

City of Biddeford
Finance Committee
November 07, 2019 5:00 PM Council Chambers

- 1. Call to order**
- 2. Approval of the Minutes**
 - 2.1. October 15, 2019 Finance Committee Meeting Minutes
[10-15-2019 Finance Committee Minutes.rtf](#)
- 3. Signing of the expenditure warrant**
- 4. Discussion/Approval**
 - 4.1. Approval St Louis Field Design Services
[11-07-2019 Reallocation of CIP Funds-St Louis Field-ORDER.doc](#)
[11-07-2019 Reallocation of CIP Funds-St Louis Field-MEMO.doc](#)
 - 4.2. Approval for Bathroom Renovations for Fire Department
[11-07-2019 Fire Dept Bathroom Renovations-ORDER.docx](#)
[11-07-2019 Fire Dept Bathroom Renovations-MEMO-PLAN.pdf](#)
[11-07-2019 Fire Dept Bathroom Renovations-BIDS.docx](#)
[11-07-2019 Fire Dept Bathroom Renovations-Bid\(2\).pdf](#)
- 5. Other Business**
 - 5.1. Business Continuity Discussion
- 6. Adjournment**

City of Biddeford
Finance Committee Meeting Minutes
October 15, 2019

The meeting was called to order at 5:00 p.m. by the Chair, Councilor John McCurry.

Present: Chair, Council President John McCurry, Mayor Alan Casavant, Councilor Stephen St. Cyr, Councilor Mike Ready, City Manager James Bennett, Finance Director Cheryl Fournier, and City Clerk Carmen Morris.

Adjustment to the Agenda

No adjustments to the agenda.

Approval of Minutes

Motion by Councilor Ready to approve the Minutes of October 1, 2019 as printed, seconded by Councilor St. Cyr.

Vote: unanimous.

Motion carried 4-0.

The expenditure warrant was available for review and signature.

Discussion/Approval

Purchase & Installation of Foul Ball Containment System for St. Louis Field/Sportsfield Specialties, Inc. of Delhi, NY

Motion by Councilor Ready to recommend the purchase and installation of a Foul Ball Containment System for St. Louis Field, seconded by Councilor St. Cyr.

Discussion: Recreation Director, Carl Walsh, explained this is the third time the RFP went out to bid. They were looking for a solution to a particular problem. It was not a regular RFP. Only one vendor has submitted a bid. The project is for Field 1 and Field 2. The purpose is to enhance the safety of pedestrians, vehicle traffic and property around the ball field.

Councilor Ready understands this is driven by City Council to fund the project. His concern is that the fields are not used as much as some of the other fields. He noted there are soccer programs and rec programs that are using the field. He does not want to vote this down and agrees there are areas of greater need that should be done. He would not support this order as it is written.

Councilor McCurry asked if all the teams could play on one field. Carl noted they are competing for the time on the fields. Councilor McCurry asked about the nets and Carl explained they are left up year round. Councilor McCurry asked about the warranty and Carl will look into it.

It was noted that \$75,000 is carryover from the previous years' CIP plus another \$75,000 has been budgeted in the current year.

Councilor St. Cyr wished there were other bids. Carl noted when he checked the references everybody had positive feedback. Councilor St. Cyr thinks it is a lot of money and is not sure this is the right option but he could support it. Carl would like to see it done by the end of the year. Public Works would take down what is there and Sportsfield Specialties, Inc. will take over and install the new system.

Vote: unanimous.
Motion carried 4-0.

Other Business

Report: Emergency Repair

No discussion.

Motion to adjourn made by Councilor Ready, seconded by Councilor St. Cyr.

Vote: unanimous.

Motion carried 4-0.

Adjourned at 5:12 p.m.

