



Town of Windham

Town Offices
8 School Road
Windham, Maine

Cover Sheet

File Number: 20-263

Agenda Date: 12/22/2020

Version: 1

Status: Agenda Ready

In Control: Town Council

File Type: Order

Agenda Number:

I. Council Action Requested.

To award a contract for the Public Safety Building - Central Fire Station expansion and Police Station renovation to Great Falls Construction of Gorham, Maine in the amount of \$4,300,000, said amount to be paid from the proceeds of general obligation bonds to be issued and estimated revenue surplus, and to authorize the town manager to execute a contract with Great Falls Construction and to take any other necessary action related thereto. This pricing for the project is a guaranteed not to exceed price within the RFP parameters.

II. Basis for Council Action.

Council approval of this item is required because;

- a. The Council has the authority to enter into contracts as the legislative body of the Town pursuant to Article II, Section 3(I) of the Charter, and
- b. Article 22 of the approved town warrant of June 13, 2020 authorized “the Town to fund the appropriation by approving the terms and conditions of one or more agreements to effectuate the issuance of general obligation bonds (an notes in anticipation thereof) of the Town in a sum not to exceed \$4,960,554, and
- c. \$3,600,000 of said amount is allotted “for the design, construction, improvement, expansion, repair and equipping of the police and fire station located at 375 Gray Road in the Town and related development of the site.

III. Issue Summary.

At its meeting of December 11, 2020, the Building Committee reviewed the proposals received along with recommendations of Harriman Architecture, lead on the town’s design team for the project, for the award of the construction contract.

Seven proposals for construction were received with the following base bids:

<u>Company</u>	<u>Base Bid</u>	<u>Grand Total</u>
Benchmark	\$ 4,247,173	\$ 4,944,007
Blane Casey	\$ 5,104,130	\$ 5,631,814
Doten's Construction	\$ 4,378,504	\$ 4,813,704
Great Falls Construction	\$ 3,803,745	\$ 4,271,310
Hardypond Construction	\$ 4,549,451	\$ 4,885,858
Structuretone	\$ 4,528,564	\$ 5,054,968

The Penobscot Company	\$ 4,954,009	\$ 5,255,627
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Proposals are available for review at the Town Manager's Office.

The proposal received from Great Falls complies with the RFP. This total represents a "Guaranteed not to exceed price." As the parameters are identified in the RFP and is within the approved budget for the project. The Building Committee, on a vote of 7-0, recommended award of the contract to Great Falls in the amount of \$4,300,000.