

TOWN OF MARCELLUS
TOWN BOARD MEETING MINUTES
January 6, 2021

A Regular Meeting of the Town Board of the Town of Marcellus, County of Onondaga, State of New York was held on Wednesday, January 6, 2021, in the Town Hall, 24 East Main Street, Marcellus, New York. Those present were:

Karen R. Pollard, Supervisor
John Cusick, Councilor
Terry Hoey, Councilor
Laurie Stevens, Councilor

Absent – Tammy Sayre, Councilor

Also present: Jim Gascon, Town Attorney; Phil Coccia, Recreation Director; John Houser, Codes Officer; Mike Ossit, Deputy Highway Superintendent; Susan Dennis, Deputy Town Clerk and Sandy Taylor, Town Clerk.

Supervisor Pollard opened the meeting at 7:00 pm with the Pledge of Allegiance to the Flag.

Minutes: Councilor Stevens made a motion seconded by Councilor Cusick to accept the Town Clerk’s minutes from the December 2, 2020 Town Board Meeting, the December 16th minutes from the Workshop Meeting and the Deputy Town Clerk’s minutes from the December 30, 2020 Year – End Meeting.

Ayes – Pollard, Stevens, Hoey, Cusick

Carried

Monthly Activity: The Abstract of Audited Vouchers was given to Board Members as submitted by the Town Clerk. Abstract 12 as of January 5, 2021. These are 2020 bills. Claim #'s 151508-151511 and 151529.

	<u>Expenses</u>
General Fund	\$6,325.00
Town Wide Highway	6,675.00
Part Town Highway	<u>3,367.50</u>
Total	\$16,367.50

The Abstract of Audited Vouchers was given to Board Members as submitted by the Town Clerk. Abstract #1 as of January 5, 2021. These are the 2021 bills. Claim #'s 151512-151528.

	<u>Expenses</u>
General Fund	\$25,417.66
Part Town General	4,943.13
Town Wide Highway	6,083.38
Part Town Highway	2,747.25
Fire District	96,890.75
Ambulance Fund	1,975.00
Sewer District	195,430.00
Water District	39,880.00
Trust And Agency	<u>856.22</u>
Total	\$374,223.39

Board Members were given the Activities Report as of January 5, 2021 for the Fiscal Year 2020 Period 12.

	<u>Revenue</u>	<u>Expenses</u>
General Fund	(1,415, 517.39)	1,080,495.08
Part Town General	(208,755.84)	220,599.29
Town Wide Highway	(552,659.37)	442,861.23
Part Town Highway	(399,093.67)	380,436.00
Fire District	(404,929.05)	404,929.00
Hydrant Fund	(2,562.22)	3,276.57
Ambulance Fund	(316,716.20)	316,690.00
Sewer District	(160,828.96)	160,821.00
Water District	(172,157.78)	175,589.00

Bank Balances for November 2020:

The Total Bank balance for November 2020 is \$2,701,360.43

Councilor Hoey made a motion seconded by Councilor Stevens to pay the bills (with the exemption of Voucher 151513 to Elaine Potter, Tax Collector, as there was a question regarding a portion of the Tax Bill with Time Warner Cable), Accept the Activities Report and the Bank Balances for November 2020.

Ayes – Pollard, Stevens, Hoey and Cusick

Carried

Planning/Zoning Chairman – Salary: Councilor Cusick made a motion seconded by Councilor Hoey to approve a salary of \$4,642 for the Chairman of the Planning Board and Zoning Board. This person is acting as Chairman of both boards.

Ayes – Pollard, Stevens, Hoey and Cusick Carried

ASCAP Contract: Councilor Hoey made a motion seconded by Councilor Stevens to authorize Supervisor Pollard to sign the ASCAP Contract in the amount of \$367. This is a license that allows the town to have the concerts in the park, do youth theater and a number of other musical activities.

Ayes – Pollard, Stevens, Hoey and Cusick Carried

Marcellus Veterinary Hospital: Councilor Stevens made a motion seconded by Councilor Cusick to authorize Supervisor Pollard to sign the agreement between the Town of Marcellus and the Marcellus Veterinary Hospital. This agreement enables the Dog Control Officer to drop off stray dogs if the owner cannot be contacted.

Ayes – Pollard, Stevens, Hoey and Cusick Carried

The Boarding Fees are as follows:

Boarding – per day - under 50 lbs. \$22.00

Boarding – per day – 51 – 80 lbs. \$26.00

Boarding – per day – 81 lbs. and over \$30.00

TDK Engineering Associates, PC. (added item): Councilor Cusick made a motion seconded by Councilor Stevens to authorize the Supervisor to sign the contract with TDK Engineering Associates. The amount will vary depending on how much time is spent and what the project is.

Ayes – Pollard, Stevens, Hoey and Cusick Carried

Official Undertaking (added item): Councilor Stevens made a motion seconded by Councilor Hoey to accept the Official Undertaking (with the addition of Deputy Tax Collector) added on to it.

