

Permanent Municipal Building Committee (PMBC) Minutes

Tuesday, April 1st, 2014

Approved 5/27/14

Wayland Town Building

Selectmen's Meeting Room

**Attendees**

PMBC Members: Doug Goddard – Chair, Brian Chase, Joe Lewin, Tom Abdella, Eric Sheffels, Mike Gitten-  
Middle School Project (arrived at 8:00 pm)

Ex-Officio Members: John Moynihan

Absent: Jon Mishara, Massimo Taurisano, Donna Bouchard- Middle School Project

Guest: Joshua Sidney – KVA, representative for the DPW Project

Meeting called to Order at 7:05 by Doug Goddard, Chair

**Public Comment;**

There were no members of the public present to give comments.

**DPW Facility Project—Invoice Approval**

Invoices were presented for approval on the DPW Project:

NStar Electric Service	\$8,142.00
NGrid Backcharge for gas service	\$64,222.00
Weston & Sampson services	\$25,500.00
Total Invoices	\$97,864.00

Motion was made by Doug Goddard to approve DPW invoices for payment in the amount of \$97,684.00.

Tom Abdella seconded the motion

**Vote:** 5-0-0 to approve the motion

**DPW Project Update**

John Moynihan provided an update on the Project:

1. Contracts have been executed and returned to Wayland by G&R Construction. Town Counsel is the only remaining Wayland representative to execute the agreements.
2. Start date for construction of the Project has been established as 4/14/14
3. First Project meeting was held with the Project Team for introductions and to review permitting, order of conditions and other regulatory issues.

4. G&R has been requested to come to the PMBC Meeting on April 29<sup>th</sup>.
5. Weekly Project Team meetings will be held Thursdays at 1 pm. First meeting will be held at the Town Building 2<sup>nd</sup> floor. Subsequent locations to be determined.
6. Joshua Sidney, representative from KVA, shall be onsite full time once construction commences.
7. Budget format was reviewed.
8. Discussions were held on construction change order process per KVA's 3/18/14 memo.
9. John Moynihan reported that construction testing services were bid to 3 firms. UTS was the low bidder. Wayland has been successful using them on other projects including the new High School. This will be a unit price deal worth approximately \$9,000. Some of this scope has been included in the lump sum price for G&R Construction. That scope which will be done by UTS, will be a deduct change order from G&R. It was recommended to remove this scope to be able to provide independent 3<sup>rd</sup> party testing. This will provide Wayland with a better assurance of quality control.

### **ESCO Project**

Ellen Tohn, chair of the Energy Initiative Advisory Committee (EIAC) and Anne Harris, member of the EIAC joined the meeting to discuss the ESCO Warrant Article in preparation for Town Meeting

Ellen explained the article would be part of the Capital Budget at town Meeting and the EIAC was requesting a vote of the PMBC in favor of the Project

Discussion ensued regarding the pros and cons of the Project.

The PMBC reiterated their position that as a committee our role is not necessarily to advocate for or against a project, but rather to evaluate certain technical and project delivery aspects of a project.

Motion was made by Doug Goddard recommending the PMBC issue the following statement as to the committee's position on the ESCO Project:

"The Public Municipal Building Committee reviewed the proposed Wayland Comprehensive Energy Savings and Capital Upgrade Program in terms of approach, cost and methodology and found it to be an efficient and effective mechanism to address substantial deferred capital maintenance projects."

Motion was seconded by Joe Lewin

Vote 5-0-0 in favor of the motion

### **Middle School Roofing Project Report-**

John Moynihan presented final invoices for approval. Invoices submitted were as follows:

DiMarinisi & Wolfe	\$1,000.00
Capeway Roofing	\$98,290.40
Capeway Roofing Change Order	\$39,164.00

Total Invoices

\$138,454.40

John Moynihan indicated these are all the final invoices for the project.

John Moynihan indicated the clerestory replacement windows would be included as a capital request at Town Meeting.

Motion was made by Eric Sheffels to approve the payment of \$138,454.40 in final invoices for the Middle School Roof Project.

Joe Lewin seconded the motion.

**Vote:** 5-0-0 to approve the applications for payment.

**Approval of Meeting Minutes**

Motion was made by Brian Chase to approve the PMBC Meeting Minutes of 3/11/14

Joe Lewin seconded the motion

**Vote:** 4-0-0 in favor

**Additional Items not Anticipated:**

No additional items were discussed.

Brian Chase made a motion to adjourn.

Joe Lewin seconded the motion

**Vote:** 4-0-0 to adjourn.

**These meeting minutes represent the meeting, and recorded as understood by**

**Brian Chase. If you feel that these minutes and their content are in error, please contact Brian at [bchase@tcco.com](mailto:bchase@tcco.com)**

Respectfully Submitted,

Brian Chase