



**City of Biddeford
Finance Committee**

May 20, 2025 at 5:00 PM
City Hall Council Chambers & Zoom

[Click to Join Zoom Meeting Online](#)

Or call in by phone: +1 312 626 6799

Meeting ID: 928 9577 0800

Passcode:403193

1. Call to Order
2. Approval of Minutes
 - 2.a 20250415 Finance Committee -Minutes
3. Signing of the Expenditure Warrant
4. Discussion/Approval
 - 4.a Approval / RFP recommendation for Community Center Fence Project
 - 4.b 2025.67 Approval Cupola with Bickmore Diversified
5. Other Business
 - 5.a Audit Support Update - Berry Dunn Services
6. Adjourn

City of Biddeford
Finance Committee
May 6, 2025 5:00 PM Council Chambers & Zoom

Councilor Beaupre: Present
Councilor Lessard: Excused
Councilor LaFountain: Present
Mayor Grohman: Present

1. Call to order 5:10pm

2. Approval of the Minutes from April 15, 2025

Councilor Beaupre: Motion to approve
Mayor Grohman: Second
Unanimous in Favor

3. Signing of the expenditure warrant
Signed and in Mayor's office

4. Discussion/Approval

4a. PW Pick Up truck

President LaFountain noted the Truck came in under budget

Councilor Beaupre: Motion to Approve
Mayor Grohman: Second
Unanimous in favor

5. Other Business

None

Councilor Beaupre: Motion to adjourn 5:14pm
Mayor Grohman: Second
Unanimous in favor.



Finance Committee

Meeting Date: May 20, 2025
Meeting Time: 5:00 PM
Agenda Item No: 4.a
Item Description: Approval / RFP recommendation for Community Center Fence Project
Submitted By: Lisa Thompson, CPRP, Recreation Director

Supporting Information/Documentation:

Proposal Biddeford Fence. Premier Fence

Key Terms:

Executive Summary:

The Recreation Department is requesting approval to accept a bid from Premier Fence, LLC in the amount of \$43,385 for the installation of a new fencing system located at J. Richard Martin Community Center, 189 Alfred St.

Detailed Review:

This is part of the Playground Project that will be taking place this summer at the J. Richard Martin Community Center, located at 189 Alfred St. The fence will replace the existing one which is more than 15 years old, falling apart in many places and being too short (4 ft tall) on the Alfred Street side, which has caused safety concerns. The new fence will enclose the entire front building space, enclosing the new playground, be 4 ft high on Clark and Myrtle streets and 6 ft. high with privacy slats and an access gate on Alfred St.

Funding Source:

\$43,385.00. The fence install cost is \$36,885.00. Removal of the existing fence is an additional \$6500.00. This cost is included in the event BPW does not have the capacity to do the fence removal. Funding will come from Community Development Block Funds (CDGB).

Staff Recommendation:

Staff recommends the proposal from Premier Fence, LLC

The responder shall submit 2 paper copy of its BID response and one electronic copy of the proposal in Adobe Acrobat (PDF) format. Proposals are to be sealed in mailing envelopes or packages with the responder's name and address clearly written on the outside. One copy of the proposal must be unbound and signed in ink by an authorized representative of the vendor.

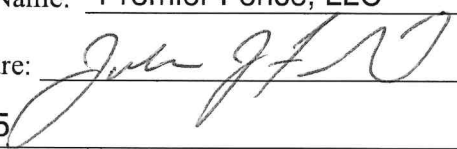
Proposals received after this date and time will be returned to the responder unopened.

**CITY OF BIDDEFORD
AFFIDAVIT OF NON-COLLUSION**

I swear (or affirm) under the penalty of perjury

1. That I am the Responder (if the Responder is an individual), a partner in the company (if the Responder is a partnership), or an officer or employee of the responding corporation having authority to sign on its behalf (if the Responder is a corporation)
2. That the attached proposal submitted in response to the Richard Martin Center Fencing Request for Proposal has been arrived at by the Responder independently and has been submitted without collusion with and without any agreement, understanding or planned common course of action with, any other Responder of materials, supplies, equipment or services described in the Request for Proposal, designed to limit fair and open competition.
3. That the contents of the proposal have not been communicated by the Responder or its employees or agents to any person not an employee or agent of the Responder and will not be communicated to any such persons prior to the official opening of the proposals; and
4. That I am fully informed regarding the accuracy of the statements made in this affidavit.

Responder's Firm Name: Premier Fence, LLC

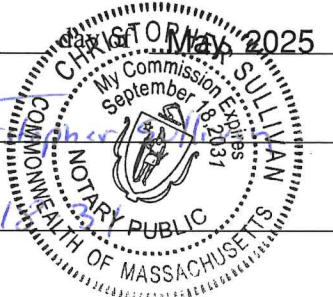
Authorized Signature: 

Date: 5/5/2025

Subscribed and sworn to me this 5 day of May, 2025

Notary Public: 

My commission expires: 9-1-2031



BID – CONTRACT

THIS BID SUBMITTED TO: City of Biddeford, Maine

1. The undersigned BIDDER proposes and agrees, if this Bid is accepted, to enter into an Agreement with OWNER in the form included in the Contract Documents, to complete all work as specified or indicated in the Contract Documents for the Contract Price, and within the Contract Time indicated in this Bid and in accordance with the Contract Documents.
2. BIDDER accepts all the terms and conditions of the RFP's, including without limitations those dealing with the disposition of performance and payment bonds. This Bid will remain open for a minimum of four months after the Bid opening. BIDDER will sign the Agreement and submit the contract security and other documents required by the contract Documents no later than fifteen (15) days after the date of OWNER'S Notice of Award.
3. In submitting this Bid, BIDDER represents, as more fully set forth in the Agreement, that
(a) BIDDER has examined copies of all the Contract Documents and the following addenda:

Date 05/08/2025

Number Biddeford, ME - Richard Martin Center
Fencing

(receipt of all which is hereby acknowledged) and also copies of the Invitation to Bid and the Instructions for Bidders;

(b) BIDDER has examined the site and locality where the work is to be performed, the legal requirements (federal, state, and local laws, ordinances, rules, and regulations) and the conditions affecting cost, progress, or performance of the work and has made such independent investigation as BIDDER deems necessary;

(c) This Bid is genuine and not made in the interest of or on behalf of any undisclosed person, firm, or corporation and is not submitted in conformity with any agreement or rules of any group, association, organization, or corporation; BIDDER has not directly or indirectly induced or solicited any other BIDDER to submit a false or sham Bid; BIDDER has not solicited or induced any person, firm, or a corporation

to refrain from bidding; and BIDDER has not sought by collusion to obtain for himself any advantage over any other BIDDER or over OWNER.

4. BIDDER agrees that the work will be completed by **August 29, 2025**

Respectfully submitted,

By: Premier Fence, LLC

Name and Title

John Feerick, Member

For:

(Seal if by a Corporation)

Address:

1010 Turnpike Street
Canton, MA 02021

OUTLINE OF WORK

The work shall consist of installation of new fencing to surround a new playground. Project shall include:

- Approximately 440 feet of 6' black chain link fence with plastic privacy slats facing Alfred St. from Clark Street to Myrtle Street.
 - Approximately 180 feet total of 4' black chain link fence on Myrtle and Clark streets. No privacy slats.
 - A minimum 6' locking gate for access on Alfred St.
 - All black link chain using 40 weight pipe and 8-gauge chain link.
 - Pipe to be cemented.
 - Existing fencing will be removed by the city or other vendor prior to new fencing installation.
-
- Alternate Bid:
Removal and disposal of existing fencing in the event the city cannot perform this task.

