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# State of New Hampshire

DEPARTMENT OF ADMINISTRATIVE SERVICES

25 Capitol Street - Room 120  
Concord, New Hampshire 03301  
[Office@das.nh.gov](mailto:Office@das.nh.gov)

Charles M. Arlinghaus  
Commissioner  
(603) 271-3201

Joseph B. Bouchard  
Assistant Commissioner  
(603) 271-3204

Catherine A. Keane  
Deputy Commissioner  
(603) 271-2069

Division of Public Works  
Design and Construction  
Project No. 80929 - Contract R

May 7, 2020

His Excellency, Governor Christopher T. Sununu  
and the Honorable Council  
State House  
Concord, New Hampshire 03301

### REQUESTED ACTION

Authorize the Division of Public Works Design and Construction to enter into a contract amendment (Contract 1060613-1) with Turnstone Corporation (VC# 169530) Milford, New Hampshire, to increase the allowance for Steam Conversion at the State House, State House Annex, and State Library, in Concord, New Hampshire in the amount of \$750,000, from \$8,149,000 to \$8,899,000. This contract was originally approved by Governor and Council on March 21, 2018 Item #75, with amendments on April 17, 2019 Item #150 and June 19, 2019 Item #238. This amendment shall be effective upon Governor and Council approval through March 15, 2021, unless extended in accordance with the contract terms. **100% General Funds.**

*Funding is available in account titled Department of Administrative Svcs as follows:*

01-14-14-141510-70490000	Maintenance	<b><u>SFY20</u></b>
048-500226	- Maintenance	\$750,000

### EXPLANATION

This request is to make funds available to increase the amount in the allowance by \$750,000 to make monies available to resolve any unforeseen conditions identified during construction or to accomplish additional work required to complete the project.

His Excellency, Governor Christopher T. Sununu  
and the Honorable Council

May 7, 2020

Page 2 of 2

The Department of Administrative Services has certified that the necessary funds are available. Copies of the fully executed contract are on file at the Secretary of State's Office and the Department of Administrative Services, Division of Public Works Design and Construction.

Respectfully submitted,



Charles M. Arlinghaus  
Commissioner

cc: Beverly Kowalik, Division of  
Public Works Design & Construction  
Michael Connor, Dept. of  
Administrative Services

## CONTRACT SUPPLEMENTAL INFORMATION SHEET

**PROJECT:** DPW Project No. 80929, Contract R-Steam Conversion-State House, State House Annex and State Library

**DESCRIPTION:** Scope of the project includes the construction of a new boiler building at 33 Green Street along with the installation of a complete boiler system in the building; the installation of a new steam and condensate line distribution system along Green Street, Park Street, and School Street to serve the State House, State House Annex and State Library, as well as minor construction in the State House, State House Annex and State Library.

**EXPLANATION:** With the closing of Concord Steam, there are a total of 26 State Buildings that require heating system installations in order to maintain space temperatures during the winter months. This project will provide permanent boiler solutions to serve the State House, State House Annex and the State Library.

**AMENDMENT  
AMOUNT:** \$750,000 Allowance Increase

**AMENDMENT  
EXPLANATION:** This request is to increase the allowance by \$750,000 to make monies available to resolve any additional unforeseen conditions identified during construction. Construction efforts in the City streets and sidewalks will exhaust the original allowance and the increases requested in March and June due to anticipated obstructions that are in the proposed path of the underground piping.

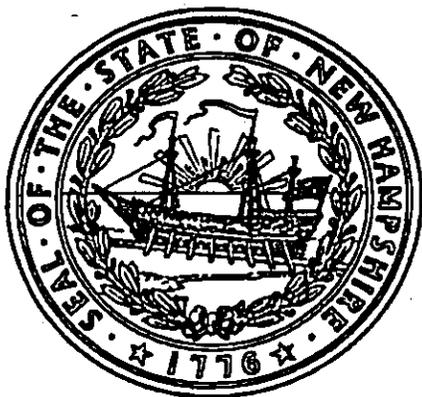
**State of New Hampshire**  
**Department of State**

**CERTIFICATE**

I, William M. Gardner, Secretary of State of the State of New Hampshire, do hereby certify that TURNSTONE CORPORATION is a New Hampshire Profit Corporation registered to transact business in New Hampshire on April 17, 2002. I further certify that all fees and documents required by the Secretary of State's office have been received and is in good standing as far as this office is concerned.

Business ID: 403646

Certificate Number: 0004785475



IN TESTIMONY WHEREOF,

I hereto set my hand and cause to be affixed  
the Seal of the State of New Hampshire,  
this 23rd day of January A.D. 2020.

A handwritten signature in cursive script, appearing to read "Wm Gardner".

