

PERMANENT BUILDING COMMITTEE
Minutes – October 29, 2014

Present: Co-Chairs Michael Melnick and Elaine Jones, Craig Blake and William Braun. Also present: Facilities Director James Kelly.

The meeting was called to order in the DPW Conference Room at 7:30 p.m.

Minutes The following 2014 minutes were reviewed and approved: June 11 and 18; August 7 and 21; September 3; and October 6.

Membership Mr. Melnick will be contacting engineering associations relative to HVAC systems professionals living in Sudbury and will follow up with direct contact relative to interest in serving on the PBC.

Police Headquarters Mr. Melnick reported on the site meeting held on October 16 and informed the group that clearing in preparation of the site work is underway. There has been no action by the Engineering Department as yet on the plan for the revised easement showing the new location of the Sudbury Housing Authority (SHA) access drive.

A ground breaking ceremony has been scheduled for October 31, at 10 a.m.

It has been suggested by the OPM, Neil Joyce, that a proposal be requested from Hutter for completion of the canopy roof and storage building foundation, recommending that the latter is best done while the site work is in play. After discussion it was decided to postpone the storage building foundations at present and reconsider the installation after the bulk of the site work was completed and the extent and cost of the builders and ledge were determined. Hutter would be asked to submit a proposal for the canopy roofing since it was not included within the bid documents.

Nixon MSBA Project Mr. Blake informed the Committee that the submittal to the MSBA has been completed and preliminary discussion has taken place in regard to the lead paint and caulking. The findings of the structural review conducted by a professional engineer hired by Baker Wohl has been questioned by PBC members who are structural engineers and a structural engineer hired by the PBC relative to the basis and the conclusions drawn. Therefore, Baker Wohl intends to contract a peer review of the structural requirements for the project.

Mr. Kelly and Mr. Blake will be preparing the presentation for the December 3 Special Town Meeting in addition to meeting with the Finance Committee and the CIPC. Town Counsel will develop the article motion wording for approval by the MSBA. The overall cost requested is \$1,096,268 with a sum added for bond and note issuance for a total of \$1,121,000.

Fairbank Center Complex Mr. Melnick will contact Mr. Scarlata relative to his progress on the Master Plan and to set a presentation date and follow-up.

Town Hall Study Mr. Melnick will contact BH+A in connection with looking at the various projects as a whole to include the Town Hall, Fairbank Center Complex, Flynn Building, and the implication of the Parsonage study performed for the Sudbury Historical Society.

Fairbank Roof Mr. Kelly reported that the contract was awarded to Capeway and work is scheduled to commence.

As for future roofing projects, the Committee concluded that the Russo Barr roof study should be updated. Mr. Kelly will contact Russo Barr as to cost.

Meeting Schedule The next meeting will be called by the Chairs as necessary.

There being no further business, the meeting was adjourned at 10 p.m.

Respectfully submitted,

Elaine L. Jones