BID FORM and PROJECT SUMMARY- City of Biddeford

We herewith submit our bid in accordance with the requirements and specifications herein acknowledged as follows:

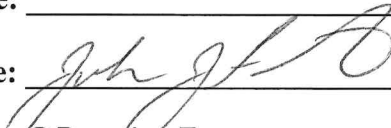
- i. We carry general liability (including products liability) insurance, which is in force and shall remain in force during the term of this contract.
- ii. We carry workers' compensation insurance, which is in force and shall remain in force during the term of this contract.
- iii. We agree to comply with the general specifications listed in the RFP.
- iv. We acknowledge having the opportunity to inspect each installation and confirm that site conditions are reflected in the bid submittal.

Company Name: Premier Fence, LLC

Company Address: 1010 Turnpike St, Canton, MA 02021

Company Telephone: 781-821-5900

Authorized Representative's Name: John Feerick

Authorized Representative's Signature: 

Representative's Email: estimating@Premier-Fence.com

PROJECT SUMMARY:

Total Project Cost \$36,885.00

Alternate Bid Cost \$6,500.00

Unique Entity Identifier (UEI)

Any prime contractor receiving federal funds must have a UEI AND be registered in sam.gov. If you already have a UEI, please enter it here:

Business Name: Premier Fence, LLC UEI: NK39WBKNJLM9

If you do not have a UEI, please register for one and include with the bid a screenshot of our application confirmation. **When you are asked if you would like to be publicly searchable, you must click “yes”.**

These resources may be helpful.

Here is some information that may be helpful to entities who either need to find their UEI or get a UEI.

<https://sam.gov/content/duns-uei>

Here is a video and Quick Start Guide for how to get a UEI if you don't have one.

https://www.fsd.gov/gsafsd_sp?id=kb_article_view&sysparm_article=KB0038428&sys_kb_id=3fcb40b1b0a01d40ca4a97ae54bcbd7&spa=1

Here is how to register in sam.gov. These registrations need to be updated annually.

<https://sam.gov/content/entity-registration>

City of Biddeford Planning and Economic Development Department
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM
CERTIFICATION OF CONTRACTOR REGARDING
EQUAL EMPLOYMENT OPPORTUNITY
(For Prime Contracts Exceeding \$10,000)

INSTRUCTIONS

This certification is required pursuant to Executive Order 11246 (30 F.R. 12319-25). The implementing rules and regulations provide that any bidder or prospective contractor, or any other of their proposed subcontractors, shall state as an initial part of the bid or negotiations of the contract whether it has participated in any previous contract or subcontract subject to the equal opportunity clause, and if so, whether it has filed all compliance reports due under applicable instructions.

Where the certification indicates that the bidder has not filed a compliance report due under applicable instructions, such bidder shall be required to submit a compliance report within seven (7) calendar days after bid opening. No contract shall be awarded unless such report is submitted.

CERTIFICATION BY BIDDER

Name and address of bidder

Premier Fence, LLC
1010 Turnpike St Canton, MA 02021

1. Bidder has participated in a previous contract or subcontract subject to the EEO Clause.
☒ Yes ☐ No
2. Compliance reports were required to be filed in connection with such contract or subcontract.
☒ Yes ☐ No
3. Bidder has filed all compliance reports due under applicable instructions, including SF-100.
☒ Yes ☐ No
4. Have you ever been or are you being considered for sanction due to violation of Executive Order 11246, as amended?
☐ Yes ☒ No

John Feerick Member

Name and Title of Authorized Representative (print or type)

Signature of Authorized Representative

5/5/2025

Date

OCD/EEO/Con/2000

**City of Biddeford Planning and Economic Development
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM
CERTIFICATION OF CONTRACTOR REGARDING
SEGREGATED FACILITIES
(For Prime Contracts Exceeding \$10,000)**

Name of Prime Contractor: Premier Fence, LLC

Project Name and Number: Biddeford, ME - Richard Martin Center Fencing

The undersigned hereby certifies that:

- (a) **No segregated facilities will be maintained as required by Title VI of the Civil Rights Act of 1964.**

John Feerick Member
Name and Title of Authorized Representative (print or type)


Signature of Authorized Representative

5/5/2025

Date

OCD/SegCon/2000

**CONTRACTOR'S DBE/SUBCONTRACTOR
PROPOSED UTILIZATION FORM**

All Bidders must furnish this form with their bid on Bid Opening day

Contractor: Premier Fence, LLC Telephone: 781-821-5900 Ext

Contact Person: John Feerick Fax: 781-562-1645

E-mail: estimating@Premier-Fence.com Tax ID: 04 - 344 8839

BID DATE: 5/8/2025 Bid Price:

PROJECT # PROJECT LOCATION: Biddeford, ME

TOTAL ANTICIPATED DBE % PARTICIPATION FOR THIS CONTRACT

W B E	M B E	No n DB E	Firm Name	Item Number & Description of Work	Quantity	Cost Per Unit/Item	Anticipated \$ Value
Subcontractor Total DBE Total							

NOTE: THIS INFORMATION IS USED TO TRACK AND REPORT ANTICIPATED DBE PARTICIPATION IN ALL FEDERALLY FUNDED CDBG CONTRACTS. THE ANTICIPATED DBE AMOUNT IS VOLUNTARY AND WILL NOT BECOME A PART OF THE CONTRACTUAL TERMS.

Staff Use:

Form received: / / Verified by:

**For a complete list of certified firms and company designation (WBE/DBE) go to
<http://www.maine.gov/mdot/civilrights/>**

CITY OF BIDDEFORD HOUSING AND COMMUNITY DEVELOPMENT DIVISION
SECTION 3 PRIME CONTRACTOR CERTIFICATION

Section 3 is a provision of the Housing and Urban Development (HUD) Act of 1968 that promotes local economic development and individual self-sufficiency. Section 3 requires that to the greatest extent possible, economic opportunities that are generated by the use of Federal funds be made available to low- and very low-income persons, particularly those who receive Federal financial assistance for housing and those residing in communities where the financial assistance is expended. Section 3 established benchmark goals include (a) 25% of total labor hours worked by Section 3 workers; and (b) 5% of total labor hours worked by Targeted Section 3 workers.

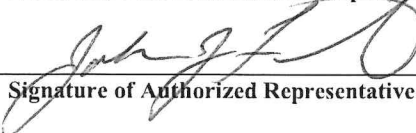
Premier Fence, LLC, (hereinafter called the Subrecipient/Contractor), hereby CERTIFIES that upon being awarded a contract to participate in the following HUD-funded project:

Richard Martin Center Fencing (the Project) located in Biddeford in York County, that the Subrecipient/Contractor:

- A. Is under no contractual or other impediment that would prevent it from complying with requirements of Section 3 as set forth in 24 CFR Part 75; and
- B. Will comply with HUD regulations in 24 CFR Part 75; and
- C. Will submit to City of Portland appropriate Section 3 documentation of labor hours performed per contractor and subcontractor, certifications of Section 3 workers, and confirmation of Section 3 business concerns and Youthbuild participants;
- D. Will include the Section 3 Clause and Section 3 Certifications of Compliance in every subcontract, and further agrees to take the appropriate action pursuant to those regulations in the event the contractor/subcontractor is found to be in violation of 24 CFR Part 75; and
- E. Will not contract/subcontract with any contractor/subcontractor where the Subrecipient/Contractor has notice or knowledge that the contractor/subcontractor has been found in violation of any provision of 24 CFR Part 75.