William M. Gardner  
Secretary of State



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
01/28/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> CROSS INSURANCE - LACONIA 155 Court Street  Laconia NH 03246		<b>CONTACT NAME:</b> Tracy Andriski, CISR <b>PHONE (A/C, No, Ext):</b> (603) 524-2425 <b>FAX (A/C, No):</b> (603) 524-3686 <b>E-MAIL ADDRESS:</b> tandriski@crossagency.com	
		<b>INSURER(S) AFFORDING COVERAGE</b> <b>INSURER A:</b> Firemen's Ins. Co. of Washington D.C. NAIC # 21784 <b>INSURER B:</b> Acadia Ins Co. 31325 <b>INSURER C:</b> Indian Harbor Ins Co 36940 <b>INSURER D:</b> <b>INSURER E:</b> <b>INSURER F:</b>	
<b>INSURED</b> TURNSTONE CORPORATION 479 NASHUA STREET  MILFORD NH 03055			

**COVERAGES**      **CERTIFICATE NUMBER:** CL2011512238      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input checked="" type="checkbox"/> LOC OTHER:			CPA0065107-30	12/31/2019	12/31/2020	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (E& occurrence) \$ 300,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPOP AGG \$ 2,000,000
A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY			CAA0065120-31	12/31/2019	12/31/2020	COMBINED SINGLE LIMIT (E& accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
B	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED    RETENTION \$			CUA0065121-30	12/31/2019	12/31/2020	EACH OCCURRENCE - \$ 5,000,000 AGGREGATE \$ 5,000,000
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below Y/N    N/A			WPA0095615-28	12/31/2019	12/31/2020	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 500,000 E.L. DISEASE - EA EMPLOYEE \$ 500,000 E.L. DISEASE - POLICY LIMIT \$ 500,000
C	Professional Liability			PEC0055745	12/31/2019	12/31/2020	Per claim/aggregate \$1,000,000

**DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)**

Steam Conversion Project #80929R  
 State of New Hampshire, Department of Administrative Services is an additional insured for ongoing operations performed by or on behalf of Turnstone Corporation when required in a written contract.

**RECEIVED**  
**JAN 30 2020**

<b>CERTIFICATE HOLDER</b>  State of New Hampshire Department of Administrative Services 7 Hazen Drive  Concord NH 03302	<b>CANCELLATION</b> SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.	<b>DIV OF PUBLIC WORKS</b>  AUTHORIZED REPRESENTATIVE 

238 mll



# State of New Hampshire

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Joseph B. Bouchard  
Assistant Commissioner  
(603) 271-3204

Catherine A. Keane  
Deputy Commissioner  
(603) 271-2059

Division of Public Works  
Design and Construction  
Project No. 80929 - Contract R

June 3, 2019

His Excellency, Governor Christopher T. Sununu  
and the Honorable Council  
State House  
Concord, New Hampshire 03301

### REQUESTED ACTION

1). Authorize the Division of Public Works Design and Construction to enter into a contract amendment (Contract 1060613-1) with Turnstone Corporation (VC# 169530) Milford, New Hampshire, to amend the contingency for Steam Conversion at the State House, State House Annex, and State Library, in Concord New Hampshire, originally approved by Governor and Council on April 17, 2019, item #150, by increasing it by \$500,000, from \$500,000 to \$1,000,000. The contingency would be made available to increase the contract amount from \$7,649,000 to \$8,149,000. This amendment does not alter the current completion date in effect of October 30, 2019, unless extended in accordance with the contract terms. **100% General Funds.**

*Funding is available in account titled Department of Administrative Svcs as follows:*

01-14-14-141510-69370000	Heating-State Owned Bldgs.	<b><u>SEY19</u></b>
103-500736	- Heating-State Owned Bldgs.	\$500,000
	<b>Grand Total</b>	<b>\$500,000</b>

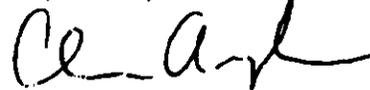
His Excellency, Governor Christopher T. Sununu  
and the Honorable Council  
June 3, 2019  
Page 2 of 2

**EXPLANATION**

The original contract with Turnstone Corporation was originally approved by Governor and Council on March 21, 2018, item #75. This request is to make funds available to increase the amount in the contingency by \$500,000 to make monies available to resolve any additional unforeseen conditions identified during construction. Construction efforts in the City streets and sidewalks will exhaust the original contingency requested in April due to anticipated encountered obstructions that are in the proposed path of the underground piping.

The Department of Administrative Services has certified that the necessary funds are available. Copies of the fully executed contract are on file at the Secretary of State's Office and the Department of Administrative Services, Division of Public Works Design and Construction.

Respectfully submitted,



Charles M. Arlinghaus  
Commissioner

cc: Beverly Kowalik, Division of  
Public Works Design & Construction  
Michael Connor, Dept. of  
Administrative Services

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State of New Hampshire  
DEPARTMENT OF ADMINISTRATIVE SERVICES  
OFFICE OF THE COMMISSIONER  
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Assistant Commissioner  
(603)-271-3204

Catherine A. Keane  
Deputy Commissioner  
(603)-271-2059

Division of Public Works  
Design and Construction  
Project No. 80929 – Contract R

March 22, 2019

His Excellency, Governor Christopher T. Sununu  
and the Honorable Council  
State House  
Concord, New Hampshire 03301