Memo

To: Finance Committee

From: Carl Walsh, Recreation/Teen Director

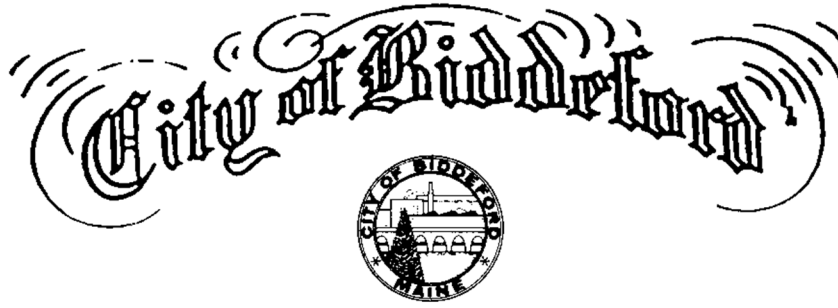
Date: 10-28-19

Re: St Louis Field

The following is a request to reallocate \$25,000 from the St. Louis Field Backstop Account to utilize for design services. This would be a follow-up to the work previously presented to the public in the 2017 Field Study by Weston & Sampson.

The two parts to include but not limited to;

1. Study and make recommendations including potential cost to reduce baseballs exiting the park along the foul lines and beyond the current backstops of St. Louis Fields I and II.
2. Make recommendations on a stadium type facility with handicapped access located on Field I. This is to include an overhang with a seating amount to be recommended by council for clarification. For reference, current seating at Field I accommodates approximately 150 spectators.



2019.120

IN BOARD OF CITY COUNCIL..NOVEMBER 7, 2019

BE IT ORDERED, that the City Council of the City of Biddeford does hereby authorize awarding a contract to <vendor to be named> for the Fire Department Central Station Bathroom Renovations in an amount not to exceed <amount to be determined>.

Funding for this project includes \$81,423.54 (carry forward – 22003-60936) with the remainder proposed to come from reallocation of Assigned Fund Balance funds, Order 2019.106.

NOTE: The Finance Committee will review this item and vote to recommend approval by the City Council.



CITY OF BIDDEFORD FIRE DEPARTMENT

152 Alfred Street
Biddeford, Maine 04005
Tel: 207-282-6632
Fax: 207-283-8243

Chief Scott R. Gagne
Assistant Chief Paul R. LaBrecque
Deputy Chief Kevin D. Duross

Time line of events

- The original project was sent out to bid by the facility manager, the lowest bid came back at \$235,750 based on the original design from Caleb Johnson with a full men's room and women's room design.
- With the cost of the project being too high, we sat with Jim Godbout and looked at a project redesign that would save money, the redesign was to focus more on individual uni-sex pods each with a shower, sink, and toilet. This estimated cost came in at \$154,800. This was not sent out to bid and was the only price that was received by the facility manager. At this time he was directed to send things back out to bid.
- The project was turned over to FD administration to help complete, a new bid spec was written based on a design build spec with one change. The floor was changed from VCT to ceramic for easy maintenance. We did not want to have the high maintenance, complexity, and costs of striping and waxing these floors in the fire house setting. No company sent in a bid for this project.
- Next we once again met with Jim Godbout and also with Hazelwood Handyman to see if they would each send us a price for this project, which leads us to the information to be reviewed tomorrow night. Each of them submitted a quote, there was an increase from the original price from Jim Godbout of \$7,300 based on this flooring change. For a price of \$162,100.
- At the last finance meeting, we were instructed to once again lower the price, we met with Godbout once again and redesigned the plans to lower the cost to \$131,000 with \$11,000 in kind for a construction cost of \$120,000.
- Additionally, for each of the cases listed above the plan was to also use space to build a locker room. That is the \$6,000 added to the project as spelled out on the explanation sheet. This cost was never figured into the total project bid because of the overall high cost of the project. We were going to use it as an add on so you could see it as you were making your decisions. To help out with the overall project cost we were going to see what we could do to help get things done, as an example we have already started moving and updating out EMS supply room from the 2nd floor to the 1st floor. This has been done by our department members to try and reduce cost to include painting and building shelving units.

Total project cost of \$126,000

Jim Godbout Plumbing & Heating Inc.
P.O. Box 365
48 Elm st.
Biddeford, Maine 04005
207-283-1200 fax 207-283-2739
www.jimgodbout.com

October 23, 2019

City of Biddeford Fire Department
Biddeford, Maine
pradding@biddefordmaine.org

Proposal for Biddeford Fire Station Baths Remodel

We shall cut and cap plumbing and baseboard heating lines to 2nd floor baths and heat lines in way of rooms to be constructed. Demo and dispose of properly.

