

Townsend Town Hall Renovation

The following is a general scope of work description for each item of work. A pre-bid mandatory meeting will be held on June 17th at 9:00am to discuss the project and answer questions. If unable to attend contact the Project manager, Ken Schwebke at 920-470-8229.

Item #1 - General Construction - work will consist of removing the existing exterior windows and replacing with larger windows. Construction of two divider walls within the town hall as shown on the drawings. Remove the existing exterior metal wall siding and 1-inch-thick Styrofoam sheets along the West, East and North wall lines and replacing with 1/2-inch OSB panels and Tyvek. Expand the existing service counter in the kitchen and relocate the door opening to the kitchen. Remove the East exterior 3' X 6'-8" door and replace with a double 6' X 6'-8" door. Remove the West exterior 3' X 6'-8" door and replace with a new door. Remove the existing entrance door to the office and replace with a 4' X 7' door. Add framing studs to the exterior walls of the concrete block walls on the North East corner of the town hall and add insulation and OSB panels and Tyvek. Note A - all materials will be supplied by the Town of Townsend.

Item #2 - Electrical - Remove and replace existing ceiling light fixtures in the large meeting hall, existing office, rest rooms and kitchen and replace with new LED fixtures. Combine the hall light switches to only four switches. Remove and replace the wall sconce lights in the large meeting hall and replace with new. Remove the existing exterior entrance door lights and replace with new LED fixtures. Rewire the East and West sconce dimmer switches to single East and West dimmer switches and remove the individual existing dimmer switches. Remove the electrical outlet boxes at each wall knee brace. Replace the existing bathroom fans with new fans with motion activated switches. Replace the bathroom light switches with motion activated switches. Separate the ground and neutral connection points in the secondary panel to meet code. Provide labor rates to relocate wire inferences with window and door replacements.

Note A - All light fixtures to be supplied by the Town of Townsend. All other electrical materials by contractor.

Item #3 - Ceiling grid and tile replacement - Replace the existing ceiling grid and tiles with white grid work and tiles.

Note A - Existing ceiling grid and tile to be removed by the Town of Townsend.

Item #4 - Insulation - Provide and install blown in insulation in existing town hall attic to meet a R-33 insulation value and insulate existing duct work with 3" of sprayed on insulation.