

Public Safety Building Committee  
Meeting Minutes January 4, 2007  
Town Hall

Attendees: Jeff Brooks, Chris Gagnon, Larry Barrett, Mary Neal, Gail Dumont, Jason Bergeron, Al Rickheit, Phil Esposito, Lincoln Stiles  
Guests: Tom Kondel NETCO; Curtis Edgin

Meeting called to order at 7:08 PM

Committee reviewed a package of emails between Dave Lager of NETCO, Curtis Edgin, Brian Milisci of Whitman & Bingham, and Joe Montalvo regarding recent site work, site signs, and repairs for the wash out area over the back hill.

Committee was then introduced to Tom Kondel of NETCO who has been filling in for Dave Lager while he is away. Tom provided the committee with an update on the site work and discussed some of the areas that need additional work. The two areas identified as needing work were the area where the retention pond outflow is and the center area where the building will sit. Other discussion ensued about why 10 truck loads of additional fill were required in the front area of the site if the original HS&G contract called for the site to be graded to within 18" of the finished grade. Tom asked if he could get a copy of the original bid documents that HS & G bid the site work to. Curtis advised he would provide the original bid documents and change order to NETCO for review. Discussion ensued about whether time sheets had been submitted by Holden Sand & Gravel for the recent site work. No time sheets appear to have been turned in. Committee agreed that no further payments to HS&G should be authorized until all time sheets have been received. Tom advised that he was planning on meeting Brian at the site and would prepare a punch list of any site work to be completed.

Committee then reviewed the schematic cost estimates just received from A.M Fogarty. Several items of the cost estimate were discussed such as siding type, the masonry on the exterior, and roof framing. Chief Barrett advised that in his review of these estimates some of the estimates were based on some of the older designs and not what is currently planned. Total base bid estimate for this building is now at \$4.3 million dollars. Estimate does not include the 3 bid alternates. Bid alternates are :# 1 alternate is to add main level cells \$65,561. Base bid includes only 1 cell. #2 Alternate adds both fire and police locker rooms fit up \$298,574. Base bid only has rough plumbing for locker rooms. #3 alternate adds training room fit up \$113,130. Base bid does not include finishing the training room. Committee then discussed the alternates listed and other possible alternates that could be added to the final bid package.

Discussion ensued about only finishing one set of locker rooms and not both and adding the exterior masonry as another alternate. Other discussions ensued about taking the finish black top out of the bid package and having it done via the town contract. The \$15K estimated for exterior landscaping was also discussed as to whether it could be done later. It was discussed with Curtis that the committee wanted to have enough alternates (\$\$\$) in the bid package to ensure the completion of the base building would come in below budget and that both departments could function for a time with out all the alternates finished work.

After further discussion a prioritized list of alternates was defined. The list of alternates are 1. finish the police locker rooms, 2. finish the FD training room, 3. add the two police cells 4. Finish the fire locker room, 5. add the exterior masonry finish. Gail made a motion and Mary seconded that the committee agrees on the prioritized list of alternates totaling approximately \$477K to \$528K. Committee voted in favor of the motion.

Phil made a motion and Jason seconded to have the finish black top paving and the landscaping plantings removed from the bid. Committee voted in favor of the motion.

Chris advised the committee he would try to schedule Kevin Paicos and the town accountant Jim for the next meeting to discuss available finances.

Curtis then reviewed with the committee an estimated time line for the bid process. A bid date with plans available to bidders on or about January 29, on or about the week of February 12 for filed sub bids, General Contractor bids end of March. Bid award and start of construction mid to late April.

Committee then reviewed a request for payment from the architect for completion of the 50% bid drawings in the amount of \$62,000. Larry made a motion and Jason seconded for the committee to authorize the payment as requested. Motion passed

Committee reviewed the request for payment from PJ Keating for \$48,545.54 for the paving work. It was suggested that \$10,000 be held back for punch list items identified by Tom Kondel. Lincoln made a motion and was seconded by Mary to authorize payment to PJ Keating for \$38,545.54. Motion passed. Tom Kondel advised the committee that he would on Tuesday mark any bad spots in the paving.

Committee then discussed two estimates received for signage at the building site. One estimate was for \$607 the other in a different material for \$395. Al made a motion and seconded by Gail approving the expenditure of \$395 for Chief Barrett to have signage made.

Chief Barrett then advised the committee he was getting cost estimates for the dispatch console equipment, the radios system and the phone system.

Chris advised that the fire horn on the town hall was discussed at the Selectman's meeting and may be a possible warrant article.

Next meetings were set for Thursday, January 11 at 7:00 PM at the Town Hall and 7:00 PM January 18 at the Town Hall.

Minutes of the November 30 2006 meeting were discussed and approved as submitted.

Motion made by Larry and seconded by Jason to adjourn the meeting. Meeting was adjourned at 9:10 PM.