Bagley reported to committee members that vendor #1, Ultimate Abatement, Inc., the low bidder, is an out of state bidder. She explained to committee members that the town received correspondence from the State of Connecticut, Department of Revenue Services, informing us that the state law has changed concerning contracts with non resident contractors. The Connecticut General Statute 12-430 (7) was amended modifying the procedures to furnish a guarantee bond or withhold payment in connection with contracts using non-resident real property contractors. Ms. Bagley spoke with the low bidder because this requirement was not included in the bid specifications. The low bidder submitted an additional cost of \$550 to meet this requirement. Upon discussion with the Finance Director, this cost was accepted as reasonable to comply with the state regulation. This amount of \$550 would be added to their original bid of \$9,574. This cost brings the bid amount for the low bidder to \$10,124 for this project. Melvin McOmber moved to accept the bid of Ultimate Abatement, Inc. of Springfield, MA to remove the asbestos from the Moeller Home at a cost not to exceed \$10,124. The motion was accepted by Brian O'Connor and voted unanimously. Ms. Bagley will submit a letter to the Town Manager on behalf of the committee recommending the low bidder to the Town Council for award.

4. New Business.

A. August 19 Meeting to Review Bids for Renovation.

Ms. Bagley reported that the August 19 meeting will be to review the Moeller Home renovation bids. The bids are currently out to contractors and will be opened on August 12 at 2:00 p.m. After the bids are open, the architect will review the vendors and meet with the committee on August 19 to discuss the recommendation for award of contract to the low bidder.

Chairperson Perry Cornwall asked Ms. Bagley to talk with the architect on a proposal to modify the entrance ramp for handicapped accessibility into the building. He presented a drawing to committee members about the possibility of redesigning the location of the ramp. This ramp would feature an entrance that would be close to the new stair entrance. Committee members felt this was a good idea and asked Ms. Bagley to pursue it with the architect.

B. Material for Decking.

Chairperson Cornwall has written a letter to Trex to see if the material for the decking may be donated by the company.

C. The Selling of Items in the Building.

Committee members discussed ideas to salvage items in the building. Items identified for potential sale include the wood doors, appliances in the kitchen and kitchen cabinets.

D. Consultant's Request for Payment for Hazardous Materials Abatement Survey and Design Services.

Melvin McOmber moved to approve payment to EnviroScience Consultant's, Inc. in the amount of \$1,200 for invoice #0000003 dated July 23, 2004. The motion was seconded by Brian O'Connor and voted unanimously.

5. Adjournment.

The meeting adjourned at 2:35 p.m.