Demo existing walls and doors as needed to remodel and add bathrooms.

Remove old drinking fountain in hallway.

Frame new walls ready for mechanicals, moving one wall adjacent to bedroom, EMT storage, TV room door shall stay as situated, install gender free bath-locker room, don not touch laundry room.

We shall reuse existing steel doors and frames to new locations for baths.

We shall do all jack hammering and core drilling to get plumbing services to proper locations. All necessary chase ways for piping shall be by others—some lines may need to be upsized.

Install rough and finish plumbing for below:

Bathrooms-

Furnish and install four Kohler ADA wellworth water closets with seats, Furnish and install four wall hung lavatories with Kohler faucets, Furnish and install four shower stalls, with Moen valves complete with shower head.

Install all rough and finish drainage, venting in sch. 40 PVC.

All penetrations shall be fire caulked per code.

Install drywall, prime, paint 2 coats on all walls

Leave existing suspended ceilings, patch and replace bad tiles best we can.

Remove & patch VCT flooring disturbed areas best we can.

Install rough and finish electrical to meet code with MC, install new light troughers for each bathroom ceiling grid which shall be switched LED fixtures.

Install bathroom ventilation ducted to existing duct system, operated by switches in each space.

We shall move communication wiring as needed in ceiling.

No Sprinkler piping needs to be moved with this proposal and plan.

Move hydronic heaters as needed for remodel, no new heaters.

Temporary Showers by others at PD ort School system while job is being done.

HVAC

Relocate HVAC duct as needed for walls being moved.

Provide dust protection to HVAC systems return air ducts

We are responsible for all demo disposal and cleanup, trying to keep house as clean as we can providing dust protection.

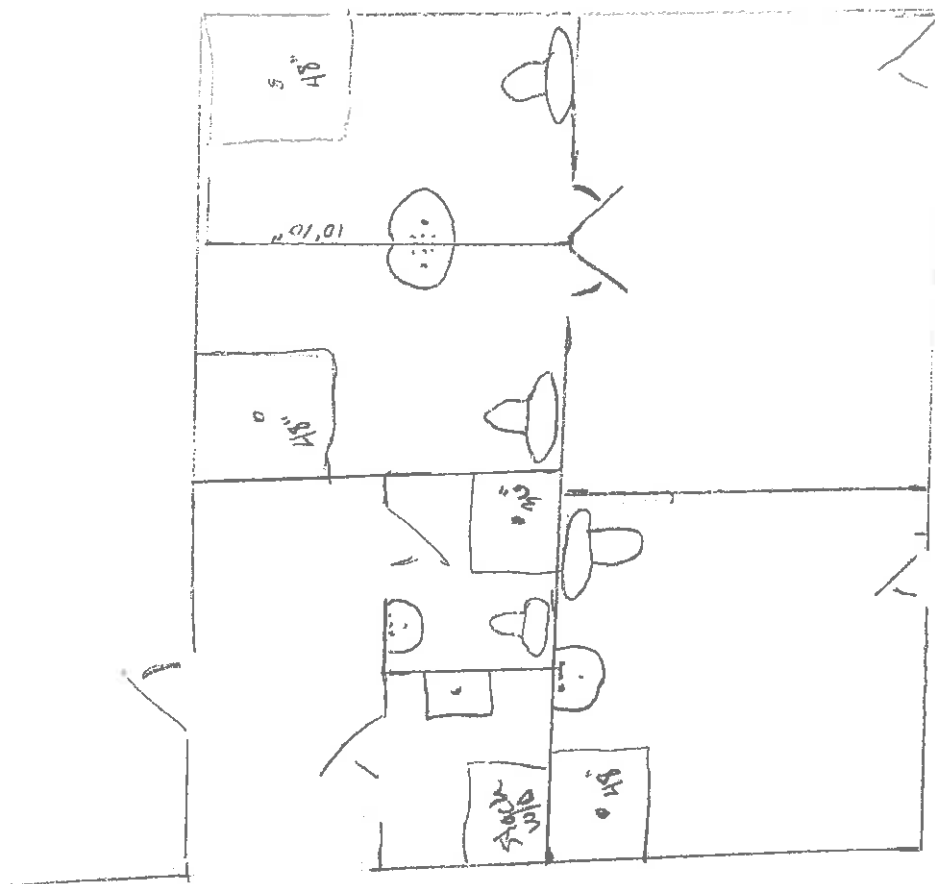
Work to conform to all state and local codes

Price includes all permits.