John Feerick Member

Name and Title of Authorized Representative (print or type)


Signature of Authorized Representative

5/5/2025

Date

Estimated Labor Hours and Positions

Contact Information

Project Name: City of Biddeford Community Center Fence Project
Project Address: 1010 Turnpike Street, Canton, MA 02021
Company Name: Premier Fence LLC

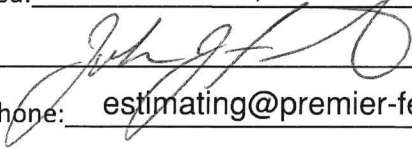
Labor Hours

Please estimate the total labor hours you expect on this project, including subcontractors. 112

Employment

Please review the Davis-Bacon wage determination and identify any labor categories that are not captured on the wage determination, and the approximate wage for each. This information will be used to request wage classifications from the Department of Labor.

Job Title	Wage
Fence erector	\$24.06

Company Officer Name Printed: John Feerick, Member
Company Officer Signature:  Date: 5/5/2025
Company Officer Email and Phone: estimating@premier-fence.com 781-821-5900

Build America, Buy America

The bidder must comply with the requirements of the Build America, Buy America (BABA) Act, 41 USC 8301 note, and all applicable rules and notices, as may be amended, if applicable to the infrastructure project. Pursuant to HUD's Notice, "Public Interest Phased Implementation Waiver for FY 2022 and 2023 of Build America, Buy America Provisions as Applied to Recipients of HUD Federal Financial Assistance" (88 FR 17001), any funds obligated by HUD on or after the applicable listed effective dates, are subject to BABA requirements, unless excepted by a waiver.

On November 15, 2021, the Build America, Buy America Act (the Act) was enacted as part of the Infrastructure Investment and Jobs Act (IIJA). Pub. L. 117-58. The Act establishes a domestic content procurement preference, the BAP, for Federal programs that permit Federal financial assistance to be used for infrastructure projects. In Section 70912, the Act further defines a project to include "the construction, alteration, maintenance, or repair of infrastructure in the United States" and includes within the definition of infrastructure those items traditionally included along with buildings and real property. Starting May 14, 2022, new awards of Federal financial assistance from a program for infrastructure, and any of those funds obligated by the grantee, are covered under the Build America, Buy America (BABA) provisions of the Act, 41 U.S.C. 8301 note.

US Department of Housing and Urban Development (HUD) has implemented a department wide public interest *de minimis*, Small Grants, and Minor Components waiver to the BAP requirement as applied to iron, steel, manufactured products, and construction materials of the Act for recipients of Federal Financial Assistance, with the threshold for the waiver being set at \$250,000.00 for total project cost. This means that:

- A. If the total project cost is \$249,999.99 or less, the project is currently exempt from BABA requirements.
- B. If the total project cost totals \$250,000.00 or more, the project is subject to BABA requirements.

As officers and representative of: PREMIER FENCE, LLC
(Name of Contractor)

On behalf of the Company, I have read the above BABA requirements and will provide back-up documentation to certify compliance with this requirement.

John Feerick, Member

Name and Title of the Authorized Representative (print or type)



Signature of Authorized Representative

5/5/2025

Date

THE AMERICAN INSTITUTE OF ARCHITECTS



AIA Document A310

Bid Bond

Tonry Bond No. T2505014

KNOW ALL MEN BY THESE PRESENTS, that we
Premier Fence, LLC
1010 Turnpike Street
Canton, MA 02021-2839

(Here insert full name and address of legal title of Contractor)

as Principal, hereinafter called the Principal, and

United Casualty and Surety Insurance Company
303 Congress St., Suite 502
Boston, MA 02210

(Here insert full name and address of legal title of Surety)

a corporation duly organized under the laws of the State of Nebraska, as Surety, hereinafter called the Surety, are held and firmly bound unto

City of Biddeford, Maine
PO Box 586, 189 Alfred Street
Biddeford ME 04005

as Obligee, hereinafter called the Obligee, in the sum of **NOT TO EXCEED 5% OF ATTACHED BID--(\$-----)**, for payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has submitted a bid for
Community Center Fence Project
Biddeford ME

NOW, THEREFORE, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a Contract with the Obligee in accordance with the terms of such bid, and give such bond or bonds as may be specified in the bidding or Contract Documents with good and sufficient surety for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof, or in the event of the failure of the Principal to enter such Contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the Work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this **8th** day of **May**, 2025.

(Witness)

Premier Fence, LLC

John Feerick (Title) Member

(Witness)

United Casualty and Surety Insurance Company

Kristin G. Erickson, Attorney-in-fact





POWER OF ATTORNEY

170105

KNOW ALL MEN BY THESE PRESENTS: That United Casualty and Surety Insurance Company, a corporation of the State of Nebraska, and US Casualty and Surety Insurance Company and United Surety Insurance Company, assumed names of United Casualty and Surety Insurance Company (collectively, the Companies), do by these presents make, constitute and appoint:

Kelsey L. Tonry, Kristin S. Bibbo, Kristin G. Erickson, Edward J. Mulcahy, Louis A. Tonry, Jr.

its true and lawful Attorney(s)-in-Fact, each in their separate capacity if more than one is named above, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver **any and all bonds, recognizances, undertakings or other instruments or contracts of suretyship to include riders, amendments, and consents of surety, providing the bond penalty does not exceed Five Million & 00/100 Dollars** (\$5,000,000.00). This Power of Attorney shall expire without further action on December 31st, 2026.

This Power of Attorney is granted under and by authority of the following resolutions adopted by the Board of Directors of the Companies at a meeting duly called and held on the 1st day of July, 1993:

Resolved that the President, Treasurer, or Secretary be and they are hereby authorized and empowered to appoint Attorneys-in-Fact of the Company, in its name and as its acts to execute and acknowledge for and on its behalf as Surety any and all bonds, recognizances, contracts of indemnity, waivers of citation and all other writings obligatory in the nature thereof, with power to attach thereto the seal of the Company. Any such writings so executed by such Attorneys-in-Fact shall be binding upon the Company as if they had been duly executed and acknowledged by the regularly elected Officers of the Company in their own proper persons.

That the signature of any officer authorized by Resolutions of this Board and the Company seal may be affixed by facsimile to any power of attorney or special power of attorney or certification of either given for the execution of any bond, undertaking, recognizance or other written obligation in the nature thereof; such signature and seal, when so used being hereby adopted by the Company as the original signature of such officer and the original seal of the Company, to be valid and binding upon the Company with the same force and effect as though manually affixed.

