

PERMANENT BUILDING COMMITTEE
Minutes – April 4, 2018

Present: Co-Chairs Michael Melnick and Elaine Jones, Craig Blake, William Braun, and Associate Member Nancy Rubenstein.

The meeting was called to order at 8:00 p.m. at the DPW Conference Room.

Minutes The minutes of January 31, February 13, March 5, and March 28, 2018 were approved.

Town Hall Project After review of the Construction Monitoring Services, Inc. (CMS) Price Proposal, dated April 2, 2018, in the total amount of \$71,500 for services through the May 2019 Town Meeting, outlining the project tasks to be undertaken, the members voted approval and recommendation to enter into a contract with CMS for Phase I. Phase II is to be contracted upon funding and ballot approval at a subsequent Town Meeting and Election. Ms. Jones will inform Project Director Neil Joyce of the decision, prepare the contract for execution by the Town Manager, and notify the other firms submitting proposals.

Ms. Jones will also prepare the designer RFQ and advertisements in the Central Register and newspaper.

Mr. Kelly will be queried as to his knowledge of previous hazmat removal, if any.

Loring Parsonage Project Mr. Melnick updated the group as to the progress of contract negotiations for continuation of the project. Advice was sought on contracting for a separate Phase 1B construction involving the remaining structural work which was not performed as an alternate under Phase IA. While a Phase 1B could be accomplished in a short period of time and it might indicate to Sudbury Historical Society supporters that work was progressing, the group agreed that the cost in time and funds would not be worth the expenditure. Mr. Melnick will so inform the Architect.

Mr. Melnick informed the group that in the process of the DPW soil test, solid ledge was found 4' below the surface where the ell is to be enlarged requiring slab on grade construction. The idea of creating a crawl space in the ell portion to be constructed was presented. As it is not known how extensive the ledge is within the total area and as there are other ways to provide accessible wiring and heating ducts, Mr. Melnick advised against that approach.

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

There being no further business for discussion, the meeting was adjourned at 9 p.m.

Respectfully submitted,

Elaine L. Jones