

The Public Works Committee met at the Highway Department Office.

Present: Supervisors Uselding, Grosklaus, Rothstein, Kletti and Leider. Staff: County Administrator Meaux, Lasata Administrator Luedtke, Lasata Assistant Administrator Fogel and County Clerk Winkelhorst.

Others Present: Supervisors Winker, Geracie and Richart, Don Harder and Ryan Raskin from Beyer Construction and Village of Grafton Administrator Darrell Hofland.

Call to Order/Proper Notice/Adoption of Agenda: Meeting called to order by Chairperson Uselding at 8:00AM. Assurance that the meeting was properly noticed, so noted by Ms. Winkelhorst. Motion made by Supervisor Kletti, seconded by Supervisor Grosklaus to adopt the agenda as revised. All members present voting aye. Motion carried. (5-0)

Public Comment: Supervisor Leider commented that the Eastern Wisconsin Counties Railroad Consortium will meet July 8 at 10am in Green Lake County.

Supervisor Leider presented Mr. Dreblow with a plaque in recognition of the assistance given by the Highway Department for Flag Day.

Supervisor Geracie stated that the recommendations are being brought forth from the Aging & Long Term Care Committee regarding the bids for Lasata Crossings and that bids came in under budget.

Action Items:

Review/Approve Award of contracts and Alternates for Lasata RCAC Bid Package No. 2-Construction: Mr. Raskin commented that all alternates do not affect the low bidder.

Contract No. 3 – Landscaping & Misc. Allowance

Two bids received. Recommend low bid from John Lamm Jackson - \$152,440

Contract No. 4 – Foundations, Flatwork & Site Concrete

Nine bids received. Recommend low bid from Oostburg Concrete - \$348,000.

Contract No. 5 – Precast

One bid received. Recommend bid from Spancrete Industries for \$43,126.

Contract No. 6 – Masonry

Six bids received. Recommend low bid from Rural Masonry for \$257,300.

Mr. Dreblow clarified that Alternates 7, 8 & 9 are part of Lasata Heights budget and are bid out separately.

Contract No. 7 – Metals

One bid received. Recommend bid from Cardinal Fabricating Corp for \$33,000.

Contract No. 8 – Carpentry & Misc.

Six bids received. Five quotes were read. United Products did not include a bid bond so their bid could not be read. Recommend low bid from Wellenstein & Sons for \$1,780,168.

Contract No. 9 – Insulation

Two bids received. Recommend low bid from Alpine Insulation for \$69,825. Discussion on the bid spread.

Contract No. 10 – Roofing & Sheet Metal

Two bids received. Recommend low bid from Wenger Construction for \$164,109.

Contract No. 11 – Glass & Glazing

One bid received. Recommend bid from Omni Glass & Paint for \$56,522. Discussion on bid spread between estimate and bid.

Contract No. 12 – Drywall

Six bids received. Low bids from Rock Solid Floors and Gypsum Board A & B Drywall are two separate companies owned by the same people. Two bids were submitted and divided into two parts. A meeting was held with Corporation Counsel and the consensus was to recommend rejecting both bids as unresponsive because they split out the bid package which was against the instructions. Recommend next lowest responsive bid from Hallmark Drywall for \$562,370.

Contract No. 13 – Acoustic Ceilings

One bid received. Recommend bid from Quality Ceilings for \$45,665

Contract No. 14 – Carpet & Resilient Flooring

Three bids received. Recommend low bid from Olympic Wall Systems for \$203,677.

Contract No. 15 – Tile Flooring

Three bids received. Recommend low bid from Thomas A. Mason Co. for \$30,515.

Contract No. 16 – Painting & Wall Covering

Five bids received. Recommend low bid from Service Painting for \$179,000.

Contract No. 17 – Elevators

Two bids received. Recommend low bid from Otis Elevator for \$185,885.

Contract No. 18 – Fire Sprinkler Systems

Seven bids received. Mr. Raskin reviewed the specs. The bidders must meet the code for coverage and use the overall intent. Recommend low bid from Monona Plumbing & Fire Protection for \$241,951,

Contract No. 19 – Plumbing Systems

Ten bids received. Recommend low bid from Alpine Plumbing for \$516,905.

Contract No. 20 – Heating, Venting & Air Conditioning

Six bids received. Recommend low bid from Surefire for \$656,000. Mr. Raskin reviewed the specs and the process involved. Discussion on quality of products and future budgets. Mr. Raskin stated that they do look at products for longevity and energy efficiencies.

Contract No. 21 – Electrical Systems

Nine bids received. Recommend low bid from Steiner Electric for \$923,706.

The combined bids that came in were not low bids in all cases. The alternate bids from C & K services were the low bid with Contract #8 written only in siding but have written on the bid form that they did not include the carpeting. This is considered unresponsive bid.

9:48AM Supervisor Geracie excused.

Alternates that are included in the project are No. 4, 5, 6 & 10. Alternates No. 7, 8 & 9 are included in Lasata Heights capital outlay budget.

Mr. Raskin reviewed the alternate bids.

Alternate #4 – Change in cost to allow Notifier or EST equals in lieu of Simplex fire alarm. Recommend rejection so that all systems are integrated.

Alternate #5 – Add Wandering System. Mr. Luedtke reviewed the need for the wandering system. This system is connected with the fire alarm system. Recommend bid from Steiner Electric for \$47,747.

Alternate #6 – Substitute ceramic tile in lieu of sheet vinyl flooring in resident bathrooms. This is a net deduct from Contract No. 14 - Olympic Wall Systems for \$15,250 and a net add for No. 15 - Thomas A. Mason for \$26,484. In both cases it did not change the low responsive bidder.