IN WITNESS WHEREOF, the Companies have caused this instrument to be signed and their corporate seals to be hereunto affixed, this 15th day of January, 2025

UNITED CASUALTY AND SURETY INSURANCE COMPANY
US Casualty and Surety Insurance Company
United Surety Insurance Company



Corporate Seals

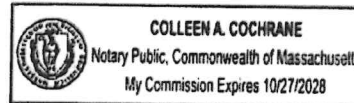
R. Kyle Fowler
R. Kyle Fowler, Treasurer

Commonwealth of Massachusetts
County of Suffolk ss:

On this 15th day of January, 2025, before me, Colleen A. Cochrane, a notary public, personally appeared, R. Kyle Fowler, Treasurer of United Casualty and Surety Insurance Company, US Casualty and Surety Insurance Company and United Surety Insurance Company, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person(s), or the entity on behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the Commonwealth of Massachusetts that the foregoing paragraph is true and correct.
WITNESS my hand and seal.

Colleen A. Cochrane (Seal)
Notary Public Commission Expires: 10/27/2028



I, Robert F. Thomas, President of United Casualty and Surety Insurance Company, US Casualty and Surety Insurance Company and United Surety Insurance Company do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney, executed by said Companies, which is still in full force and effect; furthermore, the resolutions of the Board of Directors, set out in the Power of Attorney are in full force and effect.

In Witness Whereof, I have hereunto set my hand and affixed the seals of said Companies at Boston, Massachusetts this 8th day of

May, 2025

Corporate Seals



Robert F. Thomas
Robert F. Thomas, President

TO CONFIRM AUTHENTICITY OF THIS BOND OR DOCUMENT EMAIL: CONFIRMBOND@UNITEDCASUALTY.COM



PremierFence[®]

Your Source for Residential and Commercial Fence

Premier Fence, LLC has designed, fabricated and installed guardrail, fencing, gates, and soundwalls for 24 years throughout the New England area for residential homes, commercial businesses, municipalities, as well as state and federal agencies. We are conveniently located in Canton, MA in a new building with fabrication facilities onsite.

Premier Fence has trained crews with the knowledge and equipment to install all types of fencing, gates, operators, guardrail (wood or steel) and sound barrier walls.

Premier Fence is MaDOT and NHDOT prequalified for fencing, guardrail and sound-wall installation.

Premier Fence has dedicated office staff to help all customers with there project including Project Managers who bridge the field with the processes in the office.

With over 24 years of successful project, satisfied customers and continued growth we look forward to teaming up with you on your next project.



Premier Fence, LLC

1010 Turnpike Street, Canton, MA 02021 (781)821-5900



PremierFence®
Custom Designers and Fabricators™

1010 Turnpike Street

Canton, MA 02021

Tel: 781-821-5900

Toll Free: 800-288-1184

info@premier-fence.com

www.premier-fence.com

Reference List

- (1) Project Name: Town of Andover Guardrail and Fencing
Project Location: Various Town Locations
Project Status: Completed Project Cost: \$100,000.00
Contact Person: Joseph Sgrosso Awarding Authority Phone: (978) 628-8763
Contact Company: Town of Andover – Facilities Dept.
Project Description: Various Fencing and Guardrail Work in Town of Andover.
- (2) Project Name: Town of Bedford Guardrail and Fencing
Project Location: Various Town Locations
Project Status: Under Construction Project Cost: \$150,000.00
Contact Person: Carl Gagnon Awarding Authority Phone: (781) 275-7605
Contact Company: Town of Bedford – DPW Operations
Project Description: Various Fencing and Guardrail Work in Town of Bedford.
- (3) Project Name: Town of Franklin Guardrail and Fencing
Project Location: Various Town Locations
Project Status: Under Construction Project Cost: \$145,000.00
Contact Person: Deacon Perotta Awarding Authority Phone: (508) 520-4918
Contact Company: Town of Franklin – DPW Operations
Project Description: Various Fencing and Guardrail Work in Town of Franklin.
- (4) Project Name: Town of Londonderry NH Guardrail and Fencing
Project Location: Various Town Locations
Project Status: Under Construction Project Cost: \$215,000.00
Contact Person: John Trottier Awarding Authority Phone: (603) 432-1100
Contact Company: Town of Londonderry – DPW & Engineering
Project Description: Various Fencing and Guardrail Work in Town of Londonderry NH.
- (5) Project Name: Tewksbury Hospital – Various Projects
Project Location: Tewksbury Hospital
Project Status: Under Construction Project Cost: \$250,000.00
Contact Person: Roger Gauthier Awarding Authority Phone: (978) 851-7321
Contact Company: Tewksbury Hospital
Project Description: Various Fencing and Guardrail Work.
- (6) Project Name: Mass DCR East/West Guardrail and Fencing
Project Location: Throughout State
Project Status: Under Construction Project Cost: \$2,700,000.00
Contact Person: Alex Smigliani Awarding Authority Phone: (617) 727-4626
Contact Company: Mass DCR
Project Description: Various Fencing and Guardrail Work throughout the State at DCR owned properties.

Premier Fence, LLC Equipment List

Unit #	Make	Model	Year	Type	Serial No.	Registration
53	Ford	F-550	2203	Flat Bed	1FDAF56P33EC89561	K22-940
60	Hino	258ALP	2008	Flat Bed	5PVNJ8JV282S51324	R29-863
64	Hino	338	2009	Flat Bed	5PVNV8JV594S11488	N41-369
64	Utilicorp	UTC5060C	2010	Auger for above	Mounted on Above	N/A
64	Utilicorp	UTDLPD15	2010	Guardrail Pounder for Above	Mounted on Above	N/A
66	Ford	F-150	2010	Pick Up	1FTFW1EV6AFB02808	N44-586
68	Kenworth	T-800	2010	Flat Bed	1NKDL00X6AJ271418	N90-516
68	Palfinger	PK20002B	2011	Palfinger Crane	Mounted on Above	N/A
69	Kenworth	T-270	2013	Dump Body Flat Bed	2NKHMM6X5DM361934	P88-387
70	Dodge	RAMQ1500	2011	Pick Up	1D7RV1GP7B5651656	N35-274
71	Dodge	RAMQ1500	2012	Pick Up	1C6RD6FPOCS3022665	P62-421
72	Dodge	RAMQ1500	2012	Pick Up	1C6RD6FP9CS302664	P62-422
73	Kenworth	T-370	2014	Flat Bed	2NKHJ7X1EM393973	J24-496
73	Utilicorp	UTC5060C	2014	Auger for above	Mounted on Above	N/A
73	Utilicorp	10642	2014	Guardrail Pounder for Above	Mounted on Above	N/A
74	Dodge	RAMQ1500	2014	Pick Up	1CRR6FT1ES221689	R81-181
75	Peterbilt	337	2016	Dump Truck	2NP2HM6X4GM327973	R96-009
76	Ford	F-650	2015	Flat Bed	3FRWF6FL8FV667849	S24-475
77	Ford	F-750	2015	Flat Bed	3FRXF7FL4FV680091	S54-314
78	Ford	F-650	2016	Flat Bed	1FDWF6DE6GDA02948	S54-313
79	Dodge	RAMQ1500	2016	Pick Up	1CRR6FG8GS263637	S50-809
80	Hino	NJ8	2017	Flat Bed	5PVNJ8JV0H4S66473	T41-485
81	Hino	NJ8	2017	Flat Bed	5PVNJ8JV0H4S57296	T20-419
82	Hino	258268	2017	Flat Bed	5PVNJ8JV0H4S66358	N18-357
83	Dodge	RAMQ1500	2017	Pick Up	1C6RR7FG8HS634691	S66-884
84	Dodge	RAMQ1500	2018	Pick Up	1CRR7VT5JS152068	T28-385
85	International	Durastar	2012	Attenuator	1HTMMAAM6CH435790	T71448
86	Ford	F-550	2018	Flat Bed	1FDUF5GT1JEB24663	T65-963
87	Ford	F-550	2018	Flat Bed	1FDUF5GT3JEC34582	T65-964
88	Dodge	RAMQ1500	2018	Pick Up	1C6RR7FG4JS172677	T58-790
89	International	4900	1999	Guardrail Pounder	1HTSDAAN8XH603869	7722A
90	International	400SER	2000	Flat Bed	1HTSCAAM7YH215009	T98138
91	Ford	F-350	2001	Flat Bed	1FDWF36L41EB11534	T98140
AB01	Delta	Utility	1990	Solar Arrow Board	1E9FS2029K1054864	988-634
AB02	Crown	AB15-55	2004	Solar Arrow Board	2EP63030041010396	E8604
AB04	Vermac	ST4815	2009	Solar Arrow Board	2S9US211X9S132815	A44-959
AB05	Vermac	ST4815	2010	Solar Arrow Board	2S9US2118AS132221	B11-267
AB06	AW Trailer	AW11020	2017	Trailer	4NPU40819H5110201	E35655
VMB01	Vermac	PCMS-1210QS	2004	Solar Variable Message Board	2SPUS41324S132149	D8597
TRL01	Dandy Digger	Utility	2000	DD Tilt Trailer	1D9T02328YC155019	790-119
TRL02	Cam	6CAM820DOTT	2006	Tilt Deck Trailer	5JPBU25206P015445	L6455
TRL03	Cam	3EC14	2005	Dingo Trailer	5JPBU18295P012659	X4027
TRL04	Cam	5CMB815LDDO	2008	DD Trailer	5JPBU19268P021791	X4026
C004	Ingersoll	P185JD	2002	185 CFM Processor	327765UBM221	N5897
C005	Ingersoll	P185JD	2002	185 CFM Processor	330904UFM221	921-648
KH03	Hawk	700A	1999	Post Pounder		N/A
RH01	Rhino	PD-55	2008	Post Pounder		N/A
RH02	Rhino	PD-55	2008	Post Pounder		N/A
RH03	Rhino	PD-55	2010	Post Pounder		N/A



