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Building Committee Minutes 7/7/2009

TOWN OF ARLINGTON
 MINUTES
 COMMITTEE MEETING
 PERMANENT TOWN BUILDING COMMITTEE
 Tuesday, July 7, 2009

PRESENT: William Shea, Michael Boujoulian, Rob Juusola, Suzanne Robinson, Jeff Thielman, Mark Miano, Brian Sullivan

ABSENT: John Cole, Robert Jefferson

GUESTS: Kevin Nigro
 Jeff Shaw – Donham & Sweeney
 Mohammed Zade – MEP Engineers
 Muzi Zade – MEP Engineers

The meeting was called to order at 7:30 p.m.

THOMPSON SCHOOL

A multi paged RFS for an Owner's Project Manager for Thompson School was distributed to each member. The Town Manager distributed a letter stating that the MSBA had accepted the nominations for the Thompson School Building Committee. Committee voted to approve the RFS and to advertise.

HIGHLAND STATION

Jeff Shaw introduced Mohammed Zade, Muzi Zade, they are mechanical engineers. They presented a number of options regarding the heating and cooling systems for the Highland Station. The Committee narrowed the choices to a hot water heating system with multiple zones and possibly a separate boiler for the apparatus area. The cooling system is more challenging trying to adapt it to an existing building. The engineers will return with their recommendations and alternatives at a future meeting. Jeff Shaw commented on a number of minor changes to the approved schematic drawing which were accepted by the committee. Kevin Nigro presented a time lime for the Arlington Fire Station for the designing and pre construction.

The committee approved the payment of the following invoices:

Central Station:

Donham & Sweeney Invoices

6/1/09 -6/30/09 Professional Services	\$	1,250.00
Reimbursable		133.88

	\$ 1,383.88
Highland Station:	
6/1/09 -6/30/09 Professional Services	\$ 1,000.00
Reimbursable	133.82
	\$ 1,133.82
6/1/09 -6/30/09 Professional Services	\$ 7,000.00
(PHASE 2) Reimbursable	120.95
	\$ 7,120.95

PMA Consultants Invoice

5/1/09 -5/31/09 Staff Charges	\$ 5,708.36
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Committee approved minutes for June 16, 2009.

Below are the notes of Donham & Sweeney:

The MEP engineer reviewed various possible heating and cooling systems with the Committee. The following action was taken:

Heating system: hydronic baseboard type radiation with two modulating type high efficiency boilers. Zade will have an option for doing the system with one boiler for the apparatus area only. Cooling system: air conditioning from packaged Roof top Unit system with option for split system. Zade will review ventilation requirements to determine if natural ventilation is an option.

D&S reviewed the plan changes to the Shift Commanders office and the relocation of mechanical space to the basement. Additional comments:

Committee would like to achieve an STC 30 rating in the bedrooms (trouble with noise in previous projects). D&S noted that the mechanical units in a split system would be above the bedrooms and would require an acoustically treated ceiling. Option to be provided in the next cost estimate A 42" door should be provided to the basement. Make the basement stairs as wide as possible. Avoid carpet everywhere except the bedrooms (air quality). Avoid vinyl tile if possible. D&S to add option for linoleum. Insulate and make the building as tight as possible. Insulate first 1/3 of ceiling in garage space to keep bedroom floors warm. Review code requirements for fire separation between bedrooms and garage at ceiling.

D&S to advise the Committee when the Design Development drawings are ready for download.

D&S to revise Central Station emergency repair letter and circulate to Committee.

D&S noted that the next time the committee reviews the drawings they will be much more complete. In addition D&S will have obtained a design development stage cost estimate. Next meeting August 4 at 7:30pm (John Cole to advise if D&S should arrive later as the school will be on first).

Meeting adjourned at 9:30 pm

Respectfully submitted,

Bill Shea