



Approved by PTBC 3.21.2023

Allen Reedy

TOWN OF ARLINGTON
MINUTES OF THE PERMANENT TOWN
BUILDING COMMITTEE MEETING

Date: March 7, 2023

Time: 7:00PM

Location: Each of the Committee Members and the Guests Participated Utilizing the ZOOM Videoconferencing Platform or by Phone Conference

Attendance: Bob Jefferson, , John Maher, Peter Martini, Bill Hayner, Jim Feeney
Brett Lambert, Mike Rademacher, Rob Behrent

Absent - Allen Reedy,

Guests: Josh Sydney, David Steeves, Monique Rice, Steve Kirby

Vice Chairperson Lambert called the meeting to order at 7:01 pm.

TOWN YARD

Mr. Sydney did a photo update of the project showing the following: Building E - maintenance building - overhead doors 3/3, service workshop 2/23 and 2/27, mechanical and welding shop 2/24, repair bays 2/23, mezzanine 2/23, washbay 2/23. Building E - Admin - Front elevation 2/27, east elevation and bollards 2/27, kitchen and muster room 2/23. Building A - IT bathroom 2/23, facilities - workshop and stairs 2/23, bathroom 2/23, storage 2/23. Permanent power 2/27, sitework and curbing 2/27.

Mr. Sydney also gave the following update: National Grid installed and ongoing. Building E windows will be tested next week. Sidewalk pour which was scheduled for this week will be delayed so curbing can be reset per discussion. Issue with miscellaneous metals and delaying railings and other items. OPM to discuss with construction manager about a non performing sub.

Building A and E completion date is March 15, 2023 with 30 day grace period but Mr Sydney feels with the amount of work remaining that may not be attainable by GC. Mr Sydney also wants to have discussion with Industrial Parties about claims before meeting with them and counsel.

Committee discussion about FFE and IT items, the line item budget and the cost of completing project. There is a large shortfall between budget amounts and actual purchasing cost. Lengthy discussion and input from OPM, end users and committee members. At this time the committee does not want to expend additional funds from contingency and cooperation from DPW, IT, and Facilities

are trying to close the budget shortfall. All parties are working together to try and accomplish as much of the project as we can before looking at additional funds.

Mr. Sydney presented the following invoices:

- Weston and Sampson - Invoice #2230539 - CA services , January 2023- \$39,200.00
- SPM - Invoice #25- SPM OPM services February 2023 - \$30,153.47 and Cannon Design reimbursables \$3,341.80 - Total \$33,495.27

Motion was made by Mr. Maher and seconded by Mr. Hayner to approve 2 invoices totaling \$72,695.27. Motion passed unanimously on a roll call vote 8-0

Mr Sydney presented the following change orders for approval:

CCR81 - Fencing buyout- \$70,323.00. - Zero cost to town budget

CCR82 - Resinous Flooring buyout- \$2,500.00. - Zero cost to town budget

A motion to approve all change orders was made by Mr. Hayner and seconded by Mr. Martini

Motion passed unanimously on a roll call vote, 8-0.

Mr. Sydney reviewed the CM contingency log and stated there was -\$100,076 deficit and expected that to continue to grow. Expects future conversations with GC.

Mr. Sydney reviewed the CR log and stated that we have \$390,284 remaining after our actions last month

Mr. Sydney reviewed the Budget Summary and the Budget Reallocation log and stated it was status quo.

CENTRAL SCHOOL

Mr Kirby gave the following update of progress:

VERTEX CONSTRUCTION PROGRESS

Progress Update (since 2/7/23)

- Building sign #2 rejected. Width too narrow for granite posts. New sign being fabricated.
- Closeout documents submitted via Procore on 1/25/23, 3,327 pages, not including as-built drawings. A/E issued comments.
- Items to be completed include: HVAC punchlist (TAB and diffuser noise), final HVAC commissioning, paint GF elevator door, as-built drawings, copy of project files from Procore. Also, Mike Carney warranty list (new).
- New responses sent back to all COPs. Meeting with KSR next week.

VERTEX BUDGET UPDATE

Total Project Budget Status (rounded)

KSR contract \$6,053,000

KSR CO #1-24 \$ 608,593

KSR CO #25 to be issued \$ 18,468

Pending COPs \$ 56,011

Rejected COPs on KSR list \$ 42,798

Hard Cost Total \$6,778,871

Soft Costs \$2,121,930

Project Total \$8,900,802

Total Appropriations \$8,550,000

Balance (\$345,802)

Funding Sources:

ADA Funds \$ 148,141

Window restoration Funds \$ 250,000

FFE Adjustment \$ 6,050

Current Balance \$ 58,389

Mr Kirby presented the following Invoice for approval:

- Vertex - Invoice #194744 - OPM services February 2023 - \$1413.75

Motion was made by Mr. Hayner and seconded by Mr. Martini to approve invoice. Motion passed unanimously on a roll call vote 8-0

Motion was made by Mr. Maher, seconded by Mr. Hayner to approve the February 21, 2023 minutes as presented. Motion passed on a roll call vote, 8-0

Whereupon a motion was made by Mr. Jefferson seconded by Mr. Maher to adjourn at 8:21 PM and it was unanimously voted.

NEXT MEETING WILL BE MARCH 21, 2023 7:00pm

Respectfully Submitted,
Robert Jefferson