

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

SSBC Meeting Minutes
9/3/19

SSBC Members

Gordon Gladstone, Chair	Marty Richards	Colleen Tuck
Deb Benjamin, Vice Chair	Richard Slater	Sara Winthrop
Matt Grosshandler	Steve Smith	
Rick Rice	Roger Thibault	Matthew Baldassari – Town Hall

SSBC Attendees and Others

Ron Caggiano– DPI – Town Hall	Kevin Paton – BKA – Town Hall
John Hobson – Colantonio – Town Hall	John Sayre-Scibona - Design Technique, Inc. – Library Kevin Monkiewicz – Design Technique – Library
R. Drayton Fair – LLB Architects - Library	LeeAnn Amend - Library
Jeff Porter	Cheryl Weinstein Library
Carolyn Weeks - Library	Bob Levin - Library

ADMINISTRATION:

The Meeting was called to order by Chair Gladstone at 6:30 and was recessed until the conclusion of the High School Building Committee at 8:28 at the Public Safety Building.

Future meeting dates: September 17th,

MEETING MINUTES: Minutes of August 20, 2019 were presented for review:

MOTION: To approve as submitted: Benjamin/Smith - unanimous

INVOICES AS RECEIVED:

Library:

Design Technique, Inv. # 21902.03 - \$2,185.00
Gelman and Cabral, LLC, Inv. # 22396 - \$ 721.00
LLB Architects, Inv. # 02-1925 - \$24,082.51

Town Hall:

~~Colantonio – Application # 12 – \$412,402.90~~ withdrawn pending signature
Ace Locksmith – Inv. # 81279782 - \$57.20
BKA Architects – Inv. # 0226284 - \$21,546.00
~~WB Mason – Inv. # 202197856 – \$299.99~~ withdrawn per Town Hall – not FF & E
WB Mason – Inv. # 202149034 - \$68.03

MOTION: To approve the invoices as submitted. (Benjamin/Smith – Unanimous)

TOWN HALL PROJECT:

Daedalus and BKA, and Colantonio gave an overview of the project. The punch list is going well. The interior glazing is not complete and has not been completely punched. The chair gave an overview of the job meeting today. There was a situation with the security system with the connectivity with the public safety and fire. There was a request at the job meeting to have a redundancy with the panic button alarming in the dispatch and the fire department. The protocols to deal with the panic button responses are in place with the appropriate public safety departments. Town wide buildings should have similar systems.

The plaque will be the same design that is at the Community Center.

LIBRARY PROJECT:

Mr. Fair, LLB has been doing some minor adjustment to the floor plan and layout. The tech area has been modified with a different orientation of the stairway. The wall between tech services and work area has been removed to allow for a better workflow. The youth desk and youth services office may be relocated to make better use of this space. The restrooms could be relocated to a more central location. Member Tuck and Slater raised concerns over the location of the plumbing and the bathrooms regarding additional cost. The multiple locations increase roof penetrations. The bathrooms are located over the electrical room and server room pose a risk in the event of a plumbing failure.

The committee were showed pictures of the Central School to look to incorporate some of the details into the exterior design of the new library. The exterior elevations. The north elevation has a blank wall where the proposed generator pad. The DPW has asked about a storage shed for gas powered equipment such as lawnmower and snow blower. The DPW does not need a storage usage. Historic Commission has been working with Member Grosshandler regarding the incorporation of historical style features to be incorporated in the exterior design. There was a review of the old photos of the Central School which at one time was located on this site. The committee discussed the historical features of the school and how to deal with the location of the entrances. The Central School was on School Street – not on North Main Street. It was felt that some of these details of the suggestions from the Historic Commission could be included in the design.

Ruth Beckerman–Rodau, abutter of the library project, asked if there would be a shed located on site, there will not be a shed located on the site. Would there be a dumpster? If a dumpster is required, it would be enclosed with fencing. We are approaching schematic design, there are a couple of more tweaks to be done before the estimate can be done. The committee asked for a basis of design for the exterior and interior of the building and the systems to be provided and approved at the next meeting before the estimate is completed.

The draft Request for Proposal (RFP) for commissioning services will be sent out to all committee members to be reviewed for the next meeting. The RFP for a Peer Review will also be drafted for review.

The first payment from the MA Library Building Commission (MBLC) has been received from the Town.

There was discussion regarding a schematic design estimate for the Library. In two weeks the could go through the tweaks, landscape design, finishes and HVAC and flush out all the details and present the schematic design to the committee. The Chair asked that the architect prepare a schematic plan and work flow to present to the committee for their review and approval at the September 17th meeting. It was decided that there would not be operable windows; would cause the MEP system to fail.

Member Thibault made an announcement of disclosure that he now works for a company that has done business with LLB architects in the past.

PUBLIC SAFETY BUILDING PROJECT:

None

Next Meeting: September 17, 2019

ADJOURNMENT:

Through unanimous consent, the meeting adjourned at 9:45

Submitted:

Maureen R. Doherty – Project Manager
Sharon Standing Building Committee

(Gordon Gladstone) Signature of Chair

Date of Acceptance