Finance Committee

Meeting Date: May 20, 2025
Meeting Time: 5:00 PM
Agenda Item No: 4.b
Item Description: 2025.67 Approval Cupola with Bickmore Diversified
Submitted By: Lisa Thompson, Recreation Director

Supporting Information/Documentation:

J Richard Martin Community Center Lightning Protection for Cupola ROM Estimate, estimate 4.30CUPOLA, Bickmore emails cupola project

Key Terms:

Executive Summary:

To approve an updated estimate from Bickmore Diversified not to exceed \$75,000 for repair of the Cupola which includes installation of a lightning rod.

Detailed Review:

This is a follow-up from the April 15th Finance committee meeting recommendation seeking approval of the J. Richard Martin Community Center Cupola repair RFP submitted by Bickmore Diversified. On April 15, the Recreation Department presented a recommendation to the Finance Committee from Bickmore Diversified in the amount of \$49,750.00 to repair the Cupola. The Finance Committee asked if this included the installation of a lightning rod and the answer was negative. The Finance Committee then requested an updated estimate from Bickmore Diversified to include the installation of a lightning rod to be brought back at the May 20th meeting. Mathias Bickmore, of Bickmore Diversified has submitted the new estimate, bringing the total cost of the project to a minimum of \$65,000.00, not to exceed \$75,000.00.

Funding Source:

The Recreation Department requests an amount not to exceed \$75,000.00 for completion of this project.

A revised estimate from the insurance company was received 5/2/2025 in the amount of \$56,236.49. Costs paid to this project to date are \$6478.54, which leaves \$49,757.95 left in

insurance funds. This leaves a balance which will not exceed \$25,242.05. The funding for this shortfall will be charged to the building maintenance line 21123-60450 and will ever expend the line item. The overage will be absorbed with the FY25 Budget, reducing the anticipated year-end surplus.

Staff Recommendation:

The staff are neutral on this recommendation.



BICKMORE DIVERSIFIED LLC

449 Forest Ave Suite 219
Portland, ME 04101
(207)329-6533

Subject: ROM Estimate - Lightning Protection System for Cupola

May 5, 2025

J Richard Martin Community Center (189 Alfred Street, Biddeford, ME)

Bickmore Diversified has developed a Rough Order of Magnitude (ROM) estimate for the installation of a lightning protection system and associated ground grid for the cupola at the J. Richard Martin Community Center. This estimate is intended for budgeting purposes and reflects current market expectations and recently obtained subcontractor pricing.

Scope of Work:

- Provide and install UL-listed lightning air terminal system at the cupola peak.
- Run down conductors and bond to rooftop metallic components per code.
- Excavate and install a new ground mat/grid system compliant with NFPA 780.

This estimate is based on preliminary engineering, with pricing and assumptions informed by anticipated site conditions particularly the depth of bedrock.

ROM Estimate Range: \$65,000 - \$75,000

Sincerely

Mathias Bickmore

Mathias Bickmore

(207)329-6533

mathias@bickmorediversified.com

PO Box 673
Westbrook, ME 04098

Insured: CITY OF BIDDEFORD
Property: 189 Alfred St
Biddeford, ME 04005
Home: 188-217 Main Street
Biddeford, ME 04005

Claim Rep.: Donna McSwain
Home: PO Box 14512
Lexington, KY 40512

Home: (863) 255-5370
E-mail: vericclaimreports@sedgwickcms.com

Estimator: Dehvin Trussell
Business: PO BOX 348
BANGOR, ME 04401

Business: (781) 290-9802
E-mail: Dehvin.trussell@sedgwick.com

Claim Number: 4A2407G8YRM-0001

Policy Number: PEPKG0026001

Type of Loss: Lightning

Date Contacted: 7/17/2024 5:37 AM

Date of Loss: 7/13/2024 12:00 AM

Date Inspected: 7/19/2024 5:38 AM

Date Est. Completed: 9/13/2024 4:08 PM

Date Received: 7/24/2024 2:19 PM

Date Entered: 7/17/2024 3:13 PM

Price List: MEPO8X_APR25
Restoration/Service/Remodel
Estimate: CITY_OF_BIDDEFORD6

NOTICE: This estimated scope of damages and prices contained in this document are based upon the actual damages viewed by the Sedgwick adjuster at the time of the inspection of this loss. This document does not contain any repair cost for hidden damages that may later be discovered during repairs. This document does not constitute a settlement of any insurance claim and all estimates contained herein are subject to insurance company review and approval. This document is not an authorization to make any repairs to property. Authorization for repairs can only be given by the property owner. Any guarantee of payment must come from the property owner. No insurance adjuster has authority to authorize any work or guarantee any payments for repairs made to an insured risk. Neither Sedgwick nor the insurance company assumes responsibility for the sufficiency or quality of repairs made.

