

Allegan County  
Building Authority



County Services Building  
3283 - 122<sup>nd</sup> Avenue  
Allegan, MI 49010  
269-673-0239 Brett Butler, Chairman  
269-673-5411 William Hinz, Secretary  
269-673-0203 David B. Van de Roovaart, Treasurer  
269-673-0203 Steve Sedore, Member  
269-673-0220 Bob Wakeman, Member  
269-673-0206 Becky Blaine, Recording Secretary

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**BUILDING AUTHORITY MEETING—Minutes**

Tuesday, October 21, 2008 @ 8:00 A.M.

Board Conference Room - County Services Complex

**CALL TO ORDER:**

Commissioner Butler called the meeting to order at 7:58 a.m.

**ROLL CALL:**

Commissioner Brett Butler  
Commissioner Bob Wakeman  
Commissioner William Hinz

**EXCUSED:**

Commissioner Steve Sedore  
Commissioner David Vanderroovaart

**OTHERS:**

Bill Hekker, Medical Care Facility Administrator  
Dan Rathburn, Owen Ames Kimball  
Becky Blaine, Recording Secretary

**APPROVAL OF AGENDA:**

COMMISSIONER WAKEMAN MOTIONED TO APPROVE THE AGENDA AS PRESENTED. COMMISSIONER HINZ SECONDED THE MOTION. THE MOTION CARRIED.

**APPROVAL OF MINUTES:**

COMMISSIONER HINZ MOTIONED TO APPROVE THE AUGUST 19 & SEPTEMBER 16, 2008 MINUTES AS PRESENTED. COMMISSIONER WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

**PUBLIC PARTICIPATION:**

None

**DISCUSSION ITEM:**

**Medical Care FIDS Project - Cost Issues**

Dan Rathburn presented a budget summary sheet for review, which reflects the project over budget by \$2,717 with new cost issues included. This projection is not an actual due to estimates for cost issues 32, 33, 37. He presented the following cost issues for review and approval:

- Cost Issue 9 - Provides and installs floor drains associated with fixture SH-1 \$1,346.
- Cost Issue 24 - Transfers \$10,930 for coiling fire door to general conditions
- Cost Issue 25 - Electrical work for installing new water heater \$276.
- Cost Issue 26 - Additional cost for temperature control contractor \$3,644.
- Cost Issue 28 - Install sprinkling system in new addition of building. \$12,562 Dan stated that this is an estimate for installation.
- Cost Issue 27 - Add bath accessories for \$945.
- Cost Issue 29 - Additional charge to restock SK-1 sink since it was too deep for cabinet \$89
- Cost Issue 30/Bulletin 4 - Deletes shower seats and adds additional bars \$1,746.
- Cost issue 31/Bulletin 5 - Relates to cost issue 19, credit for shower seats (\$6,110). Commissioner Wakeman questioned if a credit was issued for the blocking. Dan responded that no credit was issued since blocking was already performed. If seats were desired at a later date, blocking not need to be done.
- Cost Issue 32/Bulletin 6 - Delete drywall bulkhead in kitchen 314 and construct a raised platform.
- Cost Issue 33/Bulletin 7 - Add fire alarm strobe to toilet room 112 and add remote enunciator.
- Cost Issue 34 - Section of masonry wall, which was to remain, had to be removed \$1,788. Bill Hekker commented on an issue with redoing work. When does it get to the point when part of the construction is absorbed? The contractor requests more and more money. Dan stated that the wall was poorly done to begin with.
- Cost Issue 35 - Keying changes \$284
- Cost Issue 36 - Dan informed the painting contractor McCarthy & Sons are no longer part of the project. Since their bid bond was found forged, they have been disqualified. The next lowest bidder was Painting Plus for \$28,200; however, Dan provided a quote from Dave Cole as an alternate solution to save money. Dave Cole would purchase the paint and wall coverings, provide supervision while the Facilities Management maintenance staff performed the painting with the exception of the wall coverings. The total quote came to \$20,460. Bill Hekker stressed concern that accepting Dave Cole bid would circumvent the county's bidding process. Commissioner Wakeman stated that he would not have a problem with staff completing the painting portion just the wallpaper. Commissioner Butler suggested rebidding the painting portion. Dan stated that he will complete a post bid amendment and have all the contractors rebid with the exception of wall coverings for the new construction portion. It was the consensus of the committee to leave out wall coverings.

HINZ MOTIONED TO CANCEL CONTRACT WITH MCCARTHY & SONS DUE TO THEIR INVALIDATE BID BOND AND PROCEED WITH POST BID AMENDMENT TO REBID TO CONTRACTORS. WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

COMMISSIONER HINZ - YES  
 COMMISSIONER WAKEMAN - YES

COMMISSIONER BUTLER - YES  
COMMISSIONER VANDEROOVAART - ABSENT  
COMMISSIONER SEDORE - ABSENT

Bill mentioned that the State requires a fenced in area for dementia unit. C2Ae knew that we still needed fencing for the wandering area but it was left out. Dan replied that the architect first drew for the two looped concrete walk. The proposed drawing only includes the first loop. They will look at fence costs for the walks after project is completed. Dan will be looking at different types of 5ft fence for the walks.

COMMISSIONER WAKEMAN MOTIONED TO APPROVE CHANGE ORDER #3 FOR THE MEDICAL CARE FIDS PROJECT. COMMISSIONER HINZ SECONDED THE MOTION. THE MOTION CARRIED.

COMMISSIONER HINZ MOTIONED TO APPROVE COST ISSUES 25-35 FOR THE MEDICAL CARE FIDS PROJECT. COMMISSIONER WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

**EXPENDITURES:**

**Medical Care FIDS Project - OAK Payment Applications**

COMMISSIONER HINZ MOTIONED TO APPROVE OAK'S APPLICATION FOR PAYMENT #4 TOTALING \$169,189.34. COMMISSIONER WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

COMMISSIONER WAKEMAN MOTIONED TO APPROVE OAK'S APPLICATION FOR PAYMENT #5 TOTALING \$210,162.96. COMMISSIONER HINZ SECONDED THE MOTION. THE MOTION CARRIED.

**Bank of New York - Bond payment**

COMMISSIONER HINZ MOTIONED TO APPROVE SEMI-ANNUAL FEE PAYMENT INVOICE# 76796 FROM BANK OF NEW YORK FOR \$137.50. COMMISSIONER WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

**OLD BUSINESS:**

**Retention Schedule - State approved**

Item was tabled to next regular meeting for review.

**FIDS Documents received and executed:**

- o OAK-subBouwkamp\_ChangeOrder1
- o OAK-subCrownGlass\_ChangeOrder1
- o OAK-subProServices\_ChangeOrder1
- o OAK-subSAHR\_ChangeOrder 2
- o OAK-subBouwkamp\_ChangeOrder2

**MISCELLANEOUS:**

Members discussed rescheduling the November 18, regular meeting. Becky will send notification following meeting of new scheduled time.

Commissioner Butler called a special Building Authority meeting for Tuesday, October 28, 7:30 A.M. to review the painting contractor bids.

**ADJOURNMENT:**

COMMISSIONER HINZ MOTIONED TO ADJOURN THE MEETING AT 9:41 A.M.  
COMMISSIONER WAKEMAN SECONDED THE MOTION. THE MOTION CARRIED.

Next regular meeting Tuesday, November 18, 2008 @ 8:00 A.M. in the Board Conference Room (unless notified otherwise).

Minutes respectfully submitted and distributed via email on 10/27/08 by Recording Secretary Becky Blaine.