Ayes – Pollard, Stevens, Hoey and Cusick Carried

OFFICAL UNDERTAKING OF MUNICIPAL OFFICIALS

WHEREAS, various sections of New York State Town Law and Public Officers Law require that certain officials execute an Official Undertaking; and

WHEREAS, the Town Board of the Town of Marcellus hereby requires the Supervisor, Town Clerk, Tax Collector, Town Justices, Highway Superintendent and Deputy Town Supervisor, Court Clerk, Bookkeeper, Deputy Town/Clerk/Deputy Tax Collector, Recreation Attendant and the Secretary to Codes, Planning and Zoning Boards execute said Official Undertaking as required by said law;

NOW, THEREFORE BE IT RESOLVED the Town Board of the Town of Marcellus approves the document entitled “Town of Marcellus Official Undertaking of Municipal Officers” as to its form and manner of execution and the sufficiency of the insurance, and

BE IT FURTHER RESOLVED that said Official Undertaking containing the notarized signatures of those named municipal officials be filed in the Office of the Town Clerk, as well as the original copies of the insurance policies indicating the sufficiency of the sureties to indemnify the Town against losses which may arise from failure of such officials to properly discharge their duties.

TOWN OF MARCELLUS
OFFICIAL UNDERTAKING OF MUNICIPAL OFFICERS

WHEREAS, Karen R. Pollard, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Supervisor of the Town of Marcellus, and

WHEREAS, Sandra H. Taylor, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Town Clerk of the Town of Marcellus, and

WHEREAS, Elaine M. Potter, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Town Tax Collector of the Town of Marcellus, and

WHEREAS, Mary Reagan Dailey, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Town Justice of the Town of Marcellus, and

WHEREAS, Matthew S. Moses, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Town Justice of the Town of Marcellus, and

WHEREAS, Donald MacLachlan, of the Town of Marcellus, County of Onondaga, New York has been elected to the Office of Superintendent of Highways of the Town of Marcellus, and

WHEREAS, Helen Stevens, of the Town of Marcellus, County of Onondaga, New York has been appointed to the position of Deputy Town Supervisor, and

WHEREAS, Judith Schneider, of the Town of Marcellus, County of Onondaga, New York has been appointed to the position of Court Clerk, and

WHEREAS, Lori Petrocci, of the Town of Marcellus, County of Onondaga, New York, has been appointed to the position of Bookkeeper, and

WHEREAS, Sandra Elsey, of the Town of Marcellus, County of Onondaga, New York has been appointed to the position of Recreation Attendant, and

WHEREAS, Susan Dennis, of the Town of Marcellus, County of Onondaga, New York, has been appointed to the position of Deputy Town Clerk /Deputy Tax Collector, and

WHEREAS, Karen Cotter, of the Town of Marcellus, County of Onondaga, New York, has been appointed to the position of Secretary to the Codes Office and Secretary to the Planning/Zoning Board, and

NOW, THEREFORE, we as respective officers above, do hereby undertake with the Town of Marcellus that we will faithfully perform and discharge the duties of our office, and will promptly account for and pay over all moneys or property received as a Town Officer, in accordance with the law; and

This undertaking of the Town Supervisor is further conditioned that she will well and truly keep, pay over and account for all moneys and property, including any special district funds, belonging to the Town and coming into her hands as such Supervisor; and

This undertaking of the Town Clerk is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Town Clerk; and

This undertaking of the Tax Collector is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Tax Collector; and

This undertaking of the Town Justices is further conditioned that they will well and truly keep, pay over and account for all moneys and property coming into their hands as such Town Justices; and

This undertaking of the Superintendent of Highways is further conditioned that he will well and truly keep, pay over and account for all moneys and property coming into his hands as such Superintendent of Highways; and

This undertaking of the Deputy Town Supervisor is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Deputy Town Supervisor; and

This undertaking of the Court Clerk is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Court clerk; and

This undertaking of the Bookkeeper is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Bookkeeper; and

This undertaking of the Deputy Town Clerk/Deputy Tax Collector is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Deputy Town/Tax Clerk; and

This undertaking of the Planning/Zoning Secretary and Codes Secretary is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Planning/Zoning Secretary and Codes Secretary; and

This undertaking of the Recreation Attendant is further conditioned that she will well and truly keep, pay over and account for all moneys and property coming into her hands as such Recreation Attendant; and

The Town does and shall maintain insurance coverage, presently with Selective Insurance, in the sum of \$450,000.00 for the Tax Collector, \$50,000.00 for Supervisor , \$25,000.00 each for the Town Justices, \$25,000.00 for Highway Superintendent, \$25,000.00 for Town Clerk and \$25,000 for the Deputy Town Supervisor, \$25,000.00 each for the Court Clerk and the Bookkeeper and \$25,000 for the Deputy Town Clerk/Tax Collector, \$25,000 for the Planning/Zoning and Codes Secretary and \$25,000 for the Recreation Attendant to indemnify the Town against losses through the failure of the officers, clerks and employees covered thereunder faithfully to perform their duties or to account properly for all monies or property received by virtue of their positions or employment, and through fraudulent or dishonest acts committed by the officer, clerks and employees covered thereunder.

