

TOWN OF PORTER
Redevelopment Commission
303 Franklin Street
April 28, 2020

Meeting was called to order at 6:00 p.m.

Pledge of Allegiance

Present: President Brian Finley, Erik Wagner, and William Lopez.

Absent: Greg Stinson and Tara Duffie

Also Present: Director of Development Mike Barry, and Secretary Karen Spanier.

Approval of Minutes

Erik Wagner made the motion to approve the February 25, 2020 meeting minutes, with William Lopez making the second.

Motion carried 3-0.

Consideration of Claims

Motion to approve the April claims was made by William Lopez. Erik Wagner made the second.

Motion carried 3-0.

Audience Participation

None

Reports

Director of Development had nothing other than Old Business agenda item.

Old Business

Public Works Building

Director of Development, Mike Barry announced we received 8 bids for the new Public Works Building. Barry explained the bid sheet (see attached) stating that Berglund Construction was the lowest bidder. The base bid amount is \$1,340,000.00, but Alternate #6 needs to be added for the Fire Alarm System in the amount of \$20,500.00. Also Alternate #4 for \$172,000.00 will need to be added for the Salt Dome.

Barry said the total cost for this project is \$1,533,000.00, but we only have approximately \$1,100,000.00 in the Bond Fund. He is asking this matter be tabled until the next meeting to determine where additional funds can be taken from.

Motion to table Bid Award until the next meeting was made by William Lopez. Erik Wagner made the second.

Motion carried 3-0.

Barry also gave the Commission a Task Order for their review for the next meeting. It is for the testing and Construction Inspections for the new building that were not included in the original Agreement with Global Engineering.

New Business

None

Commission Comments

None

Adjournment

Erik Wagner made the motion to adjourn, with William Lopez making the second.
Meeting Adjourned at 6:04 p.m.



Brian Finley, President



Tara Duffie, Vice-President



Erik Wagner, Secretary

Greg Stinson, Member



William Lopez, Member

Attest: 

Karen Spanier, Recording Secretary



Global Project No. IN19001.04

April 28, 2020

Town of Porter Redevelopment Commission
303 Franklin Street
Porter, IN 46304

RE: Town of Porter New Public Works Building

Dear Commissioners,

Eight sealed bids were received and opened publicly on April 24, 2020 at 12:00 p.m. at the Town of Porter Office Building. The Governor's Executive Orders pertaining to social distancing were stressed and followed.

After review of the bids received, seven of the eight submitted bids are complete and responsive. Gough, Inc.'s bid is responsive; however, their bid did not acknowledge receipt of the three Addenda issued. This irregularity may be reviewed by the Town Attorney if necessary.

Global Engineering notes that the Town of Porter has the following options for award of the project:

- A. Base Bid only: Apparent low bidder: Berglund Construction Company for \$1,340,500.00.

The following Alternates may be awarded at the pleasure of the Commission:

1. Alternate 1 for use of OSB in lieu of metal liner.
2. Alternate 2 was omitted
3. Alternate 3 for non-bearing wall studs in lieu of steel.
4. Alternate 4 for the inclusion of the Salt Dome facility.
5. Alternate 5 for the deletion of one vehicle bay from the garage.
6. Alternate 6 for the inclusion of a fire alarm system.

Please keep in mind that the awarding of desired Alternates will impact the final award price for the project. In all award scenarios, Berglund Construction Company is the apparent low bidder. Please consult the attached bid tabulation for figuring of final award price.

Please let us know if you have any questions. All recommendations are pending review by the Town Attorney.

Sincerely,

Jeffrey W. Oltmanns
Landscape Architect



Town of Porter Public Works Building
 Bid Opening, April 24, 2020 12:00 p.m. (C.S.T.)

	Berglund Construction	Garlup Construction	Holladay Construction	Gibson-Lewis	Hasse Construction	Larson Danielson	Gough, Inc.	The Pangere Corp
Base Bid	\$ 1,340,500.00	\$ 1,373,500.00	\$ 1,398,000.00	\$ 1,438,600.00	\$ 1,449,000.00	\$ 1,481,611.00	\$ 1,533,525.00	\$ 1,567,774.00
Alternate GC1 - OSB in lieu of metal liner panels	\$ 1,368.00	\$ (500.00)	\$ (1,200.00)	\$ (678.00)	\$ (1,300.00)	\$ 1,662.00	\$ (1,200.00)	\$ (500.00)
Alternate GC2 - Omitted	NA							
Alternate GC3 - non-bearing wall studs in lieu of steel	\$ 508.00	\$ 500.00	\$ 400.00	\$ 500.00	\$ 500.00	\$ 3,214.00	\$ (400.00)	\$ 100.00
Alternate GC4 - Salt Dome and components	\$ 172,000.00	\$ 192,000.00	\$ 175,000.00	\$ 221,200.00	\$ 213,500.00	\$ 201,455.00	\$ 200,000.00	\$ 200,000.00
Alternate GC5 - Delete one Vehicle bay from garage	\$ (35,000.00)	\$ (45,000.00)	\$ (38,400.00)	\$ (65,300.00)	\$ (46,000.00)	\$ (39,172.00)	\$ (55,000.00)	\$ (45,000.00)
Alternate 6 - Fire Alarm Sys.	\$ 20,500.00	\$ 22,000.00	\$ 20,300.00	\$ 21,000.00	\$ 21,200.00	\$ 21,090.00	\$ 21,400.00	\$ 15,000.00
Total Base + Alternates	\$ 1,499,876.00	\$ 1,542,500.00	\$ 1,554,100.00	\$ 1,615,322.00	\$ 1,636,900.00	\$ 1,669,860.00	\$ 1,698,325.00	\$ 1,737,374.00
Addendum 1	YES	YES	YES	YES	YES	YES	NO	YES
Addendum 2	YES	YES	YES	YES	YES	YES	NO	YES
Addendum 3	YES	YES	YES	YES	YES	YES	NO	YES
Bid Form	YES							
5% Bid Bond	YES							
Cert. of Compliance with Law	YES							
E-Verify Affidavit	YES							
Hazardous Materials	YES							
No Investment in Iran	YES							
Form 96	YES							
Subcontractors List	UPON AWARD	YES	UPON AWARD	YES	UPON AWARD	UPON AWARD	UPON AWARD	UPON AWARD
Responsible Bid	YES							
Complete Bid	YES	YES	YES	YES	YES	YES	NO	YES