



Proposal for Seasonal Services – Boat Docks

Submitted to: Town of Georgia, Vermont

Attn: Town Administrator

47 Town Common Rd N, St. Albans, VT 05478

administrator@townofgeorgia.com

Submitted by:

Lakeside Dock Handlers

71 Pearl Street

Grand Isle, VT, 05458

Contact: Jackson Valley, Colby Beaupre

Phone: (802) 373-5235 (802)752-6799

Email: LSdockhandlers@gmail.com

Date Submitted: September 15, 2025

Cover Letter

Dear Town Administrator and Selectboard,

On behalf of Lakeside Dock Handlers, I am pleased to submit this proposal for the seasonal installation, maintenance, and removal of the boat docks at Georgia Beach. Our team specializes in dock handling, boat wrapping, and marina partnerships across Vermont, with years of hands-on experience in providing reliable waterfront services.

We understand the importance of safety, proper maintenance, and responsiveness in managing public dock systems. Our goal is to ensure that Georgia Beach docks remain safe, secure, and accessible throughout the boating season, while preserving the Town's long-term investment.

We are confident that our experience, experienced team, and attention to detail make us the right partner for the Town of Georgia. Thank you for considering our proposal.

Sincerely,
Jackson Valley and Colby Beaupre
Owners, Lakeside Dock Handlers, LLC

Qualifications & Relevant Experience

- **Dock Services Expertise:** Lakeside Dock Handlers specializes in seasonal dock installation and removal throughout Northwestern Vermont.
 - **Partnership Experience:** We currently partner with Keeler Bay Marina to provide seasonal marina installation, maintenance, and removal. We also do all of our boat wrapping and boat storage at Keeler Bay Marina. This requires similar logistical and safety practices as dock handling.
 - We also help Mooring's Marina install and remove their marina.
 - **Safety & Compliance:** Our team is fully insured and trained.
 - **Local Knowledge:** As a Vermont-based company, we are familiar with Lake Champlain water level patterns and seasonal challenges.
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Scope of Work & Timeline

1. Seasonal Installation (Spring 2026):

- Install all boat docks at Georgia Beach prior to the start of the boating season.
- Ensure all docks are level, anchored securely, and safe for public use.
- Conduct inspection for damage or wear and address any issues prior to public use.

2. Seasonal Removal (Fall 2026):

- Remove all docks at the conclusion of the boating season.

- Store docks in a secure and organized manner to preserve condition.
- Perform preventative checks during removal to prepare for the following year.

3. Annual Maintenance:

- Conduct mid-season inspections and minor repairs as needed.
- Perform preventative maintenance to maximize dock lifespan.
- Replace worn hardware, tighten connections, and maintain safety compliance.

4. Water Level Monitoring & Adjustments:

- Monitor water levels throughout the boating season.
- Make adjustments to dock positioning/height as necessary to ensure continued safe access.

Timeline:

- **Spring Installation:** May 2026 (Lake level dependent)
- **In-Season Maintenance:** June – September 2026
- **Fall Removal:** October 2026

-We can be semi-flexible with the Timeline to accommodate the town of Georgia's needs

Cost Proposal & Fee Schedule

We propose the following flat-rate pricing for yearly services at Georgia Beach:

- **Dock Installation (Spring):** \$4,500
- **Dock Removal & Storage (Fall):** \$4,500
- **Annual Maintenance (mid-season + repairs):** \$200 an hour

(The reason we run Annual Maintenance at an hourly rate is that Lake Champlain is so unpredictable. Some years, like 2025, the lake has consistently dropped like a rock, which would require consistent pushing and lowering of the dock. In years past, the lake has risen extremely fast, which would require our team to pull the Georgia Town dock closer to shore. We can't correctly predict how often we will be out there making adjustments to the dock on any given year. A Maintenance hourly rate protects our team and the town of Georgia.)

- **Water Level Monitoring & Adjustments:** Included in maintenance package

(All costs include labor, equipment, transportation, and insurance. Any major repairs or replacement parts beyond standard maintenance will be pre-approved by the Town prior to work.)

References

1. **Keeler Bay Marina** – Dock & Boat Wrapping Partnership
Contact: Mike Gammal
Phone: (802)578-5880
 2. **[Moorings Marina]**
Contact: Sean Gowland
Phone: (802)355-7395
 3. **Dock Doctors**
Contact: Harrison Flynn
Phone:(802)349-4341
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Proof of Insurance & Licenses

- Certificate of Liability Insurance: [Attached PDF or available upon request]
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Conclusion

Lakeside Dock Handlers, LLC is committed to delivering reliable, safe, and professional dock services for the Town of Georgia. We look forward to the opportunity to serve the community and ensure Georgia Beach docks remain in excellent condition for years to come.

Respectfully submitted,

Jackson Valley

Colby Beaupre

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