

BREMER-WAVERLY PUBLIC SAFETY BOARD

111 4TH Street N.E.

Waverly, Iowa 50677

Wednesday, August 27, 2003

PRESENT

Mr. Block
Mr. Behnke
Mr. Reuter
Mr. Ribich
Mr. Simpson
Mr. Hildebrandt

ABSENT

Mr. Boorom

GUESTS

Mark Leadbetter, PCS
Curt Krieger, PCS

Chairman Block called the meeting to order at 9:03 a. m. on Wednesday, August 27, 2003

Mr. Leadbetter led a discussion on the breakdown of overall costs of LEC project advising that the mechanical bid appears to be about \$100,000 high and he and SFS were researching why.

Mr. Leadbetter advised that as to General Contractor bid he/PCS “missed on this portion but not by \$700,000. Leadbetter advised that structural steel seems to be the biggest share of this miscalculation. Leadbetter advised that according to his calculations structural steel was a “bust” of \$200,000.

Mr. Leadbetter advised board that bid law allows you to negotiate 10% up or down with each bidder and that according to his calculations we need to gain \$615,000 to get this project back within budget.

Mr. Leadbetter advised the board that PCS suggests these ways to get within budget:

- Negotiate mechanical down 10% by issuing a Request For Proposal.
- Suggested owner go out an purchase steel outright
- Removing clear stories from towers in entries could recover approximately \$200,000.
- General Contractors to re-bid after redesign of clear stores/entries.

Mr. Fickel, SFS questioned if the removal of the clear stories could save \$200,000 and suggested if his firm would have thought that it should have never been in the plan.

Sheriff Hildebrandt questioned if the clear story removal does not save \$200,000 where will we realize savings?

Mr. Leadbetter suggested to do this process through the issuance of Request For Proposals (RPF) orders which will tell us exactly where the savings can come from.

Mr. Ribich asked the difference between re-bid and RFP's. Mr. Leadbetter explained that RFP's are used to determine the dollar numbers then the project gets re-bid to make the budget.

Mr. Leadbetter asked for board approval to allow for the issuance of RFP's with consideration of the alternate deducts for the clear stories, time extension for project completion, structural steel purchased direct by owner, wall in existing sally port removal deleted, special flooring removed, owner purchase direct of kitchen equipment and landscape allowance. In addition Mr. Leadbetter has asked Bill Lattimer to provide information for possible cost savings relative to mechanical. Mr. Leadbetter advises if approved he would do these and report back to the board at it's regular meeting on September 8, 2003.

Mr. Behnke moved to approve Mr. Leadbetters request, 2nd by Mr. Ribich. All present voted aye; motion carried.

Mr. Behnke moved to adjourn, 2nd Mr. Ribich. All present voted aye; motion carried.

Dewey L. Hildebrandt
Secretary-Treasurer