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Meeting Minutes 01/18/2005

APPROVED

TOWN OF ARLINGTON
MINUTES
REGULAR MEETING
PERMANENT TOWN BUILDING COMMITTEE
TUESDAY, JANUARY 18, 2005

PRESENT: William Shea, Vice Chairman Suzanne Owayda
 Robert Juusola Charles Stretton
 Mark Miano Brian Sullivan

ABSENT: Thomas Caccavaro
 John Cole
 Kathleen Donovan

PARTICIPANTS: John Maher, Town Counsel
 Stefan Chaires, DRA - Architect
 Kevin Nigro, PMA – Project Manager

CALL TO ORDER: 7:30 p.m.

HARDY UPDATE – J. MAHER

- According to Mr. Maher, there is an effort to try to revive the mediation process in the matter of the noise remediation issue. He said that the recent process of bringing litigation forward has drawn the attention of all the involved parties. He is hopeful that a mediation date will be scheduled and that the issue will finally come to resolution.

TOWN MEETING WARRANT ARTICLES

- The committee discussed the possibility of submitting a warrant article for Town Meeting 2005 for the submission of the Stratton and Thompson School projects to the SBAB should the moratorium on school building be lifted. Mr. Addelson informed the committee that applications would not be accepted until January, 2007. Mr. Maher will call Ms. Donovan tomorrow to discuss whether the School Committee would like to submit the article this year.

Shortfall – Peirce Budget

On a **Motion** by Mr. Sullivan and seconded by Mr. Stretton, it was VOTED to **insert an article in the 2005 Town Meeting Warrant for the Peirce School shortfall to settle some outstanding invoices.** ROLL CALL VOTE: Unanimous

DALLIN UPDATE – S. CHAIRES/K. NIGRO

- The committee reviewed the pay requisition as presented by Mr. Chaires. A large amount of this requisition is for structural steel progress as well as the completion of foundation work. No retainage has yet been requested. It is hoped that some time will be gained with the progression of the steel and the framing work. The contractor is attempting to try to close up the building as soon as possible in order to start interior work.

- According to Mr. Nigro, Thompson & Lichtner have been to the site twice and will report to Mr. Chaires tomorrow.

- There was a meeting on the schedule last week. Mr. Nigro indicated that there was not a lot of delay or problems to be discussed. One issue for direction from the committee is the notice to proceed and the substantial completion dates. Mr. Chaires will give Castagna a copy of his date for the 447-day period that was written into the contract and will ask Castagna to give him what his interpretation of the end date is so that Town Counsel may review it to see if he and Castagna agree. Mr. Juusola commented that it was critical to approve the schedule in order to have a baseline as soon as possible.

On a **Motion** by Ms. Owayda and seconded by Mr. Stretton, it was VOTED to **approve Castagna Construction Pay Requisition No. 6 in the amount of \$666,328.10.** ROLL CALL VOTE: Unanimous

- Because the location of the site trailer is delaying a section of steel installation, there has been talk about moving it off site or to a different part of the site. Mr. Sullivan, Mr. Shea, and possibly Mr.

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Sanchez will meet at the site tomorrow morning to make a decision as to whether the trailer can be moved to the dead end section of George Street.

- The FF&E meeting will take place tomorrow.

- The town (not the contractor) will prune a tree located on George Street that is too close to the new building.

PEIRCE SCHOOL

- The architect will contact the HVAC contractor and Wayne Mattson with regard to boiler issues.

BRACKETT – OCCUPANCY PERMIT

- The architect sent a letter to the Building Inspector requesting an occupancy permit for the Brackett. In response, the Building Inspector requested an affidavit certifying that the noise issue had been resolved at the Brackett. DRA has issued the affidavit and will contact the Building Inspector as to the status of the permit.

INVOICE

On a **Motion** by Ms. Owayda and seconded by Mr. Stretton, it was VOTED to **approve PMA invoice No. 4 for services through January 1, 2005 in the amount of \$11,751.33.** ROLL CALL VOTE: Unanimous

FINAL DISCUSSION

On a **Motion** by Mr. Shea and seconded, it was VOTED to **give Mr. Addelson permission to report to the bonding company on behalf of Casby Construction that the Bishop School construction has been completed.** VOTE: Unanimous

- Robbins Library - Library Director, Maryellen Loud, informed the committee that the recently installed doors at the Robbins Library are noisy when in automatic mode. She has asked the architect to pursue the contractor to come up with an alternative solution.

ADJOURNMENT

The meeting was adjourned at 8:35 p.m.

Respectfully submitted,

Marie Carroll