A copy of the certificate of said insurance evidencing the said insurance coverage is annexed hereto as exhibit "A".

Dated: January 6, 2021
Town of Marcellus

Budget Transfer (added item): Councilor Stevens made a motion seconded by Councilor Cusick to approve the following budget transfer requested by Lori Petrocci, Bookkeeper. She is requesting a transfer up to \$1,000.00 from the Unemployment Reserve (815) to the General Fund expense line (A.9050.8000 to cover any unemployment claims due to COVID – 19.

Ayes – Pollard, Stevens, Hoey and Cusick

Carried

Supervisor Pollard asked John Houser, Codes Officer, if there has been any word on the fence by the site where the Paper Mill once stood. He has not heard anything.

Supervisor Pollard just updated the Board and residents on upcoming projects for the Town. Our main project is the New Town Hall, we are working on the Comprehensive Plan and Larry Fitts is doing the revaluation for the Town.

Supervisor Karen is requesting that the Department Liaisons give a monthly report on the Departments that they are overseeing.

At this point the meeting turned to the Discussion of the Town Hall. The Bid as provided by QPK were reviewed/discussed. The Attorney and the Board want to be as transparent as possible with everything regarding this. Information will be put on the Web site and also, into the minutes.

It has been decided that Jim Gascon, Town Attorney, will work with Mike O'Shea from QPK Designs regarding the Contractor's Bids. They will then present to the Board what they have come up with.

Town Hall Bid Tab										Bids Received by OPX on September 1, 2020	
Contract	Company Name	Bid	Addendum #			Bond	Project Total with no alternates	Project Total with alt opt 1	Project Total with alt opt 2	Project Total with alt opt 2 and 3	Notes
			1	2	3						
1 General	CBD Companies	\$ 2,530,799	✓	✓	✓	✓	\$ 3,125,168	\$ 3,169,014	\$ 2,822,873	\$ 2,789,786	
2 General	GM Crisall Associates	\$ 2,569,950	✓	✓	✓	✓	\$ 3,162,319	\$ 3,163,319	\$ 2,865,319	\$ 2,823,319	
3 General	Upstate Companies LLC	\$ 2,575,000	✓	✓	✓	✓	\$ 3,167,369	\$ 3,181,669	\$ 2,932,069	\$ 2,955,069	
4 General	SJ Thomas Co. Inc	\$ 2,697,000	✓	✓	✓	✓	\$ 3,289,369	\$ 3,185,369	\$ 2,966,369	\$ 2,926,369	
5 General	C&S Technical Resources	\$ 2,757,000	✓	✓	✓	✓	\$ 3,349,369	\$ 3,345,769	\$ 3,060,069	\$ 3,028,569	
6 General	Fahs Construction Group	\$ 2,799,000	✓	✓	✓	✓	\$ 3,391,369	\$ 3,351,369	\$ 3,046,869	\$ 3,023,169	
7 General	MCK Building Associates	\$ 2,810,000	✓	✓	✓	✓	\$ 3,402,369	\$ 3,364,369	\$ 3,119,369	\$ 3,143,369	
8 General	Diamond & Thiel Construction	\$ 2,870,000	✓	✓	✓	✓	\$ 3,462,369	\$ 3,319,069	\$ 3,157,269	\$ 3,125,769	
9 General	Bouley Associates	\$ 2,877,000	✓	✓	✓	✓	\$ 3,469,369	\$ 3,457,369	\$ 3,178,369	\$ 3,132,369	
10 General	Murrane Building Contractor	\$ 2,950,000	✓	✓	✓	✓	\$ 3,522,369	\$ 3,458,869	\$ 3,238,369	\$ 3,198,369	
11 General	Bette & Cring Construction	\$ 3,010,000	✓	✓	✓	✓	\$ 3,602,369	\$ 3,484,369	\$ 3,183,369	\$ 3,173,369	

Low	\$ 2,530,799
Mean	\$ 2,765,977
Range	\$ 479,201

Reference	Mechanical	Electrical	Plumbing	Heating	Alternates
12	\$ 121,535				
18	\$ 195,834				
25	\$ 275,000				
					\$ 592,369

Note: Mechanical, plumbing, and Electrical alternates are not factored into the project totals above

