

# Sharon Standing Building Committee Meeting Minutes 6/13/17

## **SSBC Members**

Gordon Gladstone, Chair <b>absent</b>	Tony Branca <b>absent</b>	Richard Slater
Colleen Tuck	Bill Croteau <b>absent</b>	Steve Smith
Deb Benjamin	Rick Rice	Roger Thibault
Sara Winthrop		

## **Special Members**

Tilden Kaufman, Police Chief	Matthew Baldassari	Jim Wright, Fire Chief
Ken Wertz		

## **Additional Attendees**

Joe Sullivan absent	Chandler Rudert
Kevin Paton	Todd Costa absent
Richard Marks DPI <b>absent</b>	Bill Roche
Michael Williams KBA <b>absent</b>	Pete Gaudreau
Dan Bradford KBA	Greg Walsh KBA
Matt Walsh KBA <b>absent</b>	Allen Kealy roof on site rep <b>absent</b>

## **Administration**

- The meeting of the Sharon Standing Building Committee was called to order by Vice Chair Benjamin at 6:30 PM at the Public Safety Building.
- Future scheduled meetings: 6/27, 7/11, 7/25, 8/8, 8/22
- Chief Wright stated that a new air compressor and dryer were needed at a cost of \$4,040.94. A brief discussion ensued. Mr. Rice moved to authorize the Chief to purchase a compressor, kit, dryer and installation by Consigli. Mr. Slater seconded the motion and all voted in favor of approval.

## **Town Hall Renovation Project**

- Mr. Paton reviewed the changes he made to the plan and what he was presenting to the Selectmen at their 6/20 meeting. He commented that he increased the storage for the Town Clerk based on needs by incorporating a dedicated vault. Since early voting will need to be accommodated, this resulted in an increase of 621 square feet to each floor. The new estimate for the building is 12.5 million dollars. The cost per square foot is \$568.00 based on today's review for construction costs. This does not account for soft costs. Ms. Benjamin suggested that a plan with descriptions be put on line for the townspeople to see.

## **Public Safety Building**

### **Kaestle Boos Architects Report**

- 0 pending submittal, 2 open RFI's, 21 open change order requests that Consigli is pricing or KBA is reviewing.

- Mr. Gaudreau stated that the pricing of the canopies is \$80,000. Ms. Benjamin asked for a per canopy price as well as a site plan to determine necessity.
- Mr. Gaudreau said they are pricing scupper boxes with rain chains and scupper boxes with downspouts.
- KBA had a sound study performed for the conference room to determine if and where additional microphones need to be added.
- Three items needing to be addressed are 1) relocate dumpster, 2) at the top of the tower, the windows are fixed and thus no way to vent; KBA is looking at replacing with operable windows, and 3) irrigation system.

### **Consigli**

- The Construction Managers Report was presented and reviewed. The current GMP is \$19,578,428.
- The site contractor is remobilizing to start remaining site activities.
- Monument sign brick work will be completed this week.
- Final concrete slabs have been poured.
- Lockers to be on site next week.
- Req # 21 is being reviewed by Mr. Branca and will be presented at the next meeting.

### **Daedalus**

- Mr. Roche said we are on target for an 8/25/17 completion date and are 80% completed.

### **Heights Elementary School Roof Project**

- Mr. Walsh commented that there was a savings from bid to buy. The difference between the estimate and the actual cost will be added to the construction contingency budget. Note, that the MSBA will not approve costs above the actual bid costs budget but, keeping it is wise and if not needed will be returned to the Town at the end of the project. He requested that a letter is needed from Town Counsel that this is appropriate and correct. He said he is still waiting for the MSBA's response to the increase of \$27,000 for the white roof. He said that the MSBA engages a commissioning agent for accelerated roof repairs at each stage of the project: feasibility, 60% document level and 100% document level. The white roof was added at the 100% submission level.
- SGH is the commission agent and raised concerns regarding white roofs based on historical performance. Knight Bagge reviewed their concerns and did research as well and said this is a good product and they are comfortable with moving forward. Mr. Walsh commented that based on the information provided, and KBA information, we feel a white EPDM roof is appropriate for Heights Elementary school. They will start- 6/26 with

construction but install a safety fence on 6/20. Based on their schedule they will be completed by 8/18.

- The Greenwood contract for \$1,277,000.00 was signed. Mr. Rice moved to approve signature and Ms. Winthrop seconded the motion. The Committee voted in favor of approval.

### **Minutes**

Ms. Tuck moved to accept the minutes of 5/16/17 and 5/30/17. Mr. Slater seconded the motion and the Committee voted in favor of approval.

### **Invoices**

Mr. Thibault moved to approve all invoices. Mr. Smith seconded the motion and the Committee voted in favor of approval.

Daedalus - \$3,546.20  
CPI Communications - \$2,422.00  
Briggs - \$717.00  
Daedalus - \$19,375.00  
Kaestle Boos - \$16,360.00.

### **Adjournment**

Through unanimous consent the meeting adjourned at 8:30 PM.

Submitted:  
Rachelle Levitts  
Sharon Standing Building Committee

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(Gordon Gladstone)    Signature of Chair

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Date of Acceptance

NOTE: All Standing Building Committee minutes and attachments will be available for the public to read at the Standing Building Committee office located at the Community Center upon request.