



**TOWN OF SOMERSET  
MEETING NOTICE**

Received & Posted \_\_\_\_\_ Time: \_\_\_\_\_

\_\_\_\_\_  
Town Clerk

(PLEASE PRINT OR TYPE LEGIBLY)

**Name of Board or Committee:** Somerset School Committee - Somerset Middle School Building Committee

**Date & Time of Meeting:** Wednesday, May 18, 2022 at 6:00 pm

**Location of Meeting:** via Zoom: 929.205.6099 Meeting ID: 852 2709 9095 Passcode: 911803 OR:

<https://us02web.zoom.us/j/85227099095?pwd=1WXRcp9b7CkweJvWseVpgi2-Oe9z9.1>

Robin Vaccaro, Recording Secretary, May 16, 2022  
Clerk/Board Member posting notice & date

Cancelled or **postponed to:**  
(circle cancelled/postponed)

Clerk/Board Member cancelling/postponing meeting

**AGENDA / LIST OF TOPICS**

**Meeting being recorded:**

**Somerset Middle School MSBA Building Committee Members:**

Victor Machado, Chair	Michael Gallagher	Dominic Raffa
Jeffrey Schoonover, Vice Chair	Christopher Godet	Kevin Scanlon
Manual Alves	Elizabeth Haskell	Ira Schaefer
Michael Botelho	Robert Lima	Allen Smith
Kathleen Byers	Steven Medeiros	Ronald Tarro
Pauline Camara	Nicole Mello	James Teixeira
Carlos Campos	Cassey Monte	

Also Present: Carlton Medeiros, Troy Randall (Ai3 Architects), Jonathan Quell (Ai3 Architects), Daniel Tavares (CGA Project Management), Marybeth Carney (CGA Project Management) and Shannon Khoury (CGA Project Management)

- I. Owner’s Project Manager Report
- II. Approval of Online eBidding Vendor for Contractor Bidding Process
- III. Approval of Issuing Notifications for Contractor Bidding
- IV. Contractor Prequalification Committee Update – Approval of Prequalified Contractors
- V. Topics not anticipated by the Chair within 48 hours
- VI. May 18, 2022 Minutes
- VII. Other Items
- VIII. Public Input

**MSBA: Massachusetts School Building Authority**



# OPM Progress Report

## Somerset Middle School Building Committee

5.18.2022

### ➤ PROJECT UPDATES & ACTION ITEMS:

#### ○ MSBA:

- **90% Construction Document (CD) Submission:** Project team submitted documents on May 6<sup>th</sup> to the MSBA, as scheduled. MSBA provided cursory review comments confirming that all required documents were submitted. Final review comments are expected by May 26<sup>th</sup>.

- **90% Construction Document (CD) Cost Estimates:** PM&C (Ai3) reconciled cost estimate is \$71,216,942. Following the approval of the Value Engineering items, the final estimated construction cost is \$68,320,592, which is under the original construction budget of \$68,956,365 by \$635,773.

#### ○ Contractor Prequalification:

- Reference attached list of prequalified and non-prequalified contractors.
- Of the (6) General Contractors that submitted Statement of Qualifications (SOQ), (4) were determined to be prequalified and eligible to submit bids. However, two contractors are owned by the same company and only one can submit. See attached list. OPM recommends approval of the four (4) General Contractors as being eligible to submit bids on this project. **ACTION ITEM**
- Of the (84) Filed Sub-Bid Subcontractors (FSB) submitted SOQs, (74) were determined to be prequalified and eligible to submit bids. There is a minimum of (3) subcontractors prequalified in every FSB category, except for the Elevator category. See attached list. OPM recommends approval of the (74) Filed Sub-bid Subcontractors as being eligible to submit bids on this project. **ACTION ITEM**
- Only (1) Elevator Subcontractor submitted, so this category was re-advertised with new SOQ's due on 5/4/22. There were no requests for the RFQ or SOQ submissions issued, this FSB category will not require subcontractors to be prequalified per MGL.

- **On-Line Bidding Services:** CGA solicited quotes for Electronic Hosting and Bidding received the following two quotes (see attached).