Total cost of remodel \$131,000.00

In kind Jim -\$11,000.00

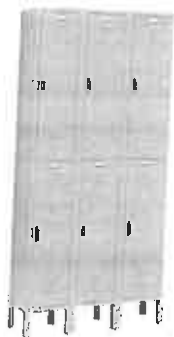
Total cost \$120,000.00



Bideford Fire Department Construction Cost Estimate vs Actual			
ACTIVITY	Estimated Cost	Actual to date	
Architectural drawings			
Legal Fees, Advertising			
BUILDING PERMITS			
Fees	\$700		
plumbing , HVAC, electrical			
DEMOLITION			
abatement	\$7,000		
lead asbestos notification	N/A		
dumpster, trash removal disposal	\$4,600		
dust control, tenting	\$3,400		
cleanup	\$2,500		
concrete repairs			
	\$1,000		
rough frame, carpentry	\$8,900		
rough materials	\$4,231		
Jackhammer work	\$1,600		
Core drilling	\$4,800		
PLUMBING			
fixtures	\$10,400		
drainage	\$7,000		
water piping	\$4,500		
ROUGH-IN HEAT & A/C			
Heat-AC	\$3,800		
Hydronic baseboard relocated	\$2,500		
Bath fan venting	\$3,680		
fire chaulking	\$900		
ELECTRICAL-			
Intercom	\$7,200		
	\$250		
	Page 1		

CONSTRUCTION COST ESTIMATE VS ACTUAL

Electric Wire, Boxes	\$2,800
Lights	\$2,600
Security	\$500
Bath fans controls	\$2,200
DRYWALL	
INTERIOR PAINT	\$7,500
TRIM CARPENTRY	\$4,500
Paint labor	\$5,400
Interior Doors reworked	
Base	\$3,800
Casing Trim	\$2,000
	\$3,500
faucets	
grab bars accessories	\$1,680
sinks	\$2,100
	\$1,800
misc. tools-equipment	
VCT Flooring and repairs	
	\$3,500
Suspended ceiling repairs replacement tiles	\$3,124
misc. contingency	\$5,000
Total	\$130,965



Paramount® Locker Double Tier 12x15x36 6 Door Assembled Gray

Item #: WG652177GY

Price: \$409.95

(+) Front Base covers
\$340

(+) top slope \$233.55

total = \$4,254.55

Customers Also Viewed



Front Base For
12"W X 6"H



Paramount®
Locker Double



Master Lock®
No. 1525STK



Paramount®
Locker Double



Global™ Locker
Number Plate

LIVE CHAT

Paramount® Locker Double Tier 12x15x36 6 Door Assembled, Gray

Engineered for years of heavy-duty service. The lockers feature 16 gauge steel doors, 5-knuckle security hinges, quiet operation latch mechanism, and welded, reinforced frame-and-door assemblies for maximum security. The quality locker has a secure 3-point positive locking system, hat shelf, chrome door latch for smooth fingertip opening and one double and two single-prong coat hooks. Generously sized louvers promote ventilation. Legs add 6" to height. Durable, attractive powder coat finish. Lockers feature finished sides; no need for decorative end panels. Lockers must be anchored securely to floors or walls. 1-wide and 3-wide lockers have four foot plates included. Foot plates bolt to outside locker leg supports and maybe anchored to the floor. Anchors sold separately. **Includes blank number plates. Assembled lockers are not returnable.**

Optional locker accessories (Numbered Plates, Closed End Bases, Slope Top Kits and Locks) sold separately. Due to various layouts you may select, locker accessories ship in a separate box. Install Numbered Plate by simply removing the blank number plate.