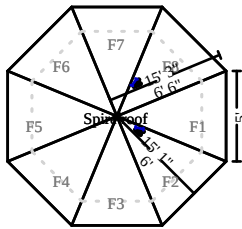
PO Box 673
Westbrook, ME 04098

CITY_OF_BIDDEFORD6

Roof

Roof

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
31. Boom or spider lift - 50'-60' reach (per day) rental for several lifts to work on high roof and cupola	20.00 DA	631.88	0.00	2,527.52	15,165.12	(0.00)	15,165.12
Total: Roof			0.00	2,527.52	15,165.12	0.00	15,165.12



Spire roof

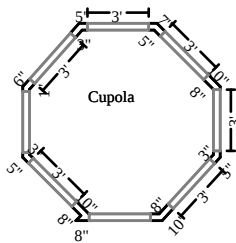
299.79 Surface Area
39.76 Total Perimeter Length
122.26 Total Hip Length
3.00 Number of Squares

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
1. Tear off, haul and dispose of comp. shingles - 3 tab	3.00 SQ	79.37	0.00	47.62	285.73	(0.00)	285.73
2. Remove Additional charge for high roof (2 stories or greater)	3.00 SQ	6.21	0.00	3.72	22.35	(0.00)	22.35
3. Additional charge for high roof (2 stories or greater)	3.00 SQ	30.88	0.00	18.52	111.16	(0.00)	111.16
4. Laminated - comp. shingle rfg. - w/ felt	3.00 SQ	382.89	25.28	234.80	1,408.75	(782.63)	626.12
5. Remove Additional charge for steep roof greater than 12/12 slope	3.00 SQ	32.04	0.00	19.22	115.34	(0.00)	115.34
6. Additional charge for steep roof greater than 12/12 slope	3.00 SQ	138.95	0.00	83.38	500.23	(0.00)	500.23
7. R&R Hip / Ridge cap - Standard profile - composition shingles	122.00 LF	11.84	19.86	292.88	1,757.22	(628.12)	1,129.10
8. Crane and operator - 115 ton capacity	24.00 HR	345.63	0.00	1,659.02	9,954.14	(0.00)	9,954.14
9. Roofer - per hour	40.00 HR	196.85	0.00	1,574.80	9,448.80	(0.00)	9,448.80
Extra roofing labor for height, difficult access, safety equipment							
10. Carpentry - General Laborer - per hour	12.00 HR	51.43	0.00	123.44	740.60	(0.00)	740.60
Extra labor for difficult access, height and safety set up							
11. Scrape more than the perimeter & prep for paint	79.53 SF	0.89	0.04	14.16	84.98	(70.82)	14.16
12. Paint exterior soffit - wood - 1 coat	79.53 SF	1.96	1.31	31.44	188.63	(157.19)	31.44
13. Finish Carpenter - per hour	32.00 HR	67.81	0.00	433.98	2,603.90	(0.00)	2,603.90
Labor for soffit, fascia and trim repairs							
14. Materials for trim, soffit and fascia repairs*	1.00 EA	600.00	0.00	120.00	720.00	(150.00)	570.00

CONTINUED - Spire roof

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
Totals: Spire roof			46.49	4,656.98	27,941.83	1,788.76	26,153.07
Total: Roof			46.49	7,184.50	43,106.95	1,788.76	41,318.19

Bell Tower



Cupola

Height: 8'

110.04 SF Walls	65.00 SF Ceiling
175.04 SF Walls & Ceiling	65.00 SF Floor
7.22 SY Flooring	5.38 LF Floor Perimeter
29.38 LF Ceil. Perimeter	

Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 6' 8"	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior
Missing Wall - Goes to Floor	3' X 5'	Opens into Exterior

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
15. R&R T & G paneling - double beaded vee (unfinished)	65.00 SF	9.22	21.13	124.08	744.51	(394.56)	349.95
16. Scrape the walls & prep for paint	110.04 SF	0.89	0.06	19.60	117.60	(98.00)	19.60
17. Seal/prime (1 coat) then paint (2 coats) the walls and ceiling	175.04 SF	1.76	3.56	62.34	373.97	(311.63)	62.34
18. Finish Carpentry - General Laborer - per hour Extra labor for difficult access, height and safety set up	16.00 HR	51.43	0.00	164.58	987.46	(0.00)	987.46
19. R&R Crown molding - 2 1/4"	29.38 LF	4.69	2.62	28.08	168.49	(78.14)	90.35
Totals: Cupola			27.37	398.68	2,392.03	882.33	1,509.70
Total: Bell Tower			27.37	398.68	2,392.03	882.33	1,509.70

PO Box 673
Westbrook, ME 04098

Systems

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
20. Repair to interior access equipment - see invoice from Minuteman Security*	1.00 EA	4,870.00	0.00	0.00	4,870.00	(0.00)	4,870.00
21. Repair to fire suppression equipment - see invoice from Maine State Security*	1.00 EA	3,485.79	0.00	0.00	3,485.79	(0.00)	3,485.79
Totals: Systems			0.00	0.00	8,355.79	0.00	8,355.79

General

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
22. Debris chute hopper - (per week) - 30" x 4' section	30.00 WK	35.00	0.00	210.00	1,260.00	(0.00)	1,260.00
23. Dumpster load - Approx. 12 yards, 1-3 tons of debris	1.00 EA	580.60	0.00	116.12	696.72	(0.00)	696.72
24. Engineering consult - see invoice from L&L Structural Engineering*	1.00 EA	425.00	0.00	0.00	425.00	(0.00)	425.00
Totals: General			0.00	326.12	2,381.72	0.00	2,381.72
Line Item Totals: CITY_OF_BIDDEFORD6			73.86	7,909.30	56,236.49	2,671.09	53,565.40

Grand Total Areas:

110.04 SF Walls	65.00 SF Ceiling	175.04 SF Walls and Ceiling
65.00 SF Floor	7.22 SY Flooring	5.38 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	29.38 LF Ceil. Perimeter
65.00 Floor Area	75.22 Total Area	110.04 Interior Wall Area
163.81 Exterior Wall Area	32.09 Exterior Perimeter of Walls	
299.79 Surface Area	3.00 Number of Squares	39.76 Total Perimeter Length
0.00 Total Ridge Length	122.26 Total Hip Length	

Summary for Building

Line Item Total	48,253.33
Material Sales Tax	73.86
Subtotal	48,327.19
Overhead	3,954.65
Profit	3,954.65
Replacement Cost Value	\$56,236.49
Less Depreciation	(2,671.09)
Actual Cash Value	\$53,565.40
Less Deductible	(10,000.00)
Net Claim	\$43,565.40
Total Recoverable Depreciation	2,671.09
Net Claim if Depreciation is Recovered	\$46,236.49

Dehvin Trussell

PO Box 673
Westbrook, ME 04098

Recap of Taxes, Overhead and Profit

	Overhead (10%)	Profit (10%)	Material Sales Tax (5.5%)	Manuf. Home Tax (5.5%)	Equipment Rental Tax (5.5%)
Line Items	3,954.65	3,954.65	73.86	0.00	0.00
Total	3,954.65	3,954.65	73.86	0.00	0.00

Recap by Room

Estimate: CITY_OF_BIDDEFORD6

Area: Roof	12,637.60	26.19%
Spire roof	23,238.36	48.16%
Area Subtotal: Roof	35,875.96	74.35%
Area: Bell Tower		
Cupola	1,965.98	4.07%
Area Subtotal: Bell Tower	1,965.98	4.07%
Systems	8,355.79	17.32%
General	2,055.60	4.26%
Subtotal of Areas	48,253.33	100.00%
Total	48,253.33	100.00%

