

MEETING MINUTES

Permanent Municipal Building Committee (PMBC)
Tuesday, May 31, 2016, 7:00 p.m. *Approved 6/28/2016*
Wayland Town Building

Attendees:

PMBC Members:	Brian Chase, Eric Sheffels, James Riley
Stone's Bridge Project:	Elisa Scola, Tonya Largy
DPW Project:	Chris Brown, Jonathan Mishara
Claypit Hill Project:	Michael Gitten
Ex-Officio:	Ben Keefe, John Moynihan

Meeting called to order at 7:03 p.m. by James Riley, Chair

Public Comment

None

Stone's Bridge Project: Recommend approval of designer selection

Ben reported that the Stone's Bridge evaluation committee reviewed two proposals submitted from Weston & Sampson and Structures North. They checked references for both and each received positive responses. The evaluation committee chose Structures North due to its extensive experience with dry laid stone. The design will be completed this year with repair to begin in 2017. Eric Sheffels requested that Ben arrange a kick-off meeting with Structures North and PMBC that will educate the Committee on what to expect with restoring a dry laid historic stone bridge.

Motion made by Brian Chase that Ben Keefe negotiate with Structures North per the Town's RFQ not to exceed \$50,000, seconded by Eric Sheffels and approved with a vote of 5-0-0.

Status/Review of the DPW Project

John Moynihan reported that there are about 17 outstanding items, the majority of them are small. There are currently 7 ballasts that need to be replaced under warranty in addition to 10 that have already been replaced. John stated that Griffin contacted the manufacturer and was told that we must have received a bad batch. Given the failure rate of the ballasts, members suggested that the warranty be extended or ask contractor to replace them all.

The two biggest items are the cupping of the bituminous ramp which may need to be replaced and landscaping. G & R stated the cupping may be a result of the machinery being too heavy. John received a letter from the subcontractor's lawyer asking for payment and requesting plans. Town Counsel replied to the subcontractor's lawyer last week. This is a dispute between G & R and its subcontractor according to John, and the Town has no liability. Eric Sheffels asked John to bring in a

chronological status report with specifications and determine what contractor and subcontractor lien releases we have on file.

John is holding back \$15,000 until the landscaping is corrected. The landscaper visited the site and acknowledged that they must have received a bad seed batch and agreed to reseed. Instead of a wildflower mix, the landscaper will reseed with clover that will result in a consistent height.

Repainting of roof top units that are peeling is in process.

As May 31 ends the year's warranty, John is contacting contractors about warranty issues.

Chris Brown reported that trucks are cleaned every time they return to the facility and that some mechanical work is now done in house.

Installation of security cameras have been resolved by one union. The second union is still deliberating.

Solar panels remain to be installed most of the rest of the solar equipment is installed. PMBC requested that Ben confirm that no warranties will be affected by solar panel installation.

Status/Review/Invoice Approval – Claypit Hill Windows Project

Ben reported that a portable containment unit will be used. This relaxed method will allow installers to work on one classroom at a time. Work will start either June 22nd or 23rd. Members discussed and reviewed Pinck's invoice.

Motion to approve Pinck & Co., invoice, dated 5/26/16 for OPM services.

Motion made by Michael Gitten, seconded by Brian Chase and approved with a vote of 4-0-0.

Pinck & Co., OPM services, 1/28/16-4/1/16	\$2,827.50
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Approval of Minutes

Motion to approve minutes of April 19th, April 26th, and May 18th as amended made by Brian Chase, seconded by Eric Sheffels and approved with a vote of 4-0-0.

Members' Concerns

A new member is scheduled to meet with the Board of Selectman next week. A second candidate is being sought.

Other business not reasonably anticipated by Chair 48 hours prior to meeting.

None

Adjourn

Brian Chased moved to adjourn, seconded by Eric Sheffels and approved with a vote of 4-0-0. Meeting adjourned at 8:02 p.m.