

MONDAY, NOVEMBER 16, 2020

9:30 AM CONVENE VIA CONFERENCE CALL

PRESENT: Deb Ranum, Chairman; Roy Rost, Acting Chair; Steve Baldwin, Member; Kelsey DuCharme, Recording Clerk/Secretary; Brenda Wood, Clerk and Recorder

PUBLIC COMMENT –AGENDA/NON-AGENDA ITEMS

No one appeared for public comment.

COMMISSIONER WORK SESSION---

Approval of November 9-13, 2020 Proceedings-

Commissioner Baldwin made the motion to approve the minutes from November 9-13, 2020 Commissioner Proceedings, with corrections. Commissioner Ranum seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

Approval of November 9th Executive Session -

Commissioner Ranum made the motion to approve the minutes from November 9th, 2020 Commissioner Proceedings, as presented. Commissioner Baldwin seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

Parkview 1-RFP 12- All the change orders in the Commissioner's Packet was discussed during the meeting last Wednesday with Chad Sutter, SDI. This change order proposal is the request to add storm drainage and related modifications to help with runoff issues from the Courtyard at FMC. The Commission will need to contact Chad after today's meeting regarding the approval or disapproval of the change order. Chad is working with Shannon Hewson, Brosz Engineering. It would add a change in time of 70 days. Brenda reviewed the detailed change order with the Commission. The Commission will wait until they speak further with Shannon before making a decision.

Pending Response Pages for TW/Change Order- A few previous change orders were not put into motion for approval during the Commissioner Proceedings. The Commission had approved them, but not formally. Commissioner Rost reviewed the previous change orders that the Commission had approved for the Parkview Projects. Change Order #12 that deals with the drainage is the only one that has not yet been approved.

Commissioner Baldwin made the motion to accept Change Orders #1.1, #2, #3, #6, #8, #13 and #15 with TW Clark. Commissioner Rost will sign the Change Orders. Commissioner Ranum seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

Review/Discuss/Water Damage Field Report for Engineering Firm for FMC/Parkview- The Commission reviewed the Water Damage Field Report for FMC and Parkview. They made no changes are in agreement with the field report.

Discuss Consultants Hired by Insurance Company for FMC/PVC Water Damage- Commissioner Rost spoke with the consultant company the insurance company hired and they are hoping to send an Electrical Engineer to Baker before Thanksgiving. They will decide if anything needs to be replaced or redone. The Commission wants to be sure the electrical panels are working properly, therefore the third-party engineer will come take a look.

10:30 AM CLAIMS APPROVAL

Commissioner Baldwin made the motion to accept all Mid-Month November 2020 Claims in the amount of \$. Commissioner Ranum seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

The Commission reviewed and approved the Mid-November 2020 Claims in the amount of \$435,781.58. They are filed in the Clerk & Recorder's Office.

10:28 AM Shannon Hewson, Brosz Engineering joined the meeting via teleconference.

Review Preliminary Plans and Invite to Bid for the Millennium Sidewalk Project- The Commission has not yet had the chance to talk with the surrounding landowners about the lighting for the Millennium Sidewalk Project. There are 9 proposed lights to be placed on the sidewalk. The lights can be put on a timer to accommodate all landowners as well. The power will be running from the same circuit as the

existing light, and if not, additional trenching and wiring will be required by the contractor at Triangle Park. Shannon reviewed the specs for the project. August 14th is the tentative completion date. The lighting portion may or may not change, but Shannon will be in contact with the contractors throughout the process and before any materials are ordered. The invitation to bid is ready to be put out for advertisement. The opening date will be 10:30 AM on December 7th, 2020.

Commissioner Ranum made the motion to go out for bid for the Millennium Sidewalk Project. Commissioner Baldwin seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

Drainage at Parkview- Commissioner Rost asked Shannon about the sump pump underneath the drainage at the Parkview Apartments. It will only be used in case of emergency. Shannon explained that the money will not be returned from the contractors because it was already in the plans. He would recommend installing the sump pump. In the event with a 100-year flood, the sump pump would be connected to the perforated line and the sump would pump that line if it had to. The chances of needing it are slim, but it is already paid for. Shannon will contact Chad Sutter to ask for the submittal for the sump pump, as the Commission has not yet received it. He will discuss with Shannon during the meeting next week.

Iron Horse Park- Shannon sent the Commission an email for the submittals for the Iron Horse Park Sidewalk Project. Substantial Completion was supposed to be on August 7th, tentatively. Shannon was on-site for the pours; however, he was not there every day. The work was completed approximately 46 days over the contract; however, the Commission will need to decide if they will include the Liquidated Damages or not. Griffith Excavating has been paid for their work at Iron Horse Park.

11:00 AM Carson Beach, GAMUT Construction joined the meeting.

Iron Horse Park Pay Application- The Final Pay Application is ready to be reviewed with the Commission for the Iron Horse Park Sidewalk Project. The preliminary estimate for the amount left on the project is \$15,126.46. Carson asked the Commission about the bid for the railing, as the railing was more expensive than anticipated. Carson received a bill for the additional gravel he used from the County as well. The Road Department needed to bill the County for the gravel instead of GAMUT Construction. Carson will send the bill to Shannon for additional review. The railing is powder coated. Money will be added to the final payment for the railing.

Liquidated Damages- The contract was completed approximately 46 days over the contract date. Carson explained that this was mostly due to weather, manpower and COVID issues. Discussion on the gravel and where it came from. Both Carson and the Commission discussed the issues with the timing and the other areas that caused problems during the project timeline. The final amounts from the pay application will be sent from Shannon to the Commission this week. This topic will be put back on the agenda next week for a decision.

11:29 AM Carson hung up the phone, therefore leaving the meeting.

11:37 AM Chad Sutter, SDI Architects joined the meeting.

Project Updates- The sump pump that is planned to be put in for the storm drain was discussed, as Shannon was concerned if this could be put into the new storm drain. Chad believes it can, however it would need to be ran around the entire building. The cost of restocking the product will not be beneficial. There is no additional cost for putting the sump pump in, but it will cost money to run across the building. After the Commission approves the final change order, they will send it into Chad.

11:50 AM Chad hung up the phone, therefore leaving the meeting.

11:51 AM Shannon hung up the phone, therefore leaving the meeting.

11:51 AM Commissioner Ranum made the motion to adjourn the meeting. Commissioner Baldwin seconded the motion. Commissioner Rost asked for any other discussion; being none. 3 Ayes. 0 Nays. The motion carried unanimously.

MEETING ADJOURNED

s/Kelsey DuCharme, Recording Clerk

s/Deb Ranum, Chairman

ATTEST:
s/Brenda J. Wood, Clerk & Recorder