Town of Marcellus - Town Hall

Bid Opening Results
September 1, 2020

Town Hall Bid Tab		Alternates													Possible Alternate options		
Contract	Company Name	G-1	G-2	G-3	G-4	G-5	G-6	G-7	G-8	G-9	G-10	G-11	G-12	G-13	Total	Total	
1	General CBD Companies	\$ 29,492	\$ 10,053	\$ 91,665	\$ 31,411	\$ 3,177	\$ 17,900	\$ 22,063	\$ 2,900	\$ -	\$ 4,410	\$ 41,000	\$ 181,095	\$ 123,610	\$ 45,846	\$ 33,087	\$ 300,195
2	General GM Crisalli Associates	\$ 60,000	\$ 35,000	\$ 23,000	\$ 21,000	\$ 10,000	\$ 51,000	\$ 28,000	\$ 20,000	\$ 1,000	\$ 6,000	\$ 40,000	\$ 180,000	\$ 125,000	\$ 1,000	\$ 34,000	\$ 299,000
3	General Upstate Companies LLC	\$ 60,000	\$ 19,000	\$ 10,000	\$ 18,000	\$ 4,000	\$ 18,000	\$ 2,700	\$ -	\$ -	\$ 6,700	\$ 35,000	\$ 170,000	\$ 72,000	\$ 14,300	\$ 23,000	\$ 235,300
4	General S.J.Thomas Co, Inc	\$ (45,000)	\$ 12,000	\$ 4,000	\$ 25,000	\$ -	\$ (27,000)	\$ 25,000	\$ 12,000	\$ 19,000	\$ 8,000	\$ 45,000	\$ 217,000	\$ 114,000	\$ (104,000)	\$ (40,000)	\$ 323,000
5	General C&S Technical Resources	\$ 32,000	\$ 32,000	\$ 37,000	\$ 3,600	\$ (3,500)	\$ (40,000)	\$ 20,000	\$ (29,000)	\$ -	\$ 5,700	\$ 40,000	\$ 175,000	\$ 120,000	\$ (3,600)	\$ 31,500	\$ 289,300
6	General Fahs Construction Group	\$ 43,000	\$ 27,300	\$ -	\$ (35,000)	\$ (1,000)	\$ (30,000)	\$ 20,000	\$ (30,000)	\$ 10,000	\$ 5,500	\$ 48,000	\$ 230,000	\$ 120,000	\$ (60,000)	\$ (23,700)	\$ 344,500
7	General MCK Building Associates	\$ 31,000	\$ 20,000	\$ 10,000	\$ 33,000	\$ (2,000)	\$ 26,000	\$ 20,000	\$ (6,000)	\$ -	\$ 7,000	\$ 40,000	\$ 180,000	\$ 110,000	\$ (38,000)	\$ 24,000	\$ 283,000
8	General Diamond & Thiel Construction	\$ 33,000	\$ 30,500	\$ 16,200	\$ 16,500	\$ (16,500)	\$ (31,000)	\$ 7,000	\$ (24,000)	\$ (6,000)	\$ -	\$ 5,000	\$ 170,000	\$ 230,500	\$ 143,300	\$ 31,500	\$ 305,100
9	General Bouley Associates	\$ 50,000	\$ 20,000	\$ 25,000	\$ 39,000	\$ (30,000)	\$ (30,000)	\$ 18,000	\$ (2,000)	\$ (6,000)	\$ 6,000	\$ 40,000	\$ 176,000	\$ 121,000	\$ (12,000)	\$ (46,000)	\$ 291,000
10	General Murnane Building Contractor	\$ 29,300	\$ 27,000	\$ 2,300	\$ 44,000	\$ (3,000)	\$ (37,000)	\$ 27,000	\$ (14,000)	\$ -	\$ 10,000	\$ 37,000	\$ 174,000	\$ 120,000	\$ (63,400)	\$ (40,000)	\$ 284,000
11	General Bette & Cring construction	\$ 65,000	\$ 36,000	\$ -	\$ (30,000)	\$ (3,000)	\$ (17,000)	\$ 26,000	\$ (11,000)	\$ -	\$ 12,000	\$ 162,000	\$ 318,000	\$ 113,000	\$ (138,000)	\$ (10,000)	\$ 419,000
Low		\$ 29,492	\$ 10,053	\$ -	\$ (44,000)	\$ (30,000)	\$ (40,000)	\$ (28,000)	\$ (30,000)	\$ (6,000)	\$ 4,410	\$ (48,000)	\$ (230,500)	\$ (123,610)			
Mean		\$ 43,279	\$ 24,441	\$ 21,917	\$ (29,291)	\$ (6,868)	\$ (11,837)	\$ (22,251)	\$ (12,327)	\$ 2,000	\$ 6,937	\$ (36,600)	\$ (191,360)	\$ (110,746)			
Range																	