- **Projectdog, Inc:** \$ 1,195.00
- **BidDocs Online, Inc:** \$ 2,235.00

OPM recommends approval to use Projectdog, Inc., in the amount of \$1,195 for the proposed services. **ACTION ITEM**



# OPM Progress Report

## ➤ ANTICIPATED PROJECT SCHEDULE (subject to change):

- MODULE 1: ELIGIBILITY PERIOD (12/13/17 – 12/19/18)
- MODULE 2: FORMING THE PROJECT TEAM: (12/19/18 – 7/15/19)
- MODULE 3: FEASIBILITY STUDY (7/15/19 – 6/24/20)
- MODULE 4: SCHEMATIC DESIGN (6/01/20 – 4/14/21)
- MODULE 5: FUNDING THE PROJECT (4/14/21 – 5/22/2021)
  
- MODULE 6: DETAILED DESIGN [DD/CD/BID] (6/01/21 – 7/31/22)
  - 05/18/22: SBC Meeting to Approve Prequalified Contractors
  - 05/19/22: Issue Public Notice of Prequalified Contractors/Subcontractors
  - 06/02/22: Submit Notice for Contractor Bids
  - 06/06/22: SBC Meeting to approve 100% CD Submission to MSBA
  - 06/08/22: GC/FSB Bid Documents Available; 100% MSBA CD Submission
  - 07/06/22: Filed Sub-Bid (FSB) Subcontractor Bids Due
  - 07/11/22: SBC Meeting to Approve FSB Bids
  - 07/20/22: General Contractor Bids Due
  - 07/21/22: SBC Meeting to Approve GC Bids and Award Contract
  - 07/25/22: SBC Meeting to Approve GC Bids and Award Contract (if needed)
  
- MODULE 7: CONSTRUCTION (8/01/22 – 6/30/25)
  
- MODULE 8: COMPLETING THE PROJECT (9/01/25 – 8/31/26)

## ➤ NEXT SBC MEETING DATES (subject to change):

- 6/06/22
- ~~6/30/22 (Not Needed)~~
- 7/11/22
- 7/21/22
- 7/25/22

# PUBLIC NOTICE OF CONTRACTOR PREQUALIFICATION

## Somerset Middle School Project

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*The Awarding Authority has followed the procedures for the prequalification of General Bidders and Filed Sub-Bidders for this project, and in accordance with the provisions of MGL c.149, §44D<sup>1</sup>/<sub>2</sub> and §44D<sup>3</sup>/<sub>4</sub>, respectively, the Awarding Authority has prequalified the following interested General Contractors and Filed Subcontractors. Only those firms who have been prequalified in the categories listed below are eligible to submit a bid.*

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### **GENERAL CONTRACTORS**

Agostini Construction  
Bacon Construction  
Brait Builders Corporation  
Fontaine Brothers, Inc.

### **MASONRY WORK**

Cendella Masonry, Inc.  
Costa Brothers Masonry  
Empire Masonry Corp.  
Fernandes Masonry, Inc.  
Lighthouse Masonry, Inc.  
Marmelo Brothers Const.

### **MISC. & ORN. IRON**

Berlin Steel Construction Corp.  
Capone Iron Corporation  
Heritage Iron Works  
L&L Contracting, Inc.  
Quinn Brothers of Essex  
SMJ Metal Co. Inc.  
United Steel, Inc.

### **WATERPROOFING,**

### **DAMP-PROOFING & CAULKING**

Armani Restoration, Inc.  
Chapman Waterproofing Co.  
Folan Waterproofing & Construction  
Gleeson Powers, Inc.  
P.J. Spillane Company, Inc.

### **ROOFING & FLASHING**

Capeway Roofing Systems, Inc.  
Feeley, McAnespie, Inc.  
Greenwood Industries, Inc.  
Rockwell Roofing, Inc.  
Silktown Roofing, Inc.  
Stanley Roofing Company

### **METAL WINDOWS**

Chandler Architectural Products  
G.V.W. Inc.  
Kapiloff's Glass, Inc.  
Lizotte Glass, Inc.  
Lockheed Arch. Solutions  
R&R Window Contractors, Inc.

### **GLASS & GLAZING**

Aluminum & Glass Concepts  
Chandler Arch Products  
G.V.W. Inc.  
Kapiloff's Glass, Inc.  
Lizotte Glass, Inc.  
R&R Window Contractors, Inc.

### **TILE**

Ayotte & King for Tile, Inc.  
Capital Carpet & Flooring Spec.  
High Point Interiors, Inc.  
Joseph Cohn & Son  
Pavilion Floors, Inc.

### **ACOUSTICAL TILE**

Central Ceilings  
The Cheviot Corporation  
H. Carr & Sons  
K&K Acoustical Ceilings

### **RESILIENT FLOORING**

Ayotte & King for Tile, Inc.  
Capital Carpet & Flooring Spec.  
C.J.M. Services, Inc.  
Pavilion Flooring

### **PAINTING**

Bello Painting Company, Inc.  
Color Concepts, Inc.  
Dandis Contracting, Inc.  
Homer Contracting, Inc.  
King Painting, Inc.

