

TOWN OF GRANVILLE  
SELECTBOARD MINUTES

March 16, 2011

In Attendance:

Selectboard: Cheryl Sargeant, Vivian Branschofsky, Charlie Needham

Road Commissioner: Kenneth Beattiie

Planning Commission Chair: Jim Dague

G.V.F.D., Inc.: Chief Kevin Bagley

Public: Mike and Diane Eramo, Thomas and Jacquelyn Hammond, Steve Werner, Charlie Smith, John Pikulski

Jeremiah Beach Parker; general contractor, Paul; subcontractor; Jay White; architect

Call to Order: 5:00 p.m.

### **I. Public Communications and Comment**

### **II. Town Municipal Office Project Discussion**

Meeting began with questions and concerns from the public to the board over project change orders and cost increases. Diane Eramo came prepared with list of questions on certain change orders (see attached document). Each were addressed individually by the subcontractor and the architect. The Architect stated that the largest cost increases came from unanticipated repairs needed to the steeple and the additional ceiling work in the Town Hall. The first inspection did not reveal damages that were hidden by the previous contractor. The bid was based on a previous engineers report that did not include the unseen problems, so the original bid was only to straighten and stabilize the steeple based on the engineers report. Additional reinforcing increased the cost to the steeple work. Why is the cost of a lift not included in the change order? Contractor plans to swap cost of manpower for cost of lift to be used for one day to set up scaffolding around spire. Why the cost increase to the Town Hall ceiling? The Energy Grant required complying with the Bacon Wages rule. In hind site the work using the Energy Grant funds should of been a separate contract to avoid putting the requirement on the total project. Is the contractors estimated budget contract open ended? Response was it is not a fixed budget contract. Are bids itemized? Bid estimates were done as a lump sum project. Change orders are cost changes to original estimate. The architect and selectboard have a record of all costs itemized. Why is there cost difference in change orders to remove handicap access with an increased in cost when added back in? The work had begun on the handicap access when the selectboard decided to stop the project. The Selectboard was responding to the public's concerns. Additional cost increase is from starting, stopping and starting over again. The USDA required that the handicap access be reinstated as originally planned to meet federal standards. Are Bacon Wages are being applied to fringe benefits? The contractor will investigate and come back with a response. The carpenter wage table provided by Diane Eramo did not matching the one the contractor is using. This will also be investigated by the contractor. Mike Eramo, why was Performance Bond not increased along with the increase to the total project? USDA requires 20% of the budget be bonded. Do we need to comply or not? The selectboard will investigate.

Selectboard Meeting  
March 16, 2011  
Continued:

## **II. New Business**

There was a discussion over complaints on winter road conditions. Charlie Smith acknowledged there had been problems and is working to keep up with the snow plowing.

The following appointments were made for 2011:

Road Commissioner.....Kenneth Beattie  
Valley Rescue Squad Representative....Kevin Bagley  
Local Emergency & 911 Planner....Mark Belisle  
Animal Control Officer....Mark Belisle  
Town Service Officer....Gert Harris  
Tree Warden.....Norm Arsenault  
Weigher of Coal.....Kristi Tate  
Surveyor of Wood.....Kristi Tate  
Sexton.....Thomas Staukus  
Fence Viewer.....Danial Sargeant  
Agent to Convey Real Estate.....Kristi Tate  
Facilities Manager.....Dennis Demers  
ECFiber Representative....Mark Desauliers  
James Dague....Alternate  
Flood Plain Board of Adjustment....Preston Bagley & Roger Stauss

Respectfully Submitted By:  
Kathy Werner  
**APPROVED**