

Permanent Building Committee Meeting
Minutes of Tuesday, May 10, 2016
Town Hall, Room 130

Call to Order: Wayne Klocko called the meeting to order at 7:08 p.m.

Meeting Attendees:

PBC Members

Diane Jurmain, Wayne Klocko, Craig Schultze, Pat Sheehan, Jon Wine, Kim Borst (Secretary)

Other Attendees

Steve Agostini (Agostini), Julie Allen (Agostini), Keith Edison (Town of Millis – Chief of Police), Brian Main (Town of Millis – Project Manager),

Police/Fire Project:

Review and Approve Agostini CORs

The Committee reviewed Agostini's COR #58 for the cost to proceed with issuing a contract for all security wiring and devices as shown in the Valley Communications contract dated 5/9/16. This is for the police station only. There will be an additional change order for the interlock of the holding area doors that is not included in this quote.

Pat Sheehan made a motion to recommend to the Board of Selectmen that they accept Change Order Request #58 from Agostini Construction Company, Inc. in the amount of \$125,337.00 for Valley Communications to proceed with security wiring and devices. Diane Jurmain seconded and the motion passed unanimously.

The Committee reviewed Agostini's COR #67 for the not to exceed cost of \$13,000.00 to add tiered flooring in the training room that was originally value engineered out of the project.

Jon Wine made a motion to recommend to the Board of Selectmen that they accept Change Order Request #67 from Agostini Construction Company, Inc. in the not to exceed amount of \$13,000.00 for tiered flooring in the training room of the police station. Diane Jurmain seconded and the motion passed unanimously.

The Committee reviewed Agostini's COR #68 for a not to exceed cost of \$15,000.00 for Eversource to relocate the wires that are within an unsafe distance to the front of the building. Work cannot be done at this location unless these wires are relocated. Cost is still unknown, so if final cost is more or less than 'not to exceed' amount, the difference will be issued in a separate change order.

Diane Jurmain made a motion to recommend to the Board of Selectmen that they accept Change Order Request #68 from Agostini Construction Company, Inc. in the not to exceed amount of \$15,000.00 for Eversource to relocate the wires at the front of the new police station. Pat Sheehan seconded and the motion passed unanimously.

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The Committee reviewed Agostini's COR #69 to order a transformer through Eversource. Agostini to pay the invoice for the transformer directly to Eversource instead of going through the town in order to save on processing time.

Jon Wine made a motion to recommend to the Board of Selectmen that they accept Change Order Request #69 from Agostini Construction Company, Inc. for \$9,140.00 to order a transformer from Eversource. Craig Schultze seconded and the motion passed unanimously.

The Committee reviewed Agostini's COR #9 for \$1,238.00 for additional line striping and site modifications.

Jon Wine made a motion to recommend to the Board of Selectmen that they accept Change Order Request No. 9 from Agostini Construction Company, Inc. in the amount of \$1,238.00 for the cost to make sidewalk and line striping modifications at the site of the new police station. Pat Sheehan seconded and the motion passed unanimously.

The Committee reviewed Agostini's COR #26.1 in the amount of \$9,589.00 for the cost to maintain schedule. The cost is for overtime expended from 3/27/16 to 4/16/16 to maintain the schedule due to poor weather conditions and as directed in CCD #9. Carlyse also worked one Saturday of OT during this time period and it is not included in this cost. It will be forwarded at a later date. The Committee told Agostini no additional overtime should be billed moving forward.

Pat Sheehan made a motion to recommend to the Board of Selectmen that they accept Change Order Request #26.1 from Agostini Construction Company, Inc. in the amount of \$9,589.00 for the cost of overtime to maintain the schedule. Jon Wine seconded and the motion passed unanimously.

The Committee reviewed Agostini's COR #32 in the amount of \$1,728.00 for masonry changes to the base detail at the stainless steel chase. This cost also includes the added bond beams as shown in ASI #5 and #6.

Pat Sheehan made a motion to recommend to the Board of Selectmen that they accept Change Order Request #32 from Agostini Construction Company, Inc. in the amount of \$1,728.00 to add base detail at the stainless steel chase. Jon Wine seconded and the motion passed unanimously.