Recap by Category with Depreciation

O&P Items	RCV	Deprec.	ACV
GENERAL DEMOLITION	2,557.43		2,557.43
HEAVY EQUIPMENT	20,932.72		20,932.72
FINISH CARPENTRY / TRIMWORK	3,707.38	226.39	3,480.99
FRAMING & ROUGH CARPENTRY	617.16		617.16
PANELING & WOOD WALL FINISHES	570.70	380.47	190.23
PAINTING	632.67	632.67	0.00
ROOFING	10,454.48	1,380.66	9,073.82
O&P Items Subtotal	39,472.54	2,620.19	36,852.35
Non-O&P Items	RCV	Deprec.	ACV
USER DEFINED ITEMS	8,780.79		8,780.79
Non-O&P Items Subtotal	8,780.79	0.00	8,780.79
O&P Items Subtotal	39,472.54	2,620.19	36,852.35
Material Sales Tax	73.86	50.90	22.96
Overhead	3,954.65		3,954.65
Profit	3,954.65		3,954.65
Total	56,236.49	2,671.09	53,565.40

Re: Repair of Cupola J Richard Martin Community Center

From Mathias Bickmore <Mathias@bickmorediversified.com>

Date Tue 5/6/2025 12:46 PM

To Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>

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When in doubt, contact the IT Department

Thank You, Lisa

Mathias Bickmore
(207)329-6533



From: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>

Sent: Tuesday, May 6, 2025 12:18 PM

To: Mathias Bickmore <Mathias@bickmorediversified.com>; Phinney, Brian
<Brian.Phinney@Biddefordmaine.org>; Dube, Erika <erika.dube@biddefordmaine.org>

Cc: Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>

Subject: Re: Repair of Cupola J Richard Martin Community Center

Mathias;

Thank you for the information. This will not be going to council until their next meeting on May 20th, which may push the timeline beyond the June 30th date.

I will be in touch regarding next steps.

Lisa

From: Mathias Bickmore <Mathias@bickmorediversified.com>

Sent: Tuesday, May 6, 2025 12:10 PM

To: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Phinney, Brian
<Brian.Phinney@Biddefordmaine.org>; Dube, Erika <erika.dube@biddefordmaine.org>

Cc: Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>

Subject: Re: Repair of Cupola J Richard Martin Community Center

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Good Morning Lisa,

This work can take place simultaneously with the cupola repair. If the project is awarded by the week of May 19th, we're confident we can complete the work prior to the June 30th deadline for the cupola.

The scope includes excavating a 24' x 24' area to a minimum depth of 2 feet 6 inches below existing grade. We'll install a ground grid and pour a 5-inch concrete slab over it. This setup protects the grid and provides a hard surface to help direct electrical current downward.

Ideally, we would like to install the grid below the frost line, assuming we don't encounter bedrock. This will ultimately be determined in the field, as we're aiming to optimize electrical resistivity and find the "sweet spot" for performance.

The exact location of this work is flexible and can be adjusted as needed to avoid any conflicts with your planned playground excavation or equipment placement. We're happy to coordinate further to ensure both projects proceed smoothly without interference.

Thank You,

Mathias Bickmore
(207)329-6533



From: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>
Sent: Tuesday, May 6, 2025 8:10 AM
To: Mathias Bickmore <Mathias@bickmorediversified.com>; Phinney, Brian <Brian.Phinney@Biddefordmaine.org>; Dube, Erika <erika.dube@biddefordmaine.org>
Cc: Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>
Subject: Re: Repair of Cupola J Richard Martin Community Center

Mathias:

Thank you for this information. Can you give me an idea of how long this project would take and what would need to be done to the ground surrounding the building? We have a playground project, including excavation of the front of the property, taking place in August which could cause some conflicts.

Lisa

From: Mathias Bickmore <Mathias@bickmorediversified.com>
Sent: Monday, May 5, 2025 9:24 PM
To: Phinney, Brian <Brian.Phinney@Biddefordmaine.org>
Cc: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>
Subject: Re: Repair of Cupola J Richard Martin Community Center

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Hi Lisa, Brian,

Attached is a Rough Order of Magnitude (ROM) estimate for the lightning protection system at the cupola. If you need a detailed cost breakdown or additional information on the grounding system how it's designed to eliminate step potential in public areas just let us know.

Thank you,

Mathias Bickmore
(207)329-6533



From: Phinney, Brian <Brian.Phinney@Biddefordmaine.org>
Sent: Friday, April 18, 2025 1:24 PM
To: Mathias Bickmore <Mathias@bickmorediversified.com>
Cc: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>
Subject: RE: Repair of Cupola J Richard Martin Community Center

Okay, great. Looking forward to seeing it.

Brian S. Phinney
Acting City Manager
City of Biddeford
P.O. Box 586
205 Main Street
Biddeford, Maine 04005
Phone: (207) 284-9313
Direct: (207) 571-0032
Fax: (207) 571-0656

Please note our Business Hours:

Monday & Tuesday: 7 AM - 5 PM, Wednesday & Thursday: 8 AM - 4 PM

From: Mathias Bickmore <Mathias@bickmorediversified.com>
Sent: Friday, April 18, 2025 1:22 PM
To: Phinney, Brian <Brian.Phinney@Biddefordmaine.org>
Cc: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Josh Kramer <josh@bickmorediversified.com>; Paige

<Paige@bickmorediversified.com>

Subject: Re: Repair of Cupola J Richard Martin Community Center

Caution: This is an external email. Please take care when clicking links or opening attachments. When in doubt, contact the IT Department

Hi Brian,

Dehvin Trussell with Sedgewick Claims was the person who reached out regarding the cost breakdown for the cupola repair.

dehvin.trussell@sedgwick.com
(781)-290-9802

As far as the reimbursement I previously referenced, I'd like to clarify we currently have no costs incurred.

To design a grounding system safe for the public to be around we would need to take soil samples at the proposed grounding location which would involve us digging test pits to get the soil samples and determine how close bedrock is to the surface. I was hesitant to initiate this work to then have the city/ finance committee decide not to proceed and then we would be out X amount.

I appreciate your guidance on how to proceed with this. We will put together a ROM Estimate and send it over to you and Lisa.

Thank you,

Mathias Bickmore
(207)329-6533



From: Phinney, Brian <Brian.Phinney@Biddefordmaine.org>

Sent: Friday, April 18, 2025 10:39 AM

To: Mathias Bickmore <Mathias@bickmorediversified.com>

Cc: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>

Subject: RE: Repair of Cupola J Richard Martin Community Center

Mathias,

Lisa forwarded your email for review and response. As for the insurance company, please send me the contact information and we'll work with them so you aren't caught in the middle should there be any communication issues.

As for the grounding system there are certainly additional safety considerations that we need to consider. You reference being reimbursed for engineering and design costs you've incurred. Would you explain the costs that you have incurred? The City didn't authorize the project yet or additional work. The City requested pricing for a

lightening rod system. RFPs specify that the city doesn't pay for the preparation of bids. The lightening rod item came up at the meeting so I assume your referenced expenses have occurred since the meeting.

If engineering and design is required for the project, and it sounds like that is the case given the complexity of the system as you have explained, the cost estimate should include the engineering and design. I'm also assuming that the lightening rod system isn't a few thousand dollars of work given the complexities that you have uncovered. Also, the timing implications will come into play. Getting the cupola repaired and weathertight may be the priority. Concurrent with this project the playground is being renovated. We wouldn't want to perform that work and then tear it up to install the rod system.

