

Permanent Building Committee

Meeting of September 14, 2023

Online Meeting 7:30PM

Approved

A duly called and posted meeting of the Permanent Building Committee was held via online mediums, 7:30 PM, September 14, 2023.

PBC Present: T Goemaat (TG), M King (MK), S Littlefield (SL), ~~M. Tauer (MT)~~, Jose Soliva (JS)

Staff: S. Gagosian (SG), D. Elliott (DE), G. Remick (GR), ~~M. Jop (MJ)~~, ~~D. Lussier (DL-Schools)~~, ~~J. McDonough (JM-FMD)~~, ~~Cricket Vlass (CV)~~, ~~Dave Cohen (DC)~~, ~~N. Ponte (NP)~~

Liaisons/Proponents: T. Ulfelder (TU-SEL), C. Mirick (SC-CM), L. Eisenberg (SC-LE) W. Paul (WP-Advisory), ~~G. Smith (GS-Hardy)~~

Consultants: J. D'Amico (JD-Vertex), E. Sarazin (ES-Vertex), ~~J. Rich (JR-WT Rich)~~, B. Paradee (BP-WT Rich), ~~Z. Politano (ZP-WT Rich)~~, R. Park (RP-SMMA), J. Williams (JW-SMMA), ~~M. Dowhan (MD-SMMA)~~, ~~E. Mulligan (EM-SMMA)~~, ~~P. Rebuck (PR-SMMA)~~, ~~M. Reid (MR-SMMA)~~, ~~J. Hart (JH-SMMA)~~, ~~A. Iacovino (AI-SMMA)~~, ~~A. Oldeman (AO-SMMA)~~, ~~P. Ammon (PA-SMMA)~~, ~~M. Dion (MDion-SMMA)~~, ~~J. DeVito (JDV-SMMA)~~, ~~T. Pelletier (TP-SMMA)~~, ~~J. Dombrowski (JD-SMMA)~~, ~~J. Badershall (JB-SMMA)~~, ~~M. Rice (MR-SMMA)~~, ~~P. Kleiner (PK-Schwartz Silver)~~, ~~S. Marshall (SM-Schwartz Silver)~~, ~~K. Laser (KL-Schwartz Silver)~~, ~~R. Lynch (RL-Shawmut)~~, ~~R. Joubert (RJ-Shawmut)~~, ~~J. Pollock (JP-Shawmut)~~, ~~L. Slaven (LS-Shawmut)~~, ~~Sam Hanna (SH-Shawmut)~~, ~~M. Jarvis (MJar-Shawmut)~~, ~~M. Alcorn (MA-Shawmut)~~, ~~K. Ho (KH-BETA)~~, ~~T. de Ruitter (TdR-BETA)~~, A. Serrano (AS-Consigli), ~~T. Robertson (TR-Consigli)~~, M. Suscovich (MS-Consigli), ~~M. Consigli (MC-Consigli)~~, ~~B. Barry (BB-Consigli)~~, ~~M. Boucher (MB-Consigli)~~, ~~N. Liu (NL-Schwartz Silver)~~, ~~J. Brenton (JB-IMEG)~~, ~~M. Stefura (MS-Stefura)~~, ~~A. Baille (AB-Stefura)~~, ~~S. Hawkinson (SH)~~, ~~P. Weygint (PW-SMMA)~~

Citizens Speak

- None

Town Hall Renovation

- MS provided a construction update:
 - Elevator footings and column footing complete
 - Lower Level backfill and compaction/underdrain installation.
 - Rolling scaffold being erected in Great Hall.
 - CMU infill taking place in core.
- AV Booth Design Update: SSA Amendment for additional design services was reviewed by FMD and MT, and SSA was authorized to proceed based on direction from the last meeting.

It was moved by TG and 2nd by SL to approve SSA's Amendment #6 in the amount of \$6,000.00 and authorized Stephen Gagosian to sign on behalf of the PBC. It was approved via roll call vote 4-0 (SL, MK, TG and JS).

- Reviewed MAAB Exterior Railing Design: KL presented (3) options for the MAAB mandated handrail for the northwest side of the building. Option 1: was for a simple pipe rail that meets the requirements. Option 2: was for a rail that replicates the bronze railings at the west and new front entry and Option 3: was for a railing with some of the details of the west and front rails but is made out of steel. A lengthy discussion followed the presentation of these options. TG supported Option 1 and JS supported Option 3. TG did ask what the final finish was on the Option 1 rail, Color-galv was the response. TG asked about painted steel option to which MS responded it to be a \$1K savings. TG felt that with the additional scope that the project is encountering that we cannot afford Option 3.

The PBC and the proponent agreed that Option 1 was the selection, including a Color-galv finish.

- Reviewed Change Request Log- Submitted Items:
 - CPR-012- Low speed high volume fan finish selection for \$9,470.57.

PBC provided a head nod approval for the changes.

- Reviewed Change Request Log- FMD Approved Items:
 - CPR-039- Juliani Room floor pocket infill for new steel for \$2,490.96. KL provided explanation.
 - CPR-067- Masonry repair/infills for \$12,793.99. KL provided explanation.
 - PBC asked about CR-053 and CR-060: MS provided explanation of these items.
- Reviewed Consigli's Requisition for Payment #7. The PBC had no comments.

It was moved by TG and 2nd by SL to approve Consigli's Requisition for Payment #6 in the amount of \$694,140,95 and authorized Stephen Gagosian to sign on behalf of the PBC. It was approved via roll call vote 4-0 (SL, MK, TG and JS).

