

Arnold, Bradley

From: Cottrell, Scott
Sent: Friday, August 05, 2011 11:11 AM
To: Arnold, Bradley
Cc: Wert, Chris; Conway, Doug
Subject: Meeting with AD Morgan at SCSO Jail

Bradley,

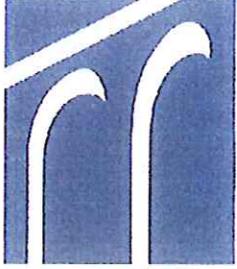
This AM we met with Tim Wise from ADM (and several others) and Andrew Lawrence from TCL, in addition to the SCSO regarding the plans for the control joints.

Current status:

1. The construction plans are 90% and good for AD Morgan to work on their final planning and preparations.
2. Point of discussion this AM was whether to use silicone or urethane joint material. Silicone lasts longer but not made for covering with paint (which could lead to water leak concerns) while the urethane does not last as long but can be painted over to protect it from sunlight and eliminate the water leak issue. We are moving ahead with urethane and an elastomeric paint.
3. TLC will submit their 100% plans to Arch Studios (Joe) and Doug today or Monday 8 Aug, and Joe will submit the final complete set on Monday or Tuesday.
4. Doug will send electronic plans to AD Morgan NLT Wednesday, 10 August.
5. AD Morgan will start on 15 August.

Scott B. Cottrell, PE
Public Works Director
319 E. Anderson Ave.
Bushnell, FL 33513
352-569-6700

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July 27, 2011

Bradley Arnold, Sumter County
910 North Main Street
Bushnell, FL. 33513

Re: Sumter County Jail Expansion – Paint

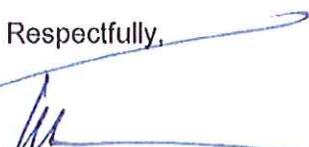
Dear Mr. Arnold,

The intent herein is to inform you of our desire to mobilize to the Sumter Jail Expansion project August 1, 2011 to commence paint remediation as per our agreement. It was my understanding that AD Morgan was to have received a layout document from your consultant TLC. As of this writing we have not received the new layout. As such we request that a representative from TLC meet us onsite August 1st at 8:AM to establish approved locations for the new joints. Once those locations have been identified and marked we respectfully ask that a representative from Sumter County review and inspect the new locations prior to our commencement of remedial activities.

Current projected manning levels will consist of two (2) workmen to perform the epoxy injection of the Immediate Needs and Intake & Release buildings. Two (2) workmen are projected to perform the installation of the new control joints followed by a four (4) man team to prep the buildings for new paint and to apply the new paint as agreed. I have attached a detailed schedule to this correspondence so that you can forward it to the Jail's staff to insure access to the facility. Currently we are projecting the completion of all remedial activities on or before September 11, 2011 weather permitting.

Should you have any questions or concerns, please do not hesitate in contacting me.

Respectfully,


Tim Wise, Project Manager
The A. D. Morgan Corporation

cc: John W. Kalaf, ADM
Jeff Heim, Service Painting
Louis Proietto, Proietto Painting

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July 5, 2011

Mr. Jim Strollo
Strollo Architects, Inc.
731 Franklin Lane
Orlando, FL 32801

Re: Architectural Services/Sumter County Jail Expansion Project ("Project")

Dear Mr. Strollo,

It remains Sumter County's position that the deficiencies associated with the Project, together with the lack of final certification of the Project, renders the invoices previously submitted to the County by Strollo Architects Incorporated ("Strollo") voidable, and thus preclude payment to Strollo for same.

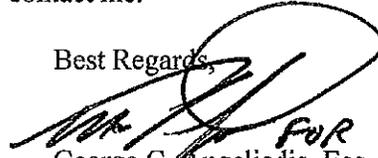
To date, the Project has suffered numerous setbacks to achieving what the County would consider final completion. The Project has experienced several deficiencies including, but not necessarily limited to, HVAC and humidity control issues in several areas, lack of hot water in several areas, interior and exterior paint failures, and excessive cracking of interior and exterior walls. Sumter County paid for the invoices associated with this defective work, which were submitted by the contractor and approved for payment by Strollo. Sumter County is in the process of finalizing the remediation plan and methodology associated with the interior and exterior paint failures, and is awaiting the contractor's position as to the problems associated with the HVAC system.

Despite the deficiencies detailed above, Sumter County remains willing to pay Strollo one-half of the principal amount charged in Strollo Invoice #23, which equals \$11,906.46, as an act of good faith towards final resolution of this matter. This amount does not include any interest charged by Strollo, as the County would dispute the application of same under the circumstances. In exchange for this payment, Strollo shall agree to provide Sumter County with engineered and certified architectural drawings which identify the number and proper location of expansion joints to be installed on the exterior and interior walls of the Sumter County Jail; Strollo shall agree to provide Sumter County with engineered and certified architectural drawings for the remediation of the tankless water system; Strollo shall agree to provide the CAD drawings for the Project; Strollo shall provide a final inspection of the Intake & Release

Facility; Strollo shall re-inspect the HVAC control system and paint remediation plan for the purpose of issuing Certificates of Substantial Completion; and Strollo shall provide all missing or incomplete information for the finalization of the "as-built" or "close-out" documents. If these terms are acceptable, please acknowledge the same in writing, to my attention, and I will prepare an appropriate release

Sumter County remains anxious to conclude the Jail Expansion Project, and looks forward to Strollo's cooperation in achieving this goal. Should you have any questions or comments, or wish to discuss this matter further, please contact me.

Best Regards,

A handwritten signature in black ink, appearing to read "G. Angeliadis" with a large, stylized flourish above the name.

George G. Angeliadis, Esq.
County Attorney, Sumter County