

**Sharon Standing Building Committee
Sharon Town Hall
90 South Main Street
Sharon, Massachusetts 02067**

**SSBC Meeting Minutes
8/7/18**

SSBC Members

Gordon Gladstone, Chair	Robert Atwood absent	Richard Slater
Colleen Tuck	Marty Richards	Steve Smith absent
Deb Benjamin	Rick Rice absent	Roger Thibault absent
Sara Winthrop		

Special Members

Ken Wertz absent	Matthew Baldassari	Jim Wright, Fire Chief absent

Additional Attendees

Chris Powers Colantonio	Victoria Greer absent
Kevin Paton	John Marcus absent
Mary Bulso	Emily Burke absent
Jose Libano absent	Mike Gleason Sharon Advocate
Judy Crosby absent	Paul Queeney PMA
Kevin Nigro PMA absent	Matt Galerno PMA absent
Amy Garcia	Charlie Hay - Tappe
Joe Sullivan	Chris Blessen - Tappe
David Warne - Tappe	Frank Locker - Tappe
Heather Zelevinsky	

Administration

- The meeting of the Sharon Standing Building Committee was called to order by Chair Gladstone at 6:30 PM at the Public Safety Building.
- Future scheduled meetings: 8/21, 9/4, 9/25, 10/9, 10/23

Public Safety Building

- Mr. Sullivan said he spoke with Chandler Rudert and Snowden will be providing a cost estimate to correct the living quarter heat issue to Mr. Rudert. Mr. Sullivan should receive this shortly. Work is to begin on 9/1. There will be no markup on the change order.
- Mr. Sullivan said he will receive pricing for supplemental heat in the apparatus bay after September 1st and decisions can be made at that point. They intend to use the rear apron boiler as a heat source for the supplemental heat. He assured all participants that they will be here for warranty through the winter.

- Mr. Sullivan stated he is researching the ability for cable TV to broadcast live from the Public Safety Building.

Town Hall

- Ms. Bulso said that the last PCB testing was done and there are no results yet.
- Unit pricing is favorable.
- There was one abutter concern regarding trees that will be removed but, Mary Bulso will talk to them to show that they will be replaced. Also there is an area that has not been mowed or taken care of. Matt Baldassari will let the DPW know.
- Briggs proposal for testing will be brought to the next meeting at an amount not to exceed \$18,000.
- Elevator and resilient flooring RFQ's were re-advertised. Responses were received from 4 floor contractors and 2 elevator subs which are all qualified and acceptable. Prequalification did not eliminate any bidders.
- Mr. Paton discussed the transaction windows on the first floor. He visited multiple other town halls to see what they had installed. He is trying to address a level of daytime security and off hour security. He finds the preference is to treat all departments on the first floor the same. He showed a drawing of a combination of frosted glass panel to provide privacy and security while counting cash. He is working on a solution.
- Mr. Paton stated 90% sets are out. They are gearing up to review estimates and anticipate 100% sets on 8/23.
- Chris Powers said that 90% docs are in. They have gone out to bid on non-trade contracts. They are developing the non-trade contractors scope of work and the trade contractors scope of work. They are nearing the end of completing early trade bidding.
- Chris Powers provided the Committee with two options for early release packages. After much discussion the Committee chose by consensus to early release structural steel shops, rebar shops, mobilization and initial site items that will incur cost prior to final GMP. It also identifies costs incurred prior to filed sub bid results at which time GMP costs will be known.

Sharon High School

- Tappe provided a walk-through of their presentation which had been provided to the MSBA previously. They reviewed such areas of Community engagement and educational planning. They want to create an environment of growth and help put together a vision. They plan for future flexibility and developments in education, programs, spaces and relationships. They want the school to be a kid magnet. Tappe reviewed their team members, experience, construction estimating, controlling costs, approach to security and future flexibility. They stated that security is first priority and embedded within the basis of design.

- Chris Blessen will be the face of Tappe. He said they must consider all alternatives for locating a new HS in the Town per MSBA guidelines.
- Tappe says that they will request meetings and PMA will organize them. Tappe and PMA need to work out a three-day visioning session with school administration. Frank Locker is the educational consultant.
- Paul Queeney stated he has reviewed Tappe's fees and feels they are competitive; in the lower range. He stated certain extra services are out of the base contract such as site survey, geotechnical, traffic, preliminary hazard material testing and reporting. The OPM and architect fees are well within the Town Meeting money that was appropriated for the study.
- Ms. Benjamin moved and Ms. Tuck seconded a motion to authorize the Chair to sign the contract with Tappe in the total of amount of \$1,229,940.00. All voted in favor of approval.

Minutes

Ms. Benjamin moved to approve the minutes of 7/24/18. Ms. Tuck seconded the motion and the Committee voted unanimously in favor of approval.

Invoices

Vinagro \$30,569.29 and \$33,272.94 (TH)
Daedalus \$15,000.00 (TH)

Adjournment

Through unanimous consent, the meeting adjourned at 8:55 PM.

Attachments

Colantonio Memorandum/Schedule
Daedalus status report
Tappe estimate of hours feasibility/schematic design

Submitted:
Rachelle Levitts
Sharon Standing Building Committee

(Gordon Gladstone) Signature of Chair

Date of Acceptance

NOTE: 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.