

**City of Hebron Estates
Special Meeting
April 08, 2004**

Present: Mayor Ricketts, Commissioners Tucker, Clark, Muir, Murphy, Clerk Hurst, and Attorney Edison.

New Business: Comm. Tucker opened the first bid from White Oak Homes 450Lodie Lane Shepherdsville, KY 40165. Comm. Tucker read White Oak's bid of \$133,730.00 with 4 draws.

Comm. Tucker opened the second bid from Trademaster's associates at 1094 Rams Run Road. Comm. Tucker read Trademaster's bid of \$151,773.42. Comm. Tucker stated that this bid is itemized. Comm. Clark asked Clerk Hurst for a copy of each bid for each council member.

Comm. Murphy asked the council if we could call the Better Business Bureau on each builder. Mayor Ricketts stated that we should do that.

Mayor Ricketts stated that if you want you can go look at other buildings that White Oak Homes has built. Mayor Ricketts gave a listing of some of the homes that White Oak Homes had completed. The Mayor's list included the following: the 911 Building at Shepherdsville, Dr. Mc.Dade's office, and the Nickels Firehouse. Comm. Murphy asked if we could go in and ask Dr. Mc. Dade if he was happy. Mayor Ricketts stated that we could.

Comm. Clark stated that after looking at the Trademaster's Associates bid again the commercial bid for the building is \$299,000.00. Comm. Muir stated that this is the true bid. Comm. Muir asked if anyone had a clue on what buildings, Trademaster's had built. Mayor Rickett's stated that you should go and asks the company. Trademaster's phone number is on the front page of the bid.

Comm. Murphy asked Atty. Edison if he knew or understood the bid from Trademaster's Association. Atty. Edison stated that he is basically claiming that if he bid the plans for \$151,773.42 there would be no commercial upgrade. Atty. Edison stated that if you were going to build a city hall which is a commercial building then their shouldn't be anything in here that's different for a commercial upgrade. Atty. Edison stated that their should not be any difference between commercial and non commercial, the city bided the contract as a commercial a building with certain specs.

Comm. Clark asked the question regarding White Oak Homes request of wanting 4 draws. Comm. Clark asked, can we hold off on the last payment until the building gets an okay from us. Atty. Edison said that we could.

Comm. Tucker asked if the building comes with a year warranty. Atty. Edison stated that just about every building comes with a year warranty. He also explained that there are laws in place to protect the buyers and owners from structural damages.

Mayor Rickett's stated that he has a listing of the recent building within the county from Planning and Zoning in the office. Clerk Hurst handed out copies of the recent Planning and Zoning Changes.

Comm. Murphy and Comm. Muir stated that they could not find any listing for Trademaster's. Comm. Murphy stated that she was going to call the Home Builders Association to find out about White Oak Homes and Trademaster's Associates. Comm. Muir stated that she was going to call Trademaster's to see if they could tell her any recent construction and finished buildings.

Comm. Muir asked if two bids were a fair representation. Atty. Edison answered, as long as you got in more than one you were okay. Atty. Edison also stated that more that 6 people picked up the plans that are more than enough participation.

Motion was made to adjourn by Comm. Murphy and seconded Comm. Muir; passed 4/0.

