

## SPECIAL MEETING OF COUNCIL

September 6, 2005

The meeting was called to order by the Chairman at 7:00 p.m. in the Conference Room in the Administrative Centre, in Barrington, N.S. with the following members present:

- Warden Sterling Belliveau
- Deputy Warden Fred Bower
- Councillor Louise Halliday
- Councillor Donna LeBlanc-Messenger
- Councillor Eddie Nickerson
- Councillor Larry Stewart
- Councillor Sean Strang
  
- Brian Holland, Municipal Clerk
- Mark MacIsaac of MacIsaac Environmental Consulting Limited

### ADDITIONS TO THE AGENDA

The following item was added to the agenda:

- Correspondence from Community Business Development

### APPROVAL OF AGENDA

**Moved** by S. Strang and seconded by L. Stewart that the Agenda be approved as amended.

Motion carried unanimously.

### AWARDING OF CED CENTRE/LIBRARY TENDERS

The main purpose of this Special Meeting of Council was to receive the recommendations of the Project Engineer and to award tenders for the construction of the Barrington CED Centre/Library.

#### Mechanical Tender

The Engineer reported that only one tender had been received for the mechanical portion of the project. The tender received was from Germain Mechanical and Electrical Limited. The total price of the tender was \$53,300.00 plus HST. The Engineer reported that Germain's had received the first addendum subsequently faxed to him and had provided the bid security deposit as required. Germain's had indicated that the construction would be done within 12 weeks from written notification of award.

The Engineer recommended that the tender from Germain Mechanical and Electrical Limited be accepted for the mechanical work.

Resolution C050901

**Moved** by S. Strang and seconded by L. Stewart that the Municipality accept the tender provided by Germain Mechanical and Electrical Limited as recommended by the Engineer and that the Municipality negotiate any possible savings in the tender with Germain Mechanical and Electrical Limited, if possible, during the construction period.

Motion carried unanimously.

Electrical Tender

Information was received from two suppliers giving prices on the electrical tender.

The Engineer informed members that information provided by Graves Electrical Limited was not on the proper bid form and that they had indicated that they received only the first addendum.

Germain Mechanical and Electrical Limited had provided the security and the information was provided on the required bid form and indicated that they could complete the work in 12 weeks and received the two addendums.

The Engineer noted on his tender opening form that Graves indicated that there would be no change in price for the missing addendum. Graves had missed the trenching and had not provided a bid security, but will provide one. Germain's had covered the trenching at a cost of approximately \$7,800.00. By equalizing the tenders, the Engineer estimated the cost of the Graves tender to be \$95,300.00 with no bid security provided and the cost from Germain's to be \$95,000.00.

As a result the Engineer recommended that Germain Mechanical and Electrical Limited be awarded the tender for the electrical.

Resolution C050902

**Moved** by S. Strang and seconded by F. Bower that Germain Mechanical and Electrical Limited be awarded the tender for the electrical work on the CED Centre/Library.

Motion carried unanimously.

Building Structure Tender

Tenders were received from the following companies for the building structure section of the project:

- Gaudet Building Contractors Limited
- Graham Construction Limited
- Delmar Construction Limited
- Mike Hennigar General Construction Limited

Much discussion then followed regarding the tenders received and assessment of them. The Engineer informed members and indicated on his tender opening form, that either cheques had been received as security or that bid bonds had been received as security as required. The Engineer recommended that the lowest tender received from Delmar Construction Limited be accepted.

Resolution C050903

**Moved** by F. Bower and seconded by S. Strang that the Municipality accept the lowest tender which was received from Delmar Construction Limited with a 14 week completion date.

**AFFIRMATIVE**

Sterling Belliveau  
Fred Bower  
Sean Strang  
Louise Halliday

**NEGATIVE**

Donna LeBlanc-Messenger  
Larry Stewart  
Eddie Nickerson

Motion carried.

Site Work Tender

Tenders were received for the site work on the project from the following:

- Harlow Construction Limited
- Eugene Newell & Sons Limited

It was noted that both tenderers had made qualifying remarks regarding the completion of the project. Both proponents indicated that completion of some parts of the project would be dependent on the weather. It would be necessary to experience dry weather in order to complete certain portions of the project.