Alternate #7 – Lasata Heights interior upgrades. Encompasses a number of trades for a total of \$68,206. Recommend Rural Masonry for \$13,910, Wellenstein & Sons for \$28,753, Hallmark Drywall for no additional cost from base bid, Olympic Wall Systems for \$420, Thomas A. Mason for \$7,823, Service Painting for \$5,800, Alpine Plumbing for no additional cost from base bid and Steiner Electric for \$11,500.

Alternate #8 – Replace siding & exterior lights at Lasata Heights. There is a wide range of bids for this alternate. Alternates #8 & #9 it is written in the contract to be able to accept other than the low bid for the base bid. In review with Selmer Co., the low bid, does not want the contract as the bidder did not understand the scope of the work. Drawings that were used were not clean. It is recommended to clean up the drawings and rebid the project.

Alternate #9 – Replace roofing at Lasata Heights. Recommend Alpine Insulation for no additional cost from base bid and Wenger Construction for \$89,733.

Discussion on subcontractors and prevailing wage issues.

Alternate #10 – Add a digital energy management system. Recommend bid from Sure-fire for \$8,000.

Motion made by Supervisor Grosklaus, seconded by Supervisor Kletti to concur with the Aging & Long Term Care Committee and staff recommendations to award the contracts to the low responsive responsible base bid and alternates for Contract Nos. 3-11, 13-21 and that in Contract No. 12 the low two bidders Rock Solid floors and Gypsum Board A & B Drywall be rejected for unresponsiveness and therefore awarding the bid in Contract No. 12 to be given to the low responsive responsible bidder and to reject Alternates #4 & #8 and award Alternate Nos. 5-7, 9 & 10. The following bidders are awarded the contracts:

- Contract No. 3 – John Lamm Jackson
- Contract No. 4 – Oostburg Concrete
- Contract No. 5 – Spancrete Industries
- Contract No. 6 – Rural Masonry
- Contract No. 7 – Cardinal Fabricating Corp
- Contract No. 8 – Wellenstein & Sons
- Contract No. 9 – Alpine Insulation
- Contract No. 10 – Wenger Construction
- Contract No. 11 – Omni Glass & Paint
- Contract No. 12 – Hallmark Drywall
- Contract No. 13 – Quality Ceilings

Contract No. 14 – Olympic Wall Systems
Contract No. 15 - Thomas A. Mason
Contract No. 16 – Service Painting
Contract No. 17 – Otis Elevator
Contract No. 18 – Monona Plumbing & Fire Protection
Contract No. 19 – Alpine Plumbing
Contract No. 20 – Surefire
Contract No. 21 – Steiner Electric
Alternate #5 – Steiner Electric
Alternate #6 – Thomas A. Mason
Alternate #7- Rural Masonry, Wellenstein & Sons, Hallmark Drywall, Olympic Wall Systems, Thomas A. Mason, Service Painting, Alpine Plumbing and Steiner Electric.

Alternate #9 – Alpine Insulation and Wenger Construction

Alternate #10 – Surefire

All members present voting aye. Motion carried. (5-0)

Mr. Harder stated that the total cost is \$9,428,561 which is \$571,000 under budget.

Approve Change Order No. 1 for Contract 1-Earthwork; Lasata RCAC Project: Mr. Dreblow explained that the grading contract included the installation of a 20 foot wide temporary roadway. After the project is completed the contractor would return to cut the road down to the final grade. The change order would have the grading contractor cut the road to six inches below the sub grade elevation and make it 30 feet wide. They would then put a foot of stone in. This would allow the storm sewer to be put in now. The earthwork contract would increase by \$18,223 and the utility contract would decrease by \$2,980. Long term gives the advantage of the storm sewer being installed earlier which will help drain the site during construction and Mr. Dreblow feels that there would be a better product on the final road. Discussion on why this wasn't determined earlier.

Motion made by Supervisor Grosklous, seconded by Supervisor Kletti to approve Change Order No. 1 for Contract 1-Earthwork. All members present voting aye. Motion carried. (5-0)

Mr. Dreblow would like the committee to consider increasing the limit in the Policy & Procedure Manual for approving emergency type change orders. Either permanently or just for this project. This will be brought forth on the next agenda.

Supervisor Kletti asked Mr. Hofland to attend the meeting today to discuss the bus shelter at the Target center. Mr. Dreblow explained that the bus shelter at the Target center was damaged as a result of a hit and run. Staff contacted Target, who stated that they are not the owner. A call was then made to the Village of Grafton. It is unclear as to who the owner is. Mr. Dreblow further stated that the Village of Grafton requested in the developer's agreement to install the bus shelter and the County bus would service the lot. An issue arose regarding maintenance and it was still unclear who was responsible. There was then a relocation of the shelter in a revision to the site plan. Mr. Dreblow thought that the revision provided for maintenance. The question is who is now responsible. This is on private property and is not on County property. The County does not have an

easement regarding this shelter. The shelter is not insured as are the other shelters the County owns as it is not on County property.

Mr. Hofland stated that the Village required the developer to pay for and install the shelter. There was no provision as to who would maintain it and there is no official public easement. The original developer no longer owns the property.

Discussion on ownership of the shelter. The property appears to have been maintained by the Charcoal Grill Restaurant. Mr. Meaux suggests that Mr. Hofland contact the owner to initiate a meeting to discuss an easement for the County and for the County to maintain the shelter. Mr. Dreblow would attend the meeting. Mr. Hofland will contact the owner.

Next Meeting Date: Thursday, July 16 – 8:00 AM

Adjournment: Motion made by Supervisor Grosklaus, seconded by Supervisor Kletti to adjourn. All members present voting aye. Motion carried. (5-0)

Meeting adjourned at 10:00AM

Julianne B. Winkelhorst, County Clerk