Alternate Descriptions	Not Calculated
G-1 Additional parking lot area	
G-2 Enhance pedestrian plaza area with concrete pavers and site furniture	
G-3 Provide granite parking lot curbing in lieu of concrete curbing	
G-4 Provide painted drywall in lieu of wood paneling and trim (wood remains in the court room)	
G-5 Provide 2x2 acoustic ceiling tile in lieu of gypsum wallboard ceilings	
G-6 Provide flush wood doors in lieu of stile and rail, eliminate interior aluminum frames and sidelites	
G-7 Eliminate skylight	
G-8 Eliminate cast stone veneer at base of siding	
G-9 Alternate siding material	
G-10 Provide roller window shades	
G-11 Site excavation by Town of Marcellus Highway Department	
G-12 Site storm water control by Town of Marcellus Highway Department	
G-13 Paving by Town of Marcellus Highway Department	

Key	
	Alternate not recommended
	Recommended alternate be Considered
	Recommend alternate be included

Revision 3
Revised 9/18/2020 1:47 PM

Town of Marcellus - Town Hall

Bid Opening Results
September 1, 2020

Contract	Company Name	Bid	Addendum #			Bond	Project Total with no estimates	Mechanical Bid with at M-1	Project Total with at M-1	Bids Received by OPR on September 1, 2020	NOTES
			1	2	3						
12 Mechanical	Erie Mechanical	\$ 121,535	✓	✓	✓	✓	\$ 3,123,168	\$ 138,685	\$ 3,140,318		
13 Mechanical	Danforth	\$ 137,500	✓	✓	✓	✓	\$ 3,139,133	\$ 155,600	\$ 3,157,233		
14 Mechanical	Crosby Brownlie	\$ 141,800	✓	✓	✓	✓	\$ 3,143,433	\$ 158,700	\$ 3,160,333		
15 Mechanical	Piccirilli Mechanical	\$ 156,000	✓	✓	✓	✓	\$ 3,157,633	\$ 171,000	\$ 3,172,633		
16 Mechanical	Louis N Picciano & Son	\$ 169,300	✓	✓	✓	✓	\$ 3,170,933	\$ 194,750	\$ 3,196,383		
17 Mechanical	Atside Technology	\$ 174,000	✓	✓	✓	✓	\$ 3,175,633	\$ 203,000	\$ 3,204,633		

Low	\$ 121,535
Mean	\$ 150,023
Range	\$ 52,465

Reference			
1	General	CBD Companies	\$ 2,530,799
18	Plumbing	Potter Heating	\$ 195,834
25	Electrical	Concord Electric	\$ 275,000
			\$ 3,001,633

Town Hall Bid Tab			Alternates
Contract	Company Name		
			M-1
12	Mechanical Erie Mechanical	\$ 17,150	
13	Mechanical Danforth	\$ 18,100	
14	Mechanical Crosby Brownlie	\$ 16,900	
15	Mechanical Piccirilli Mechanical	\$ 15,000	
16	Mechanical Louis N Picciano & Son	\$ 25,450	
17	Mechanical Airside Technology	\$ 29,000	
	Low	\$ 15,000	
	Mean	\$ 20,267	
	Range	N/C	

Alternate Descriptions
M-1: Provide separate mechanical system for basement

Town of Marcellus - Town Hall

Bid Opening Results
September 1, 2020

Town Hall Bid Tab										Bids Received by QPK on September 1, 2020	
Contract	Company Name	Bid	Addendum #			Bond	Project Tot with no estimates	Mechanical Bid with est P-1	Project Tot with est P-1	Notes	
			1	2	3						
18 Plumbing	Potter Heating and AC	\$ 195,834	✓	✓	✓	✓	\$ 3,123,168	\$ 197,639	\$ 3,124,873		
19 Plumbing	Erie Mechanical	\$ 245,950	✓	✓	✓	✓	\$ 3,173,284	\$ 268,950	\$ 3,196,284		
20 Plumbing	Piccirilli Mechanical	\$ 256,000	✓	✓	✓	✓	\$ 3,183,334	\$ 264,000	\$ 3,191,334		
21 Plumbing	Brosch Mechanical	\$ 269,000	✓	✓	✓	✓	\$ 3,196,334	\$ 287,000	\$ 3,214,334		
22 Plumbing	LaFrance Plumbing	\$ 298,000	✓	✓	✓	✓	\$ 3,225,334	\$ 303,300	\$ 3,230,634		
23 Plumbing	Michael A Ferraulo	\$ 298,000	✓	✓	✓	✓	\$ 3,225,334	\$ 311,000	\$ 3,238,334		
24 Plumbing	Louis N. Piccalano	\$ 336,200	✓	✓	✓	✓	\$ 3,263,534	\$ 344,850	\$ 3,272,184		

Low	\$ 195,834
Mean	\$ 271,283
Range	\$ 140,366

Reference	
1	General CBD Companies \$ 2,530,799
12	Mechanical Erie Mechanical \$ 121,535
25	Electrical Concord Electric \$ 275,000
	\$ 2,927,334

