

Block Island Housing Board
Building Subcommittee
Wednesday, April 13, 2011
Fire Barn
5:00 p.m.

Present: Cindy Pappas, John Spier, Patty Murphy, Debbie Howarth
Not present: Gerry Riker

Cindy called the meeting to order at 5:10. The subcommittee discussed the pros and cons of awarding the foundation work as bid versus changing the foundations to a more traditional 8 foot foundation. Joe Sprague arrived and participated in the discussion. It was decided that the subcommittee would recommend that the bid be awarded based on the original bid documents.

There was also discussion about bid contracts, maintenance of the road and liability insurance. Cindy will contact the low bidder to ask which company will be used to form the foundation, whether or not they have a standard contract which could be adapted for this project, and to ask about the availability of an insurance certificate.

Patty made a motion that the subcommittee recommend to the Housing Board that the Board accept the foundation bid of the low bidder contingent upon the development of a mutually agreeable contract and pending the completion of final house plans and the granting of a building permit. Debbie seconded the motion and, after further discussion, the vote was 3 in favor (Pappas, Murphy, Howarth) and one recusal (Spier). The contract will include the stipulation that the contractor hired leave the new road in the same condition as it was when phase 2, the foundation phase, of the project began.

The subcommittee decided that future bid offerings will include a pre-bid conference for all who wish to participate. Contractors will be able to ask for clarification of bid specs and offer suggestions if they feel there are options the Board has not explored.

The subcommittee then went over house plans confirming decisions already made. There was discussion regarding the type of boiler to be installed and the consensus was to select an l.p. gas boiler. John will estimate the cost of adding cedar trim to exterior windows and doors. Cindy will research options for kitchen cabinets and appliances.

The subcommittee will meet again on Thursday, April 28, 2011 at 5 p.m.

Patty made a motion to adjourn, seconded by John. All in favor.

The meeting adjourned at 7 p.m.

Respectfully submitted.
Debbie Howarth