I think it might be better to initially provide a ballpark for the cost to include engineering and design so that I can get feedback from the Committee on direction. I think this approach is advisable because, depending on the relative cost and our timing considerations the Finance Committee may want to bid this separately or at a later date. I don't want you to incur costs or submit formal pricing and then be at a disadvantage if it goes out to bid by having everyone else see your numbers.

I honestly can't predict which route the Finance Committee will take - skip it, add it now, or add it later - until I have an understanding of the relative cost. My request is that you provide me or Lisa with an order of magnitude estimate of overall cost without significant detail for the reason(s) noted above. I'll then be able to give you direction. If for example the Finance Committee says proceed, you will then be able to put together a formal estimate that includes costs for engineering, design, and installation and once approved can begin incurring expenses. Likewise, if the Finance Committee says it will need to be bid separately or at a later date you haven't disclosed your formal numbers or incurred any costs and would be on equal footing with other bidders.

If you have any questions please feel free to ask.

Brian S. Phinney

Acting City Manager
City of Biddeford
P.O. Box 586
205 Main Street
Biddeford, Maine 04005
Phone: (207) 284-9313
Direct: (207) 571-0032
Fax: (207) 571-0656

Please note our Business Hours:

Monday & Tuesday: 7 AM - 5 PM, Wednesday & Thursday: 8 AM - 4 PM

From: Mathias Bickmore <Mathias@bickmorediversified.com>

Sent: Thursday, April 17, 2025 4:50 PM

To: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>

Cc: Josh Kramer <josh@bickmorediversified.com>; Paige <Paige@bickmorediversified.com>

Subject: Re: Repair of Cupola J Richard Martin Community Center

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Hi Lisa,

No problem at all we'll get you references and an itemized cost breakdown.

The insurance company reached out to me asking for cost information so they could update the adjusters estimate, do you want us to provide this to them?

Regarding the lightning rod pricing, I've spent considerable time consulting with an electrical engineer to understand the intricacies of storm systems and lightning protection. Based on our findings, there is a significant safety concern when using standard ground rods in or around playgrounds and public use environments. This elevates the scope of the installation and turns it into a more complex undertaking.

Grounding systems are an essential part of any lightning protection setup. In the event of a lightning strike, electrical energy is channeled through the rod and dispersed into the ground. However, to meet code requirements (such as those outlined in NFPA 780 or IEC 62305), we would need to install multiple ground rods, approximately 16 in total depending upon soil type. They would need to be spaced a minimum of 6 feet apart. This would create a grounding field roughly 24' x 24' in size, with energy from a strike potentially traveling an additional 25' beyond that area due to a phenomenon known as *step potential*. This presents a significant safety risk in public areas. Even indirect exposure to the electrical energy can result in serious injury or fatality. Nearby metal playground equipment could become energized if not properly bonded, and underground utilities (e.g., manholes or piping) may also be affected.

To ensure a safe and effective system, we would need to design a deep, pit-style grounding enclosure filled with electrical ground enhancing materials. Properly engineering this system would require geotechnical data, which involves bringing in our excavator to dig test holes, collect soil samples at various depths, and assess soil resistivity and the depth of bedrock.

This is all within our wheelhouse, and we're fully prepared to proceed with this work and an updated quote.

If the city chooses not to proceed with the lightning protection system, we'd like to explore options for recouping the engineering and design costs we'll have already incurred.

Alternatively, we can design the cupola repair to include future ready components such as mounting provisions and a weatherproof cap perhaps 3d printed that can be removed where the lightning rod would go through the cupola roof should the city decide to install a lightning protection system later on.

Let us know how you'd like to proceed, and we're happy to support whichever path you choose.

Thank You,

Mathias Bickmore
(207)329-6533



From: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>
Sent: Wednesday, April 16, 2025 3:42 PM
To: Mathias Bickmore <Mathias@bickmorediversified.com>
Subject: Re: Repair of Cupola J Richard Martin Community Center

Hi Mathias:

Please use the same format as the RFP requested. It would be helpful to also have in your proposal:

minimum of 3 references

An itemized list of costs in addition to the cost of the lightning rod installation

Brian will return from vacation late next week. I can set up a time for you to meet the following week or anytime after to take another look at the cupola.
Let me know what works for you.

Lisa

From: Mathias Bickmore <Mathias@bickmorediversified.com>
Sent: Wednesday, April 16, 2025 1:38 PM
To: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Paige <Paige@bickmorediversified.com>
Subject: Re: Repair of Cupola J Richard Martin Community Center

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Good Morning Lisa,

It was a pleasure to meet you last night. In what format should we submit our additional pricing for the lightning rod?

Thank You,

Mathias Bickmore
(207)329-6533



From: Mathias Bickmore <Mathias@bickmorediversified.com>
Sent: Tuesday, April 15, 2025 10:55 AM
To: Thompson, Lisa <Lisa.Thompson@biddefordmaine.org>; Paige <Paige@bickmorediversified.com>
Subject: Re: Repair of Cupola J Richard Martin Community Center

Good Morning Lisa,



Finance Committee

Meeting Date: May 20, 2025
Meeting Time: 5:00 PM
Agenda Item No: 5.a
Item Description: Audit Support Update - Berry Dunn Services
Submitted By: Brian S. Phinney, Acting City Manager

Supporting Information/Documentation:

None

Key Terms:

Executive Summary:

This update reflects activity completed through May 6, 2025 for FY24 audit support services provided by Berry Dunn.

Detailed Review:

As part of the approval under Order 2025.25 authorizing Berry Dunn to assist staff with reconciling FY24 accounts in preparation for completing the FY24 Audit, it is an expectation that staff provide monthly updates on hours expended, amount billed and activity within the reporting period. This update covers activity through May 6, 2025. The table provided below summarizes hours, invoice amounts, remaining balance, and activity.

BerryDunn Summary

Updated with Time Through

5/6/2025

FY2023			FY2024	
Invoice Date	Hours	Invoice	Hours	Invoice
7/31/2024	86.90	\$ 24,849.00		
8/30/2024	167.30	\$ 43,412.00		
10/9/2024	292.90	\$ 73,911.00		
11/11/2024	232.50	\$ 59,929.00		
12/12/2024	87.10	\$ 23,281.00		
12/30/2024	137.20	\$ 35,314.00		
2/10/2025	258.40	\$ 67,974.00		
3/5/2025	231.70	\$ 54,517.00		
4/16/2025	163.10	\$ 41,703.00	2.8	\$ 924.00
5/7/2025	70.70	\$ 19,126.00	40.2	\$ 9,978.00
Unbilled			5.7	\$ 1,531.00
Total	1,727.80	\$ 444,016.00	48.70	\$ 12,433.00
Total Budget	\$ 443,187.00			\$ 232,650.00
Remaining	\$ (829.00)			\$ 220,217.00

FY24 Audit preparation activity completed to date by Berry Dunn and staff includes:

Coordination meeting and kick-off

Reconciliation of Peoples Choice account (investment account)

Reconciliation of Maine Community Bank (General Assistance payee program, Cartmill Trust)

Reconciliation of Camden Bank Account (investment account)

Reconciliation of FY24 credit card accounts

Partial reconciliation of FY24 cash account - approximately 50% complete

Funding Source:

N/A - Update

Staff Recommendation:

N/A - Update