**REQUESTED ACTION**

1). Authorize the Division of Public Works Design and Construction to enter into a contract amendment (Contract 1060613-1) with Turnstone Corporation (VC# 169530) Milford, NH, to establish a contingency for Steam Conversion at the State House, State House Annex, and State Library, in Concord NH. The contingency would increase the contract amount by \$500,000 from \$7,149,000 to \$7,649,000 (established by approved alteration order), which was originally approved by Governor and Council on March 21, 2018, item #75. This amendment does not alter the current completion date in effect of October 30, 2019, unless extended in accordance with the contract terms. **100% General Funds.**

2). Further authorize pursuant to 228:13, Laws of 2017, an increase in the amount of \$160,000, from \$30,000 to \$190,000 be approved for payment (Contract No. 1060684-1) to the Department of Administrative Services, Division of Public Works Design and Construction (VC# 177875), Clerk for oversight and engineering services provided, bringing the total to \$660,000. **100% General Funds.**

Funding is available in account titled Department of Administrative Svcs as follows:

01-14-14-141510-69370000 Heating-State Owned Bldgs.	<u>SFY19</u>
103-500736 – Heating-State Owned Bldgs.	\$500,000 1060613-1
103-500736 - Interagency Agency - DPW Fees	<u>160,000</u> 1060684-1
<b>Grand Total</b>	<b>\$660,000</b>

**EXPLANATION**

The first request of \$500,000 is required to increase the funds in the allowance to make monies available to resolve any additional unforeseen conditions identified during construction. The project includes the construction of a new boiler building, as well as the installation of steam and condensate lines along Green, Park and School Streets, and well as minor renovations to the State Library, State House, and State House Annex. Initial construction in the roadway and sidewalks has exhausted the allowance as originally scheduled due to previously unidentified obstructions that are in the proposed path of the underground piping.

The increase of \$160,000 in DPW fees reflects the additional time necessary for Contract Administration and oversight required to ensure adherence to the contract requirements, which the agencies have approved for this purpose.

The Department of Administrative Services has certified that the necessary funds are available. Copies of the fully executed contract are on file at the Secretary of State's Office and the Department of Administrative Services, Division of Public Works Design and Construction.

Respectfully submitted,



Charles M. Arlinghaus  
Commissioner



**State of New Hampshire**  
**DEPARTMENT OF ADMINISTRATIVE SERVICES**  
**OFFICE OF THE COMMISSIONER**  
 25 Capitol Street – Room 120  
 Concord, New Hampshire 03301

CHARLES M. ARLINGHAUS  
 Commissioner  
 (603)-271-3201

JOSEPH B. BOUCHARD  
 Assistant Commissioner  
 (603)-271-3204

Division of Public Works  
 Design and Construction  
 Project No. 80929 – Contract R

February 22, 2018

His Excellency, Governor Christopher T. Sununu  
 and the Honorable Council  
 State House  
 Concord, New Hampshire 03301

**REQUESTED ACTION**

1). Authorize the Division of Public Works Design and Construction to enter into a contract with Turnstone Corporation, (VC# 169530) Milford, NH, for a total price not to exceed \$7,149,000 for Steam Conversion at the State House, State House Annex, and State Library, Concord, NH. This contract is effective through October 30, 2019, unless extended in accordance with the contract terms. **100% General Funds (98% Capital Funds).**

2). Further authorize pursuant to Chapter 228:13, Laws of 2017, the amount of \$30,000 be approved for payment to the Department of Administrative Services, Division of Public Works Design and Construction (VC# 177875), Clerk of the Works for oversight and engineering services provided, bringing the total to \$7,179,000. **100% General Funds.**

Funding is available in account titled Department of Administrative Services as follows:

01-14-14-140030-15200000	Concord Steam	<u>SFY18</u>
	034-500162 – Repair/Renovations Bldgs.	<u>\$7,000,000</u>
01-14-14-141510-69370000	Heating-State Owned Bldgs.	
	103-500736 – Contracts for OP Services	\$ 149,000
	103-500736 – Interagency Fees - DPW	<u>\$ 30,000</u>
	Sub-Total	\$ 179,000
	<b>Grand Total</b>	<b>\$7,179,000</b>

**EXPLANATION**

Per Chapter 228:1, II, B, 10, Laws of 2017, for Concord Steam Conversion. The scope of project includes the construction of a new boiler building at 33 Green Street, installation of complete boiler systems in the building and the removal and installation of a new steam and condensate line distribution system along Green Street, Park Street, and School Street to serve the State House, State House Annex and State Library. The project also includes minor construction in the State House, State House Annex and State Library to connect new steam services and to provide for new condensate removal.

The contractor has been pre-qualified by the Department of Transportation. The contract has been approved by the Attorney General as to form and execution, and the Department of Administrative Services has certified that the necessary funds are available. Copies of the fully executed contract are on file at the Secretary of State's Office and the Department of Administrative Services, Division of Public Works Design and Construction.

Attached please find a copy of the tabulation of bids for this project along with the contract supplemental information sheet.

Respectfully submitted,



Charles M. Arlinghaus,  
Commissioner

Department Estimate:	\$6,221,840
Contract Amount:	<u>\$7,149,000</u>
Over Estimate:	\$ 927,160