

Public Safety Building Committee Meeting
Meeting Minutes -Amended

Date of Meeting: October 19, 2006

Place: Town Hall

Meeting called to order at 7:05 by Chris Gagnon

Members present: Jason Bergeron, Larry Barrett, Al Rickheit, Jeff Brooks, Gail Dumont. Lincoln Stiles, Chris Gagnon, Phil Esposito, Mary Neal

Invited guest: Dave Lager, Jamie Rheault

First order of was the discussion of the second site collapse. Chris advised the committee that a section of the back wall of the building site had eroded and collapsed sometime after the last rain storm. The collapse and erosion has once again deposited silt into the wetland area below the site. Discussion then ensued as to what happened at the site and why it happened . Joe Montalvo from Holden Sand & Gravel joins the meeting.

Jamie, from Whitman & Bingham, then reviewed with the committee what he believed to be the cause of the recent collapse and erosion. The problem appears to be caused by run off that collected in the lower area of the site. The run off then seeped into the ground and exited the site approximately 4 feet down on the back banking causing the erosion and collapse. It is his opinion this failure will continue to happen until the site is stabilized. The solution is to get the run off into the storm water basin. However, if the run off is diverted now the run off will have silt that will contaminate the storm water basin and the storm water basin will need to be reconstructed.

Discussions then ensue about possible solutions to stabilize the site. Alternative measures such as adding berms, adding drainage to the storm water basin, adding rip rap are discussed. Jamie advises the committee that next Monday or Tuesday the architect, Brian from Whitman & Bingham, and engineers from Geotech will be meeting at the site to review the current situation. Based upon their review the committee should not take any action until then. In Jamie's opinion the best solution would be to install the specified drainage system bring the site up to grade and rough pave the site as proposed in the previous building proposal. This would eliminate the site ground water issue and not cause a problem with silt entering the storm water basin.

Discussion then ensues about getting all this work done prior to winter weather setting in and getting the rough paving done before the temperatures go below 40 degrees the minimum required for paving. Site work would need to be started in the next week or two to finish prior to the expected paving cutoff date. Committee discusses the possibility of cutting a change order to get the site drainage and grading done. Discussion then ensues about how the paving could be done before winter. Committee is advised that many construction sites are rough paved before the building is done just for environmental concerns like this site. Chris will discuss with the town administrator what options are available to the committee to get the site paving completed in the short time frame available without going out for bids which would extend the time beyond the potential paving temperature deadline.

A motion is then made by Gail and seconded by Al that the committee votes to authorize a change order not to exceed \$72,600 for the installation of site drainage. After further discussion Gail withdraws her motion. Committee agrees to wait until next week to consider any action until the site report from architect and Geotech engineers is available for review and discussion..

Next committee item was the review of the building funds and expenses spread sheet prepared by Kevin Paicos. The spread sheet is to be a tool for the committee to see what the current expenditures and expected expenditures are compared to the funds available. Currently the spread sheet shows an \$800k deficit with the new building design and expected expenditures. Committee discusses the \$800k is high from where the last meeting was left (estimated under \$500K) and some items on the spread sheet were

not known to the committee until now. Motion was made by Phil and seconded by Al that the town accountant be invited to attend one of the next committee meetings to provide an accurate up to date accounting of the current finances of the project.

Committee then discussed the soft costs associated with the sewer connection (\$40K) and the cost that was used. Kevin explained that this was a town sewer commission charge and that it should not be used as the town should not be charging itself.

Chief Larry Barrett then advised the committee of his and Jason's discussions with the architect regarding floor plan revisions. The chief advised the committee that square footage was not being added to the building but various rooms were being moved around to better fit the work requirements of the both departments. Chief Barrett advised that a final review meeting was being held tomorrow and the committee could have a plan to review in a few weeks. Discussion then ensued about whether the building code requirements for the new building require the building to have an elevator for handicap access. Elimination of the elevator would save some \$100K if not required. It was decided this was a question for the architect to answer. Committee reps would ask Architect at the meeting scheduled for tomorrow.

Next item was the review of a letter with the anticipated timeline for the project as submitted by the architect. Timeline submitted currently estimates completion of the design development phase by October 31, Construction Document phase in November–December, project ready for bidding no later than mid January, the bidding process taking 6 weeks, then a contract award in 30 days.

Next meeting was then set for Wednesday October 25, at 7:00 PM Town Hall

A brief discussion then took place about the committees vote to eliminate the hardware store as a site and the lack of the entire committee being present for the vote. Jason Bergeron had to leave that meeting prior to the committees vote. Chris asked Jason if he was OK with the notation made in the last meeting minutes about that Jason would have voted no if he was present. Jason discussed that the hardware store site was no longer available and that further discussion would not do any good.

Motion was then made by Chief Barrett and seconded by Gail Dumont to approve the meeting minutes of 9/27/06 as submitted. Committee votes to accept the minutes as submitted.

Motion was made to adjourn by Chief Barrett and seconded by Jason. Committee voted to adjourn at 9:00 PM

Committee Handouts:

Meeting Agenda

Caolo & Bieniek Associates October 4 letter

Project Financial summary spread sheet from Kevin

Respectfully submitted

Jeff Brooks