Members noted these time constraints accordingly.

Resolution C050904

**Moved** by S. Strang and seconded by E. Nickerson that the Municipality accept the time constraints that may be required for the installation of the pond liner as indicated in the Harlow Construction tender.

Motion carried unanimously.

Resolution C050905

**Moved** by E. Nickerson and seconded by S. Strang that since Eugene Newell and Sons Construction Limited had not indicated in their tender submission that the two addendums had been received and since they indicated that a 40 week completion date was required due to weather related constraints and also because Harlow Construction had indicated that the work may not be completed by March 31, 2006, due to weather constraints that the requirement to complete the site work by March 31, 2006 be waived for purposes of considering both tenders received for the site work.

Motion carried unanimously.

It was indicated to members that Eugene Newell and Sons Construction had indicated to the Engineer in telephone conversation that he had received the two addendums.

The Engineer indicated to members that after equalizing the cost of the tenders received, tender costs are as follows:

- Eugene Newell and Sons Construction Limited - \$196,848.00
- Harlow Construction Limited - \$195,690.00

The Engineer recommended that the low tender, received from Harlow Construction Limited, be accepted.

Resolution C050906

**Moved** by L. Stewart and seconded by D. Messenger that the Municipality award the tender for site work on the CED Centre/Library Project to Eugene Newell and Sons Construction Limited at a total cost of \$196,848.00 as it is in the best interest of the Municipality.

AFFIRMATIVE

Fred Bower  
Eddie Nickerson  
Louise Halliday  
Donna LeBlanc Messenger  
Sean Strang  
Larry Stewart

NEGATIVE

Sterling Belliveau

Motion carried.

Much discussion followed regarding the tendering process and the evaluation of the tenders.

Updated cost of project

A summary of the updated costs of the project was provided to members for their information so that they would be aware that the costs of this project that are not included in the tender packages are significant.

It is estimated that additional costs that are not included in the tender packages are:

- fencing around the pond - \$40,500.00
- pavement - \$48,795.00
- drill wells - \$24,794.00
- dry hydrant - unknown
- rock removal - \$20,000.00
- openable windows - \$500.00
- electrical pole relocation - \$1,960.00

Total estimated additional cost is \$136,549.00 plus HST.

In order to proceed, it is necessary for Council to consider where additional funding may be obtained and how these additional costs will be financed by the Municipality.

Resolution C050907

**Moved** by E. Nickerson seconded by S. Strang that the Municipality seek additional funds to complete the CED Centre/Library Project from the Atlantic Canada Opportunities Agency and through the South West Shore Development Authority, from whatever sources may be possible.

Motion carried unanimously.

It was also agreed by members that the Engineer should provide recommended cost savings that may be obtained by adjusting certain parts of the construction and site work and that these would be presented to Council at a subsequent meeting for their review and consideration.

DESIGN CHANGES

The South West Shore Development Authority had requested some layout changes on the inside of their offices. These changes can be done without incurring additional cost and during the construction period. The pond elevation will remain the same as in the tender document and not need to be changed.

CORRESPONDENCE FROM TENANT

Correspondence has been received from the Community Business Development Corporation indicating that because the Municipality is unable to provide them with a firm date when they may be able to move into their new office, it is necessary for them to enter into a new lease agreement at their present location. The new lease agreement will begin November 1, 2005 and not expire until October 31, 2006. As a result the CBDC wishes to confirm that the Municipality will provide some flexibility in the financial commitment from the CBDC in the event that they are unable to terminate their lease early.

The tenant, Belliveau Vienotte, is also in the same lease agreement with the CBDC and would also require the same consideration.

Resolution C050908

**Moved** by L. Stewart and seconded by S. Strang that the Municipality hold the office space available for these tenants as requested in their correspondence until November 1, 2006.

AFFIRMATIVE

Sterling Belliveau  
Louise Halliday  
Donna LeBlanc-Messenger  
Larry Stewart  
Sean Strant  
Eddie Nickerson

NEGATIVE

Fred Bower

Motion carried.

ADJOURNMENT

The meeting was adjourned by mutual consent of members at 9:40 p.m.

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Warden

Clerk

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Secretary for the Meeting

**On website September 12, 2005.**

