

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

SSBC Meeting notes
3-3-20

SSBC Members

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

Attendees and Others

Emily Burke – SBC	Kevin Nigro - PMA
Amy Garcia – SBC	Matt Gulino – PMA
Victoria Greer – SBC	Chris Blessen – Tappe
Tony Kopacz	Carolyn Weeks
LeeAnn Armand	John Hobson – Colantonio
Cheryl Weinstein	John Sayre Scibona- Design Techniques
Jeff Porter – LLB Architects	Drayton Fair – LLB Architects
Christian Riordan – Consigli	Chandler Rudert - Consigli
Kristy Lyons - Consigli	Kyle Raposo – Consigli
Tim Ericson – Consigli - absent	

ADMINISTRATION: The meeting opened at 6:30pm at the Public Safety Building. The next scheduled meetings of the SSBC are Tuesday, March 17 & 31, 2020

MEETING MINUTES: The following SSBC minutes were submitted for approval: February 18, 2020

MOTION: To approve the SSBC minutes of 2/18/20 as submitted. (Benjamin/tuck) unanimous

INVOICES:

High School Project

Tappe Architects, Inc. \$575,000.00

PMA Consultants \$87,690.01

Gelerman and Cabral \$2,145.00

MOTION: To approve the invoices for the High School Project as submitted: Winthrop/Benjamin - unanimous

Library Project: Tuck/Rice

Gelerman & Cabral, LLC \$16,905.26

Design Technique \$16,905.26

LLB Architects \$126,365.13

Design Technique \$9,292.00

MOTION: To approve the invoices for the Library Project as submitted: Tuck/Rice - unanimous

Public Safety Project:

Gelman and Cabral LLC \$234.00

MOTION: To approve the invoices for the Public Safety Project as submitted: Tuck/Rice - unanimous

Town Hall Project:

Signarama \$1586.00

Color Concepts, Inc. \$397.94

Boston's Best Solutions Tech, Inc. \$871.00

WB Mason \$63,588.94

Pro AV Systems Inc. \$4,970.00

MOTION: To approve the invoices for the Town Hall Project as submitted: Winthrop/Tuck - unanimous

HIGH SCHOOL PROJECT UPDATE:

The OPM presented Tappe's Contract Amendment # 3: Design Development – Construction Administration Additional Services for Hazardous Materials and Geo Technical Services for review and approval.

Chris Blesson, Tappe, gave an overview of the scope of services. These services will be needed for site permitting which will be based upon complete Design Development (DD) documents. It is anticipated that the documents will be submitted by the end of the month.

MOTION: To authorize the Chair to execute contract Amendment #3 and approve the reallocation of budget lines. Rice/Winthrop - unanimous

Consigli's Construction Manager Agreement was presented for signature.

MOTION: To authorize the Chair to execute the Construction Manager Agreement Rice/Winthrop - unanimous

Chris Blesson, Tappe, gave an update on the meeting today with the MSBA. A copy of the Design Development Review comments was distributed to the committee. It is important that the Committee review the documents that were sent out and have comments back to the OPM/Architect as well as the Chair by March 11. At the March 17 meeting, the committee will be asked to vote on the Design Development submission documents. The site plans, building and schematic plans are areas where the architects will be reviewing to reduce the costs as they move forward.

LIBRARY PROJECT UPDATES:

The OPM gave an update on the demolition permit process.

The estimate reconciliation meeting took place last week. The budget showed a lower cost of the construction. This reduction was the result of a clarification of the materials and the drawings. The members of the committee discussed value engineered items. The OPM will discuss the items with the library staff. Is it possible to estimate additional costs such as legal and redesign fees that may be needed on this project? The estimate also includes an alternate bid date, which would be put out a year then this escalation costs would be \$546,505. It was noted and discussed that the landscape as originally planned and the budget remained the same. There was no reduction on landscaping or the budget.

Commissioning – OPM recommends going with C3 for \$54,300. The work was estimated to cost approximately \$35,000 and quotes were obtained from several firms who have experience in providing commissioning services.

Peer Review for the HVAC/mechanical will be on hold until after the first report from KBA.

Michael Berkley, Pleasant Street, Abutter asked when we will be going to the Zoning Board.

Jeff Porter, LLB, responded that they are trying to get on the Zoning Board meeting on March 25th. The Select board asked for a delay of submission so that any comments from abutters could be reviewed. The Board of Health meeting is being coordinated.

Coordination of all these documents resulted in an amount of a month. Documents should be out on June 30.

The MBLC made comments regarding the second floor meeting room. The new floorplan improved flow and allows of patrons of abilities to use all areas of the library. There was discussion regarding the mixing of the tweens and the children's area. The collection for the tweens is in this area however, the "tweens" will be using young adult area. LeeAnn Armand, Library Director, feels the recommendations of the MBLC have improved the functionality of the building program. The members of the SSBC had questions on the use of the study rooms and the location of the media lab area. This plan works better with the existing staff. There is not an increase of staff.

The architect will continue to move forward with the development of construction documents.

PUBLIC SAFETY PROJECT UPDATES: There were no updates.

TOWN HALL PROJECT UPDATES: There were no updates.

ADJOURNMENT:

Through unanimous consent the meeting ended at 8:15pm

Submitted:

Maureen R. Doherty – Project Manager

Sharon Standing Building Committee

Gordon Gladstone

(Gordon Gladstone) Signature of Chair

March 31, 2020

Date of Acceptance