Bid Opening Results
September 1, 2020

Town Hall Bid Tab		
Contract	Company Name	Alternates
18 Plumbing	Potter Heating and AC	\$ 1,805
19 Plumbing	Erie Mechanical	\$ 23,000
20 Plumbing	Piccirilli Mechanical	\$ 8,000
21 Plumbing	Brosch Mechanical	\$ 18,000
22 Plumbing	LaFrance Plumbing	\$ 5,300
23 Plumbing	Michael A Ferraulo	\$ 13,000
24 Plumbing	Louis N. Piccaliano	\$ 8,650
Low		\$ 1,805
Mean		\$ 12,658
Range		N/C

Alternate Descriptions
P-1: Provide Natural gas service for emergency generator

Bid Opening Results
September 1, 2020
Town of Marcellus - Town Hall

Town Hall Bid Tab										Bids Received by QPK on September 1, 2020	
Contract	Company Name	Bid	Addendum #			Bond	Project Total with no extras	Mechanize Bid with sit E-1-4	Project Total with sit E-1-4	Notes	
			1	2	3						
25 Electrical	Concord Electric	\$ 275,000	✓	✓	✓	✓	\$ 3,123,168	\$ 275,000	\$ 3,123,168		
26 Electrical	Billittier Electric	\$ 277,900	✓	✓	✓	✓	\$ 3,126,068	\$ 277,900	\$ 3,126,068		
27 Electrical	Knapp Electric	\$ 284,700	✓	✓	✓	✓	\$ 3,132,868	\$ 284,700	\$ 3,132,868		
28 Electrical	Myleron Electric	\$ 284,989	✓	✓	✓	✓	\$ 3,133,157	\$ 284,989	\$ 3,133,157		
29 Electrical	Upstate Companies LLC	\$ 292,900	✓	✓	✓	✓	\$ 3,141,068	\$ 292,900	\$ 3,141,068		
30 Electrical	Diekow Electric	\$ 329,700	✓	✓	✓	✓	\$ 3,177,868	\$ 329,700	\$ 3,177,868		
31 Electrical	Patricia Electric	\$ 309,000	✓	✓	✓	✓	\$ 3,157,168	\$ 309,000	\$ 3,157,168		
32 Electrical	Kaplan Schmidt	\$ 323,000	✓	✓	✓	✓	\$ 3,171,168	\$ 323,000	\$ 3,171,168		
33 Electrical	O'Connell Electric	\$ 350,750	✓	✓	✓	✓	\$ 3,198,918	\$ 350,750	\$ 3,198,918		

Reference	General	CB&D Companies
1		\$ 2,530,799
42	Mechanical	\$ 121,535
18	Plumbing	\$ 185,834
	Potter Heating	\$ 2,848,168

Low	\$ 275,000
Mean	\$ 305,104
Range	\$ 75,750

Revision 3
Revised 9/16/2020 1:47 PM

Town Hall Bid Tab				
Contract	Company Name	Alternates		
		E-1	E-2	E-3
25 Electrical	Concord Electric	\$ 19,000	\$ -	\$ 2,000
26 Electrical	Bilittier Electric	\$ 19,500	\$ -	\$ 3,200
27 Electrical	Knapp Electric	\$ 18,450	\$ -	\$ 2,200
28 Electrical	Myleron Electric	\$ 15,000	\$ 5,000	\$ 1,500
29 Electrical	Upstate Companies LLC	\$ 20,000	\$ -	\$ 1,800
30 Electrical	Diekow Electric	\$ 28,500	\$ -	\$ 2,000
31 Electrical	Patricia Electric	\$ 23,000	\$ 1,000	\$ 2,000
32 Electrical	Kaplan Schmidt	\$ 33,000	\$ -	\$ 3,800
33 Electrical	O'Connell Electric	\$ 19,300	\$ -	\$ 1,600
Low		\$ 15,000	\$ -	\$ 1,500
Mean		\$ 21,750	\$ 667	\$ 2,233
Range		Not calculated		

Alternate Descriptions
E-1: Provide wiring and equipment for emergency generator
E-2: Provide alternate lighting fixtures
E-3: Provide additional basement light fixtures
E-4: Provide bi-directional emergency radio amplifier

Town of Marcellus
Town Hall

012300 - 1

SECTION 012300 - ALTERNATES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY A.

Section includes administrative and procedural requirements for alternates.

1.3 DEFINITIONS

- A. Alternate: An amount proposed by bidders and stated on the Bid Form for certain work defined in the bidding requirements that may be added to or deducted from the base bid amount if the Owner decides to accept a corresponding change either in the amount of construction to be completed or in the products, materials, equipment, systems, or installation methods described in the Contract Documents.

- 1. Alternates described in this Section are part of the Work only if enumerated in the Agreement.
- 2. The cost or credit for each alternate is the net addition to or deduction from the Contract Sum to incorporate alternates into the Work. No other adjustments are made to the Contract Sum.