Hunnewell School

- Reviewed PCO Memo: Update only. No head nod items.
 - PCO 8072 REV 1- Two hour ceiling at elevator machine room for \$2,628.
 - PCO 8168- Security changes for \$2,310.

PBC provided a head nod approval for the changes.

- ES provided a construction update:
 - Curtainwall testing ongoing
 - Finish work is ongoing on first/second levels.
 - MEP finish work ongoing
 - Cameron Street has been milled.
 - Permanent power is on.
- A discussion took place regarding the Swellesley Report doing a story. MK felt it was too soon and others agreed. CM will reach out to let them know it will be later in the project. TG asked JD whether other towns do this, he said it varies from town to town but he felt it to be a little early. The PBC discussed whether we provide some second floor photos. SL felt we delay and provide them some photos now.
- Dedication Plaque was discussed with TG stating the JM has been very much involved in the project.
- MK brought up an issue of standing water at the bio-retention area, SMMA is reviewing and is looking at raising the grade to alleviate this issue.
- ES mentioned a Verizon easement and Vertex is trying to get more clarification as to whether it is required. SG is also following up with TC. TU offered to provide the name of the attorney that was involved in other Verizon negotiations with the town.
- Reviewed WT Rich's Requisition for Payment #19. The PBC had no comments

It was moved by TG and 2nd by SL to approve WT Rich's requisition #19 for \$2,365,521.00 and authorize Stephen Gagosian to sign on behalf of the PBC. It was approved via roll call vote 5-0 (SL, JS, TG, MK, and CM).

Hardy School

- ES reviewed the PCI Summary: No items to approve.
- Route 9 work was reviewed. CR- 061 will be T&M with a NTE cost. Base contract work will be done during the day and the water line cut and cap work will be done at night. Costs will be covered by buyout savings on the project. SL felt the DPW Board needs to be made aware of this last minute scope add not mentioned previously during DPW drawing reviews. PBC will undertake this work under protest due to the November 15th winter deadline for work in Route 9. TG feels a Chair to Chair discussion needs to take place. MK feels very strongly about this, and that their requirements need to become part of DPW written standards for all projects; he stated that these types of adds are not the first time this has occurred on PBC projects over the years.

- ES presented construction update: SL asked if we are ready for school to start, ES responded that we are.
 - Steel erection is complete and decking being installed.
 - Elevated slab pours in Part A will be happening shortly.
 - Interior utility work is ongoing preparing for SOG shortly.
 - Off site ramp work is complete and being punched, some additional discussions with DPW.
- JP presented that Shawmut feels the use and rental of the Power Shed that is currently at Hunnewell will be brought to the Hardy site and will provide insurance in case switchgear is delayed for any reason. SL felt it is worth doing.
- Reviewed Shawmut's Requisition for Payment #21. The PBC had no comments
It was moved by TG and 2nd by SL to approve Shawmut's requisition #21 for \$1,971,905.15 and authorize Stephen Gagosian to sign on behalf of the PBC. It was approved via roll call vote 5-0 (SL, JS, TG, MK, and LE).

New Business

- SG brought up review of Annual Report and if the PBC had any comments to send them by mid next week. SL did request to indicated the transferred funds be identified by project.
- Discussed end of year meeting dates. PBC to review whether 11/30 and 12/14 will work.

PBC Administrative Business

- New hire starts next Wednesday.
- SG presented the meeting minutes for August 24, 2023.
It was moved by TG and 2nd by SL to approve the Meeting Minutes of August 24, 2023 as presented. It was approved via roll call vote 4-0 (SL, MK, JS, TG).
- SG presented the Invoices. There were no comments.
It was moved by TG and 2nd by SL to approve the Invoices as presented. It was approved via roll call vote 4-0 (SL, MK, JS and TG).

The meeting was adjourned at 8:42 PM.

Respectfully Submitted,

Richard H. Elliott AIA, PMP
 Facilities Project Manager

Meeting Documents

- Staff Summary Agenda 9-14-23
- PBC Invoice Sign Off 9-14-23
- 9-14-23 PBC Agenda
- Hardy Code Red 32050
- PBC Minutes 08-24-23 Final Draft
- THI CORT August 8461722
- THI Hill Invoice 05
- THI STI 5026
- THI WestonSampson 9230118
- THI Yankee Engineering 31340
- Annual Report PBC23 (2)
- 3 Week Look Ahead 09.11.23

- Hardy Construction Budget
- 191180 - MSBA Wellesley Hardy ES Application #21 Final_SMMA Signed
- BT - DRAFT - RT 9 Cut-Cap - Revised Proposal Cover Letter_Cut & Cap House Services @ water main
- BT061 - Route 9 Waterline Cut-Cap per PR-009
- BT062 - Route 9 Cost Impacts per Permit Issuance (Mill & Overlay) - Base Contract Scope
- Hardy School - PBC PCI Summary (for 09.14.23mtg)_rev1
- Power Shed Discussion
- Hunnewell Construction Budget
- DRAFT 10-R1 Dedication-Plaque_COLOR-no-bevel
- Hunnewell - PCO Log for 09.07.23 for 09.14.23 PBC Meeting
- Hunnewell - Requisition #19 - August 2023 rev 9.8.23
- MEMO - PBC PCO Summary (for 09.14.23 mtg)
- 4WKLA 09-12-23
- THI Construction Budget
- 2002-THI-Amendment 6_LetterProposal-2023-09-07_R3
- 2002-THI-Slides-PBC-25_Site Railing_2023-09-14_R1
- 2743 - WTH Consigli CR Log 9-14-23 for PBC
- Consigli Pay Req 07 Final_SSA