

FINANCE COMMITTEE AND PUBLIC WORKS COMMISSION COMBINED MEETING MINUTES

THURSDAY, MARCH 28, 2026

Finance Committee members present: Mayor McFarland, Alderpersons Bartz, Davis, Lampe, and Moldenhauer

Public Works Commission members present: Alderpersons Bartz, Board, Wetzel, and Citizen rep Pete Thompson

Others present: Finance Director Stevens, Attorney Chesebro, Acting Fire Chief Butler, Public Works Director Beyer, Maas Bros staff (T Kearns, A Maas, T Meyers), Fire Fighters (G Wellach, P Schultz)

1. Call to order. Mayor McFarland called the meeting to order at 5:01 p.m.
2. Finance Director Stevens rehearsed the bidding events from opening, review, and receipt of a qualification statement. The bid tabulations handout listed all bids with green highlights on the Maas Bros recommendations for award. Three bid packages were incomplete, had bid specifications with conflicting information, or additional value-engineering suggestions weren't vetted in the final stages of plan completion.
3. Maas Bros staff walked through the bid tabulations, relayed their recommendations for each package, and answered questions posed by Public Works Commission members. The bid for #2 [Asphalt] appears to be the second lowest bid, but the lowest bid was missing a deduct for an anticipated alternate. Noted was a combined bid for #17 [Fire Protection] and #18 [Plumbing] that was less than the two lowest bids from each respective package.

Package #20 [Electrical] was recommended to be awarded to the second lowest bid due to concerns of the ability to provide adequate staffing for the work expectations, a bid offering substantially lower than other bids, and because there were no comparable size or similar type of jobs in recent years. The company owner was present to respond to the concerns and answer questions asked of him.

Ald. Board made a motion, seconded by Mr. Thompson, to accept the recommended bids as presented for bid packages #1-7, 10-12, and 14-19 which are compliant with technical requirements and specifications for the fire station, and to rebid noted packages (#8, 9, and 13). Chair Wetzel asked for a vote; unanimously approved by Public Works Commission.

Ald. Board motioned, supported by Ald. Bartz, to accept the low bid of Hady Electric for package #20. Chair Wetzel asked for a vote; unanimously approved by Public Works Commission.

4. A summary of the packages recommended for award, estimated costs of the rebidding, the training tower, and furnishings (FFE) was provided. Mr. Stevens explained that the construction numbers provided included not just the bid packages, but also allowances, supervision/general conditions, insurance premiums, and the construction management fee. Ald. Davis moved, seconded by Ald. Bartz, to approve the bid budget for the fire station construction and enter into a contract with Maas Brothers Construction (excluding training tower & FFE) for the purposes of building the fire station at a cost not to exceed \$14M, with any expenditures pertaining to alternates being brought back to the Finance Committee for approval. Unanimously approved by Finance Committee.
5. Finance Committee adjournment. Ald. Davis moved, seconded by Ald. Moldenhauer, to adjourn the Finance Committee at 6:19 p.m., and carried by unanimous voice vote.

6.

Respectfully submitted,

Mark Stevens, Finance Director

Note: These minutes are uncorrected, and any corrections made thereto will be noted in the proceedings at which these minutes are approved.

1. Call to order. Chairperson Wetzel called the meeting to order at 6:21 p.m.
2. Schedule Order to Show Cause Pursuant to Watertown Ordinance 508-10 re: Rail & Transload Inc. (Public Works)  
A date and time was to be chosen for members of the commission to meet and hear discussion. It was determined that the meeting will take place at 5:00 on April 29, 2024.
3. Public Works adjournment. Ald. Board moved, seconded by Ald. Bartz, to adjourn the Public Works Committee at 6:28 p.m.

Respectfully submitted,

Bob Wetzel, Public Works Chair

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