1.4 PROCEDURES

- A. Coordination: Revise or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
 - 1. Include, as part of each alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation, whether or not indicated as part of alternate.
- B. Execute accepted alternates under the same conditions as other Work of the Contract.
- C. Schedule: A Part 3 "Schedule of Alternates" Article is included at the end of this Section. Specification Sections referenced in schedule contain requirements for materials necessary to achieve the work described under each alternate.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION

3.1 SCHEDULE OF ALTERNATES

- A. Alternate No. G-1: Paved parking extension.
1. Base Bid: Provide paved parking for (61) vehicles as indicated on Drawing L-101. Grade and seed surrounding areas as specified. See Alternate GC-13 for additional work associated with paving alternate scope.
 2. Alternate: Provide additional pavement, curbing and striping at south end of site to accommodate the addition of (31) parking spaces in lieu of seeded lawns as indicated on Bid Alternate Plan Drawing L-101.1 and related specification sections.
- B. Alternate No. G-2: Pedestrian plaza enhancement.
1. Base Bid: Provide concrete walks as indicated on Drawing L-101. Grade and seed surrounding areas as specified.
 2. Alternate: Provide revised walk layout with supplemental unit pavers as indicated on Bid Alternate Plan Drawing L-101.1 and specification Section 321400 "Unit Paving".
- C. Alternate No. G-3: Site curbing.
1. Base Bid: Provide **concrete** curbing as indicated on Drawing L-101.
 2. Alternate: Provide **granite curbing in lieu of concrete except in the ROW. Note: All curbing in the ROW must be granite regardless of alternate selection**
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- D. Alternate No. G- 4: Interior wall finish alternate design.
1. Base Bid: Provide wall finishes as indicated on Drawings and in Specifications.
 2. Alternate:
 - a. Provide painted drywall in lieu of wood veneer paneling and trim throughout the building per alternate section on sheet A-452 with the exception of Town Meeting/Court Room 103. Wood veneer paneling and trim to remain in this room.
 - b. Provide painted drywall in lieu of full height PCT at Women and Men Toilet Room entry alcove. Maintain PCT 201 or 401 base.
 - c. Provide PCT-201 6'-0" high wainscot in lieu of full height PCT in Men 107, Women 108 and Toilet Room 134. Provide aluminum tile trim as specified in Section 093013 "Ceramic Tiling" at top of wainscot.

E. Alternate No. G- 5: Ceiling finish alternate design.

1. Base Bid: Provide ceiling finishes as indicated on Drawings and in Specifications.
2. Alternate: Provide APC-601 in lieu of gypsum board and APC-602 throughout the following rooms:
 - a. Vestibule 101, Men 107, 108 Women, 111 Water Room, 112 Vestibule, 113 Storage, 116 Corridor, 120 Vestibule, and 135 Jury Room/Conference. Install ceiling at constant elevation
 - b. Provide APC-601 in lieu of gypsum board and APC-602 within Corridor 102 with the exception of the elevated ceiling as shown in C5/A-102. Provide GWB and metal stud walls at changes in ceiling plane.

F. Alternate No. G-6: Door and frame alternate design.

1. Base Bid: Provide doors and frames as indicated on Drawings and in Specifications.
2. Alternate:
 - a. Provide flush wood doors in lieu of stile and rail **wood** doors.
 - b. Provide hollow metal frames in lieu of interior aluminum frames as specified in Section 081200. Scope does not apply to Door 103A, Court Room entry.
 - c. Eliminate sidelight construction from the following openings: 105A, 109A, 110, 114B, 117A, 118A, 119, 121, 122, 124, 125, 128 and 129. Provide drywall and stud wall construction at side of reduced opening.

G. Alternate No. G- 7: Skylight alternate.

1. Base Bid: Provide skylights as indicated on Drawings and specified in Section 086300.
2. Alternate: Eliminate skylights. Extend adjacent structure, roofing and ceiling finishes to enclose the opening flush with surrounding materials.

H. Alternate No. G-8: Cast stone veneer alternate

1. Base Bid: Provide cast stone veneer as indicated on Drawings and specified in Section 044313.
2. Alternate: Eliminate cast stone veneer. Increase bottom trim to 10” and extend siding as necessary to finish wall. Maintain flashing at base of wall above concrete.

I. Alternate No. G-9: Siding alternate.

1. Base Bid: Provide siding and trim as indicated on Drawings and specified in Section 074646.
2. Alternate: Revise fiber cement siding and trim to engineered wood equal to LP “Smartside”, 76 Series lap siding and 540 Series trim. Siding thickness: 0.375 inch (9.5 mm). Trim thickness: 0.910 inch (23.1 mm). Match appearance properties to specified fiber cement material to the fullest extent possible. Provide factory finish, color as selected. Note: Maintain specified soffit material.