Powerline Options for Tower

Powerlines are too close to the front tower of the police station. The roof overhang is within the 10' safety zone established by the utility company. It was determined that the best solution is to have Eversource come out and raise the wires.

Telephone System Quote Review

The most recent telephone system quote from DSCI was reviewed with the committee. The price for phone service in both the police and fire buildings would be approximately \$9,000 to start with a \$710 a month recurring charge. If 2 or 3 copper lines are added that would be another \$75 per month. The IT committee has agreed that technology is moving away from a premise-based system towards Voice Over IP. This VOIP system is approximately \$40,000 less than the premise based system and offers lots of features as well as state of the art technology. The committee feels an obligation to go with this less

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expensive option that seems to be the way of the future. Chief Edison expressed concerns about a VOIP system in the public safety realm. It is extremely important that the system doesn't go down. Three possible points of failure have been addressed with switches, adding copper lines and also bringing in both Comcast and Fios for back-up. With these in place, there should be very little concern about the system completely failing. As this is a long term lease that involves recurring costs, this will need to go to the BOS. The committee will bring the costs of both the premise based system and the VOIP to the BOS and make the recommendation to go with the VOIP mainly due to the cost savings associated with it.

Craig Shultze made a motion to move forward with the DSCI proposal as written in the amount of \$8,940.00 in non-recurring costs and \$710.85 a month in recurring costs. Pat Sheehan seconded the motion and it passed unanimously.

Landscaping

During VE, the landscaping budget was reduced to \$55,000. The required landscaping comes to \$43,000 which leaves approximately \$12,000 for discretionary spending. The flagpole originally obtained for the police station won't work where it was originally intended so it was suggested that the new flagpole go to the fire station. There needs to be a flagpole somewhere at the police station, possibly mounted on the building. Looking into the price of irrigation and the cost of a new flagpole at the police station including wall blocking in the event that a mounted pole is the preferred option.

Schedule Update

Overall end date on the fire station has been brought in by 2 months. The apparatus bay should be done during the good weather, then rest of the schedule will be decided on. The overall end date to the police station hasn't changed, targeting September 15th move in and a November 9th completion date. Looking at March 2017 for the whole project to be complete.

Review Owner Furnished Items

List of items that need to be purchased was reviewed. The committee asked Chief Edison get quotes on everything for the police station in order to review at the next meeting.

9:05 p.m. - Jon Wine left the meeting.

9:08 p.m. – Julie Allen and Steve Agostini left the meeting.

Architect's Report

Construction status – making good progress. Areas of concern include the tower being too close to the power lines and the technology and the security and access control systems vendors that are not under contract yet need to be soon in order to expedite the work process.

Project Manager's Report

Brian Main reviewed the Project Manager's report for the month of April. Issues/Concerns raised included the need to maintain a robust construction contingency for the fire station renovation, the

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tower's proximity to the wires, and processing of agreements for the Owner's vendors needs to be timelier.

9:25 p.m. – Brian Main and Keith Edison left the meeting.

Invoices

Agostini's application for payment #251-10 for April in the amount of \$823,491.08 was reviewed by the committee.

Pat Sheehan made a motion to pay Agostini Construction Co., Inc. \$823,491.08 for services provided. The motion was seconded by Jon Wine and passed unanimously.

A bills payable schedule for CDR Maguire for services rendered through April was reviewed.

Pat Sheehan made a motion to pay CDR Maguire \$26,582.73 for services provided. The motion was seconded by Craig Schultze and passed unanimously.

A bills payable schedule for PK Associates, Inc. dba Briggs Engineering for services rendered through March 21, 2016 was reviewed.

Diane Jurmain made a motion to pay PK Associates, Inc. \$150.00 for services provided. The motion was seconded by Craig Schultze and passed unanimously.

Minutes

Meeting minutes from 4/12/16 were presented and reviewed.

Wayne Klocko made a motion to accept the minutes of 4/12/16 as written. The motion was seconded by Craig Schultze and passed unanimously.

Adjournment

Wayne Klocko made a motion to adjourn the meeting at 9:35 p.m. The motion was seconded by Pat Sheehan and passed unanimously.

Submitted by:

Kimberly Borst

Secretary, Permanent Building Committee

The next meeting of the Permanent Building Committee will be held on June 14, 2016, 7 p.m. at the Town Hall, room 130.

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