

City OF NEWPORT, KY
SPECIAL MEETING OF THE BOARD OF COMMISSIONERS
Monday, August 12, 2019
MINUTES

CALL TO ORDER / ROLL CALL

The meeting was called to order by Mayor Peluso at 4:04 p.m. in the Multi-Purpose Room of the Newport Municipal Building at 998 Monmouth Street.

In attendance were: Commissioner Beth Fennell Commissioner Thomas Guidugli, Jr., Commissioner Frank Peluso, Commissioner Ken Rechten, and Mayor Jerry Peluso. Also in attendance were: City Manager Thomas Fromme, City Attorney Daniel Braun, Police Chief Tom Collins, Fire Chief Bill Darin, Community Liaison Bev Holiday, and City Clerk Amy Able. (Community Services Director Doug Roell arrived at 4:10 p.m.)

NEW BUSINESS

The mayor asked the clerk to read the order.

The city clerk read by title and summary, **R-2019-065**

AN ORDER OF THE BOARD OF COMMISSIONERS OF THE CITY OF
NEWPORT, KENTUCKY AUTHORIZING AND DIRECTING CITY MANAGER
THOMAS J. FROMME TO EXECUTE A PURCHASE ORDER AND CONTRACT
WITH PRODIGY BUILDING SOLUTIONS, LLC FOR ROOF AND HVAC
IMPROVEMENTS FOR THE MUNICIPAL COMPLEX.

Commissioner Peluso made a **motion “for the purpose of discussion.”** Commissioner Fennell offered a second to the motion.

Mr. Fromme stated the roof is about ten years past due for replacement, it is the original from 1994. He stated HVAC issues have been ongoing. Previous quotes for this work were \$1.5-2m. The City had met with Mr. Haun previously when seeking quotes for HVAC, he is now with Prodigy. KRS allows purchase through public-private purchasing agreements. Three options were presented with a cost difference of \$200k. The proposed work includes items such as rails at the skylight to meet OSHA regulations. The proposal was copied to the Board.

Commissioner Fennell asked if the existing roof is part membrane and part metal.

Mr. Roell entered at 4:10. He stated the current roof is EPDM (rubber), the decorative crescent feature is metal and has some lighting where seams were sealed with caulk which has failed; that will be repaired with metal panels flashed in properly and the rest will be EPDM.

Mr. Fromme stated the base is steel, then insulation, and rubber on top.

Mr. Roell stated with panning metal underneath, water runs to a seam where the leak shows up. The current roof is 45 ml rubber, a fifteen-year roof, versus the proposal for a 90 ml/thirty-year roof. This will be installed pursuant to Carlisle standards with a thirty-year warranty with 32 hours per year coverage for repair of punctures.

Commissioner Rechten stated the contract allows for rebates or commissions for the lead contractor for materials and this should be fully disclosed for the public and the City.

Mr. Haun agreed to comply and added their main source of income is from engineering and project management.

Mr. Braun noted a section was removed from the original proposal pertaining to a rebate on lighting.

Mr. Haun stated there is a PJM rebate for reducing the load off the grid, rebates are built into the job with price reduced accordingly, since they are not using that option it was removed.

Commissioner Rechten asked that any commission coming from Carlisle be disclosed and Mr. Haun agreed.

Commissioner Peluso asked if this applied only to the roof or also HVAC work. Mr. Haun responded they will disclose for any materials.

Mr. Braun noted the previous motion was for discussion creating a need to recall the question. **Commissioner Rehtin made a motion to approve;** second to the motion was offered by Commissioner Guidugli. Upon hearing there were no further comments or questions, the mayor called for a roll call vote.

Commissioner Rehtin:	Yes	Commissioner Fennell:	Yes	Mayor Peluso:	Yes
Commissioner Guidugli:	Yes	Commissioner Peluso:	No		<u>Motion carried 4:1.</u>

ADJOURNMENT

There being no further business, Commissioner Peluso made a **motion to adjourn;** second to the motion was offered by Commissioner Fennell.

Commissioner Peluso:	Yes	Commissioner Guidugli:	Yes	Mayor Peluso:	Yes
Commissioner Fennell:	Yes	Commissioner Rehtin:	Yes		<u>Motion carried 5:0.</u>

The meeting adjourned at 4:17 p.m.

Date Approved/Signed

Jerry R. Peluso, Mayor

Attest:

Amy B. Able, City Clerk

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