J. Alternate No. G-10: Window treatment alternate.

1. Base Bid: No shades or window film.
2. Alternate: Provide roller window shades as specified in Section 122413 including all necessary blocking based on the following schedule:
 - a. Provide single roll shade with light filtering fabric (WDWT-805) at windows within the following rooms: Codes 117, Plan Room 118, Planning/Zoning 119, Recreation Department 121, Office 122, Tax Assessor 128 and Accountant 129.
 - b. Provide single roll shade with light blocking fabric (WDWT-806) at windows within Town Meeting/Court Room 103.
 - c. Provide double roll shade with light filtering fabric (WDWT-805) and light blocking fabric (WDWT-806) at windows within Jury Room/Conference 135.
3. Alternate: Provide window film as specified in Section 088000 at sidelights for Court Room entry 103A.

K. Alternate No. G-11: Site excavation alternate.

1. Base Bid: Perform all site excavation as necessary to complete construction as indicated on Drawings.
2. Alternate: Deduct the cost of all General Construction Contract earthwork for all work 5 feet outside the building foundation walls. This work, including: topsoil stripping and stockpiling; excavation; trenching; fill; backfill; compaction; subgrade preparation; and topsoil installation will be performed, at no cost to the General Contractor, by the Town of Marcellus Highway Department who will function as a sub-contractor to the General Contractor. The General Contractor will be responsible for coordinating their work. The Town of Marcellus will furnish and install all materials related to this scope except as noted in Alternate GC-12 Site Storm Water Control. The General Contractor is responsible for all site clearing, demolition, and erosion & sedimentation control.

L. Alternate No. G-12: Site storm water control alternate.

1. Base Bid: Perform all site storm water control work as necessary to complete construction as indicated on Drawings.
2. Deduct the cost of all storm system work from 5' outside the building walls. This work, including: storm structures; cleanouts, storm piping; flared end section; rip-rap outfall and level spreader; hydrodynamic devices; and infiltration chamber system (including all related materials and stone backfill) will be performed, at no cost to the General Contractor, by the Town of Marcellus Highway Department who will function as a subcontractor to the General Contractor. The General Contractor will be responsible for coordinating their work. The Town of Marcellus will furnish and install all materials related to this scope.

M. Alternate No. G-13: Paving alternate.

1. Base Bid: Provide base bid paving as indicated on Drawing L-101. Grade and seed surrounding areas as specified.
2. Deduct the cost of all asphalt paving work associated with base bid paving scope. This work, including: geotextile fabric; stone base courses; asphalt courses; pavement joints; Highway Work Permit procurement; and maintenance & protection of traffic on and off site will be performed, at no cost to the General Contractor, by the Town of Marcellus Highway Department who will function as a sub-contractor to the General Contractor. The General Contractor will be responsible for coordinating their work. The Town of Marcellus will furnish and install all materials related to this scope. The General Contractor will be responsible for managing the phased implementation of this work, cleaning pavement surfaces and installation of all pavement markings.

N. Alternate No. P-1: Emergency Generator Natural gas supply alternate.

1. Emergency Generator Natural gas supply alternate. 1. Base Bid: Provide building natural gas service as indicated.
2. Alternate: Provide emergency generator natural gas supply piping and equipment, including all necessary excavation and backfill, as indicated on sheet P-502 to service portable emergency generator. Coordinate requirements with Owner provided generator.

O. Alternate No. M-1: Basement mechanical unit alternate.

1. Base Bid: No basement HVAC system.
2. Alternate: Provide mechanical unit F-1 and ductwork as indicated on M-100

P. Alternate No. E-1: Emergency generator alternate.

1. Base Bid: No emergency generator provisions.
2. Alternate: Provide wiring and equipment indicated for generator connection as indicated on E-102, and E-501 to accommodate future owner provided generator.

Q. Alternate No. E-2: Interior feature lighting alternate (Fixtures LK and LM).

1. Base Bid: Provide light fixtures scheduled on drawings.
2. Alternate: Provide alternate fixtures scheduled on E-401 (notes)

R. Alternate No. E-3: Interior basement lighting alternate (Fixture LC).

1. Base Bid: Provide basement light fixtures as scheduled and indicated in drawings.
2. Alternate: Provide additional basement fixtures in locations indicated as add alternate on E-201

S. Alternate No. E-4: BDA amplifier system alternate

1. Base Bid: Provide sleeves as indicated on Drawings to route conduits for future system.
2. Alternate: Provide \$10,000.00 allowance to provide complete BDA (bidirectional amplifier) system for emergency responder radio coverage in compliance with section 510 of the international fire code. Electrical contractor shall coordinate testing of coverage with AHJ upon project completion to determine if the BDA system is required. Conduit sleeves have been included between floors for potential future cable routing

END OF SECTION 012300

Adjournment: Councilor Stevens made a motion seconded by Councilor Cusick to adjourn the Town Board Meeting at 7:50 pm
Ayes – Pollard, Stevens, Hoey and Cusick Carried

Respectfully Submitted

Sandy Taylor
Town Clerk