

TOWN OF McBEE  
SPECIAL TOWN COUNCIL MEETING  
MARCH 16, 2015 – 4:00 PM

**Present:** John Campolong, Jr., Shilon Green, Charlie Sutton, Marilyn Fields, A.C. McLeod Jr., Martin Driggers (Town Attorney), and Terri King (Administrator)

**Note to Minutes:** Terri King, Administrator, typed minutes.

Mayor Campolong called meeting to order.

**Discussion of Bid Proposals for the GAC installation at Well No. 1 and Well No. 2:**

Mayor John Campolong: We are here to discuss the bid proposals for the GAC installation GAC at Well No. 1 and Well No. 2.

We received three bids for the GAC installation.

- \$496,971 from Gallenger, Inc., Monroe, NC
- \$479,000 from Greenwall Construction Company, Myrtle Beach, SC
- \$542,100 from North American Construction, Florence, SC

We interviewed the lowest bidder, Greenwall Construction Company, and we tried to get all the information we could about things we could do in order to save some money, due to having personnel on hand that could do various steps toward the work. I would like to go over those items.

If the Town commits to any of the following, Greenwall will still receive the \$479,000 and then pay the Town of McBee as a sub-contractor for the work completed.

Greenwall recommended the following as things we could do:

- |  |                         |
|--|-------------------------|
| 1. Remove and dispose existing chain link fence at site #2 | Estimated Cost: \$500   |
| 2. Provide and install new chain link fence at site #2     | Estimated Cost: \$3,160 |
| 3. Restore both sites to as found condition                | Estimated Cost: \$1,000 |
| 4. Painting at both sites                                  | Quote Received: \$5,000 |
| 5. Provide potable water to both sites                     | Estimated Cost: \$500   |
| 6. Disinfection of both systems prior to start up          | Quote Received: \$2,000 |

I reviewed these with Joey Oliver, Oliver Environmental, to see what we could do within reason. We agreed that we could handle everything, but we did not want to handle number four: Painting at both sites. Because of the warranty we felt that we would let the contractor handle this item.

All together, it looks like we could save \$7,160.

The other thing that came up during the interview was the timing of the installation. In the contract Joe McGoughan stipulated 180 days. During the interview the contractor stated that he would call the manufacturer of the vessels once he had a contract and ask how quickly they could deliver the vessels. As far as he is concerned, he can have the job completed six weeks from the time the vessels are delivered. He is talking about 18 weeks to get the vessels delivered, once ordered.

Councilman A.C. McLeod: Can the contractor charge us more money if they go past 180 days?

Mayor John Campolong: No, the Town can penalize him if he goes past the 180 days.

Councilman Charlie Sutton: How does he get paid?

Mayor John Campolong: He gets paid every 30 days.

Councilman A.C. McLeod: Does he get paid while waiting on the vessels?

Administrator Terri King: No, he will get an initial payment to start and then he will not get paid until he actually begins the work at the site. He projected that the start-up could take up to 22 weeks. He would receive one payment during that 22 week period and then would not receive additional payments until they are on site completing the project.

Mayor John Campolong: Martin, what are our parameters? Greenwall is the low bidder, we have the opportunity to negotiate, which you saw, now, beyond that what options do we have; can we go to the second lowest bidder, asking if they could reduce the time limit? Or, are we committed now due to this being the bid that was advertised.

Attorney Martin Driggers: You cannot change the number of days after you have agreed to the bid. I am not sure what they would say if you wanted to decrease the time limit, would they go up on their cost for a shorter time period?

Mayor John Campolong: They mentioned that, so are we committed to the 180 days?

Attorney Martin Driggers: For that bid, yes, that is what they committed to when they accepted the bid.

Mayor John Campolong: So we don't have any grounds to reduce it?

Attorney Martin Driggers: Right. They are only obligated to what is in the bid, once we accept that.

Mayor John Campolong: So, what are your feelings, should we go ahead and accept these things that we will do ourselves, which will save us approximately \$7000 and go ahead with the bid from Greenwall Construction?

Martin, if we accept the bid, is there any way we can ask him to expedite the project?

Councilwoman Marilyn Fields: If we call them and tell them that we will accept their bid, when will they start?

Mayor John Campolong: He can start immediately, but he cannot do much until he gets the vessels delivered. He is looking for 4 vessels to be constructed. They will be constructed after he gives the order to the manufacturer.

Councilman A.C. McLeod: When was the bid opened?

Mayor John Campolong: January 22, 2015

Councilman A.C. McLeod: So, our 60 days to accept the bid will end on March 22, 2015. Then they could change the price.

Mayor John Campolong: They cannot change the price once the bid is accepted. This is what I requested from Joe McGoughn, a spec package that details the cost of the project.

Councilman A.C. McLeod: I don't see any references for Greenwall, the other bid packages have references. The other bidders provided references.

Mayor John Campolong: Joe McGoughn recommends Greenwall for the project.

Councilwoman Marilyn Fields: Is Joe familiar with Greenwall?

Mayor John Campolong: Yes, he has just finished a large project with them and has an eighteen year working relationship with Greenwall. We will ask to do the jobs that we discussed except for job number 4. These will be completed by our maintenance department and Oliver Environmental.

Councilman A.C. McLeod: I recommend that we check with some references to make sure that there are no problems with the company and what their experience with Greenwall is and are they satisfied. I say we go ahead with Greenwall, but make sure that his references give the company good reviews. I would say a minimum of three references should be checked.

Councilman Shilon Green: So, do we want to request references from Greenwall?

Administrator Terri King: I can send David Zabec of Greenwall an Email requesting references.

Mayor John Campolong: Yes, let's do that.

Councilman A.C. McLeod: I recommend that we vote today, and then if we get any negative feedback from the references, we would have grounds to not accept the bid.

Attorney Martin Driggers: As long as you don't notify Greenwall that you have accepted their bid, you can refuse the bid if you find grounds to do so through their references.

**Motion to Accept Bid** from Greenwall Construction Company of Myrtle Beach, in the amount of \$479,000, contingent upon favorable references, a minimum of three references should be reviewed. Motion made by A.C. McLeod, Jr. and seconded by Councilman Shilon Green. All were in favor.

**Motion to Adjourn** made by Councilman Shilon Green and seconded by Councilman Charlie Sutton. All were in favor.