### **FIRE PROTECTION**

Arden Engineering Constructors  
Cogswell Sprinkler  
Johnson Controls Fire Protection  
Northeast Automatic Sprinkler Co.  
Rustic Fire Protection, Inc.  
Wolverine Fire Protection  
Yankee Sprinkler, Co.

### **PLUMBING**

Araujo Brothers Plumbing & Heating  
Arden Engineering Constructors  
Grasseschi Plumbing and Heating  
Harold Brothers Mechanical

### **HVAC**

Arden Engineering Constructors  
CAM H.V.A.C. & Construction  
General Mechanical Contractors  
Harold Brothers Mechanical  
I&R Mechanical, Inc.  
N.B. Kenney Company, Inc.

### **ELECTRICAL WORK**

Annese Electrical Services  
LeVangie Electric Co., Inc.  
Wayne J. Griffin Electric, Inc.

# CONTRACTORS NOT PREQUALIFIED

## Somerset Middle School Project

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*The Awarding Authority has followed the procedures for the prequalification of General Bidders and Filed Sub-Bidders for this project, and in accordance with the provisions of MGL c.149, §44D½ and §44D¾, respectively, the Awarding Authority has not prequalified the following contractors.*

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### **GENERAL CONTRACTORS**

CTA Construction Managers  
J&J/G.V.W. Contractors

### **SUBCONTRACTORS**

#### **MISC. & ORNAMENTAL IRON**

EDM Construction

#### **WATERPROOFING, DAMPPROOFING & CAULKING**

The Waterproofing Company

#### **GLASS & GLAZING**

Modern Glass & Aluminum

#### **FIRE PROTECTION**

Aero Mechanical, Inc.

#### **PLUMBING**

N.B. Kenney Mechanical

#### **HVAC**

D.D.S. Industries, Inc.  
Enterprise Equipment Co., Inc.

#### **ELECTRICAL WORK**

American Electrical  
Systems Contracting



Projectdog, Inc  
 18 Graf Road, Suite 8  
 Newburyport, MA 01950  
 978-499-9014

# Quote for Services (SAAS)

5/12/2022 3473

To: Compass Group Architecture - PM  
 P.O. Box 3147  
 187 Plymouth Avenue  
 Fall River, MA 02722

WELCOME to Projectdog.com

We are pleased to provide the following quote for services. The primary goal of our service is to lower overall procurement costs through automation and increased competition while maintaining complete accountability and transparency. Our clients benefit from our proprietary website technology while receiving the highest level of live customer support. Projectdog's help desk is available Monday – Friday, 8:30 a.m. to 5:00 p.m. at (978) 499-9014 or by email at [frontdesk@Projectdog.com](mailto:frontdesk@Projectdog.com).

Description	Qty	Rate	Amount
850116 Somerset Middle School: Online E-Hosting, E-Bidding, and One-Click Results Download Service	1	1,195.00	1,195.00
Print Services: Ten (10) full size plan sets (based on 679 Arch E1 (30x42) sheets), and specifications (2,628 pages), printed in-house.	10	850.00	8,500.00
<b>Subtotal</b>			\$9,695.00
Customer Signature			<b>Sales Tax (0.0%)</b> \$0.00
			<b>Total</b> \$9,695.00

BidDocs ONLINE Inc.  
**PRICE PROPOSAL**



Proposal Date: 5/12/22

Client Name and Address: **CGA Project Management**

Project Name: **Somerset Middle School - HOSTING and ELECTRONIC BIDDING ONLY**

<b>Online Hosting and Other Services</b>									<b>\$550.00</b>
<b>Additional Drawing Posting</b>	630 drawings	x	\$2.00	/drawing					<b>\$1,260.00</b>
<b>Reproduction</b>									<b>\$0.00</b>
Drawing Reproduction	730 drawings	x	9 SF	x	\$0.095 /SF	=	\$624.15		
Binding	4 volume	x	\$2.00	binding		=	\$8.00		
Specifications	2628 pages	x	\$0.05	/page		=	\$131.40		
Specification Binding (3-Post)	3 volume	x	\$2.50	/volume		=	\$7.50		
							<u>\$771.05</u>	/set	
					Total Printing Costs	x	<u>0</u>	sets	
							<b>\$0.00</b>		

**Incidental Costs**

Electronic Download - Free eBidding **\$425.00**

This estimate does not include the cost of printing. **GRAND TOTAL \$2,235.00**