QUESTIONS FROM OWNER’S
PROJECT MANAGER (OPM) PRE-BID MEETING

1.) Do you expect to do the construction of one project and then the second project or to do them simultaneously? Will it be the same contractors?

Answer: Simultaneously. We expect to have separate clerk of the works on each job. The builders could be different.

2.) Does the Town own 116-120 Mansfield Avenue?

Answer: Not yet because the closing attorney is trying to get the remaining signatures from the sellers.

3.) How is the construction going for the Police Station?

Answer: The Police Station is all done it was constructed in the 1980’s (not part of the plan).

4.) Any issues with DBVW Architects? Any clause that the Town has to use them?

Answer: No and no.

5.) Is the Police Department tied into the new sewer?

Answer: No, but it will be along with the Library, Fire Department, Town Hall, and Highway Department.

6.) Are sewer hookups part of the project?

Answer: Yes.

7.) Has the size of the project been confirmed for the sewer?

Answer: No.

The Town Manager mentioned that as part of the transaction for 78 East Main Street was that the seller was to put in a 6” water main and they need to make sure that will be adequate.

8.) Has the sewer line been approved with the cost estimate?

Answer: Yes.

9.) Will the OPM be involved in the schematic?

Answer: We expect the OPM to be involved in Architectural Design.
10.) Is the Town leaning towards a CM-at-Risk or design mid-build as part of the procurement process?

Answer: We do not anticipate a design build project.

11.) How soon is the Town looking to have the selection done for the OPM?

Answer: August or September.

12.) Can we get a list of the questions asked and everyone that attended?

Answer: Yes and yes.

13.) When will the estimate be completed?

Answer: Fall of this year (2021).

14.) Is there a sewer tie-in at 116-120 Mansfield Avenue?

Answer: No; it will have a septic system.

15.) Is the Town’s water all wells?

Answer: Yes.

16.) Any issues with the well water quality?

Answer: The Town has an issue with high levels of Manganese, but the Town has put in a water treatment facility, which has helped immensely with the water quality.