Click here to see the selections of **Unassembled Lockers.**

Product Specifications

WIDTH INCHES	12
DEPTH INCHES	15
HEIGHT INCHES	36
OVERALL HEIGHT INCHES	78
OVERALL WIDTH INCHES	36
ASSEMBLY	Assembled

Need help? Call us. ☎ 1-800-260-2776 / [Live Chat](#) / [Email Us](#) (M-F: 8-7 Eastern)

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- Wood Lockers

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Lockers

Metal Lockers

Fully Assembled Three-Wide Double-Tier School Loc...

12" W x 15" D



Hallowell

Fully Assembled Three-Wide Double-Tier School Lockers w/ Slope Top & Locks (12" W x 15" D x 36" H Openings)

★★★★★

[Write a review](#)[Post a question](#)[Start a Live Chat](#)**\$533.99**MSRP: ~~\$4,366.82~~

You Save: \$822.83 (61%)

SKU: HAL-URB3258-2ASB

[Calculate Shipping](#)

Share:

Select Options:

Dimensions: 12" W x 15" D

Choose a locker color:



Add touch-up paint?

Choose starting locker number:

Quantity: 1

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- Drafting & Art Furniture
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- Facility Equipment
- Gym & Sports Equipment
- Industrial & Vocational Arts Furniture
- Library & Media Center Furniture
- Lockers
- Lounge & Soft Seating
- Makerspace
- Medical Furniture & Equipment

Specifications Description

Number of Openings:	6
Door/Frame Material:	16-gauge steel
Body Material:	24-gauge steel
Coat Hooks:	Two single hooks and one double hook per opening
Assembly:	Ships Assembled
Other Info:	Includes one combination padlock per opening
Warranty:	Two-year warranty
Opening Dimensions:	12" W x 15" D x 36" H
Width:	36"
Depth:	15"
Height:	72"
Height Including Legs:	78"
Weight:	240.0 lbs.
Shipping Method:	Freight

★★★★★

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Lockers w/ Slope Top & Locks
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Double Tier Rust Resistant Lockers 3 Wide (6) Galvanized Lockers, Each 12" Wide X 12", 15" Or 18" Deep X 36" High

SKU: HGR-2-XXXXXX-3

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Add to Wishlist (https://www.schoollockers.com/wishlist/index/add/product/11428/form_key/KU4VTEk6GzpLibYr/) | ☐ Compare **\$493.95**

(3 Wide) Quick ship in beige. Ship within 1 to 3 days unassembled or within 3 to 5 days assembled.

Unlimited colors available! Call 1-877-947-2618 (tel:1-877-947-2618)

④ Front base covers \$340

④ top ship \$233.55 - required Fields

* Assembled or Unassembled

Choose an Option...

* Select Size

Choose an Option...

* Legs or No Legs

☐ Legs

☐ No Legs +\$12.00

total = \$5,252.65

\$493.95

Qty:

Add to Cart

DESCRIPTION

ADDITIONAL INFORMATION

PDF

Description

Our **double tier rust resistant lockers** are perfect for corrosive environments with high humidity or moisture. Place these lockers with double protection against corrosion near showers, aquatic centers, water parks or pools. Also ideal for outdoor use, in tropical climates, at marinas, beach fronts, in food industry plants or anywhere your lockers will be exposed to adverse conditions. Our double tier rust resistant metal lockers are fabricated from prime galvanized (hot-dipped zinc coated, annealed) sheet steel, then finished with an electrostatically applied high grade powder coat finish providing double protection against corrosion. Double tier lockers accommodate twice as many users in the same amount of floor space as single tier lockers, while still providing adequate hanging space for light outer wear and gym clothing.

Key Features

Corrosion Resistance: Galvanized steel and premium powder coat together offer exceptional DOUBLE protection against corrosion, even in the most adverse conditions

Locker Bench \$103.95
Hardwood Top
w/Steel Tube
Pedestals, Bolt
Down Style, 72"W
x 9-1/2"D x 17"H

Item #: T9F183670I

★★★★★ (1)

Qty:

Add



Front Base For \$5.70
12"W X 6"H Gray
Locker

Item #: T9F652080GY

★★★★★ (1)

Qty:

Add



End Base For 15"D \$6.80
X 6"H Gray Locker
Pair (Left And
Right)

Item #: T9F652083GY

★★★★★ (1)

Qty:

Add



Global™ Locker \$30.95
Number Plate Kit -
Pkg Of 100
Numbered 1-100
W/Rivet Gun

Item #: T9F652095B

★★★★★ (3)

Qty:

Add



Master Lock® No. \$10.50
1630 Built-In
Combo Lock For 1,
2 And 3 Tier
Lockers

Item #: T9F652864

★★★★★ (3)

Qty:

Add



Master Lock® No. \$10.50
1710MK Built-In
Cylinder Lock -
Locks Deadbolt
w/Master Key
Access

Item #: T9F652880B

Qty:

Add

LIVE CHAT

Not Yet Rated



**Global™ Locker
Slope Top Kit
12x15 Gray**

\$24.95

Qty: [Add](#)

Item #: T9F652706GY

★★★★★ (1)



**Coat Hangers
Chrome Plated –
Pkg of 6**

\$8.20

Qty: [Add](#)

Item #: T9F493306

★★★★★ (2)



Infinity™ Locker Double Tier 12x15x36 6 Door Ready To Assemble Gray

\$335.95

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LIVE CHAT



CITY OF BIDDEFORD FIRE DEPARTMENT

152 Alfred Street
Biddeford, Maine 04005
Tel: 207-282-6632
Fax: 207-283-8243

Chief Scott R. Gagne
Assistant Chief Paul R. LaBrecque
Deputy Chief Kevin D. Duross

Fire Department 2nd Floor Bathroom Project

Quotes

Godbout Plumbing and Heating	\$120,000.00
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Cost for lock space

Lockers	\$4,254.55
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Bench	\$300.00
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Paint/electrical/Install	\$1,445.45
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Total	\$6,000
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Total Project Cost	\$126,000.00
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PROPOSAL

City of Biddeford Fire Department
 152 Alfred Street
 Biddeford, ME 04064
pradding@biddefordmaine.org

November 4th, 2019

To whom it may concern,

We have put together a proposal to remodel the stations bathrooms based on plans drawn by for AAG. The following is our scope of work: Town building permit, demo existing walls and doors required to remodel and add new bathrooms, frame new walls, plumbing/HVAC (rough, finish, and fixtures), electrical (to code, rough, finish, new LED light troffers for each bathroom ceiling grid, move communication wire in ceiling as required), wall insulation, drywall walls (new walls and patches as needed, 2 coats of paint), finish trim (reuse steel door frames and doors, cove base molding in new area and patch as required), remove and patch VCT flooring in disturbed areas as best we can, leaving existing suspended ceilings (patch grid and replace bad tiles best we can), clean-up, rubbish removal, materials, and all labor. We will do our best to contain dust inside the project area and keep the remaining areas as clean as possible. Temporary bathrooms provided by others.

Plumbing/HVAC specifications as follows:

1. Plumbing

- We shall cut and cap plumbing and baseboard heating lines to 2nd floor baths and heat lines in way of rooms to be constructed, demo and dispose of properly. Remove old drinking fountain in hallway. We shall do all jack hammering and core drilling to get plumbing services to proper locations. All necessary chase ways for piping shall be by others (some lines may need to be upsized).
- Install rough and finish plumbing for bathrooms (furnish and install four Kohler ADA Wellworth water closets with seats, furnish and install four wall hung lavatories with Kohler faucets, furnish and install four shower stalls, with Moen valves complete with shower head.
- Install all rough and finish drainage, venting in sch. 40 PVC. All penetrations shall be fire caulked per code.
- Install bathroom ventilation ducted to existing duct system, operated by switches in each space.
- No Sprinkler piping needs to be moved with this proposal and plan.
- Move hydronic heaters as needed for remodel, no new heaters.

2. HVAC

- Relocate HVAC duct as needed for walls being moved.
- Provide dust protection to HVAC systems return air ducts

We propose to complete all the above for the sum of \$143,600.00

Sincerely,

Adam A. Goodwin

 Please sign for Acceptance