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Meeting Minutes 11/01/2005

APPROVED

TOWN OF ARLINGTON
MINUTES
REGULAR MEETING
PERMANENT TOWN BUILDING COMMITTEE
TUESDAY, NOVEMBER 1, 2005

PRESENT: William Shea, Vice Chair Mark Miano
 Robert Addelson Brian Sullivan
 Robert Juusola Marty Thrope

ABSENT: John Cole
 Thomas Caccavaro
 Charles Stretton

PARTICIPANTS: Greg Carrell, The Carrell Group
 Stefan Chaires, DRA
 John Chicarello, Dallin
 Chief McEwen, Arlington Fire Department
 Kevin Nigro, PMA

CALL TO ORDER: 7:30 p.m.

FIRE STATION UPDATE

- Mr. Carrell presented the design estimate summary for Phase I of the Park Avenue Fire Station project. The appropriation of \$200,000 has a balance of \$104,000. An additional fee proposal of \$149,000 was discussed. Mr. Shea questioned the change in architectural/engineering fees: an increase from \$150,000 to \$250,000. A discussion ensued regarding what Mr. Shea feels is an unacceptable increase in contracted fees. A sub-committee of Bill Shea and Brian Sullivan will meet with Mr. Carrell to discuss A/E expenses.
- Mr. Carrell apologized to the committee, stating that these figures should have been presented to the committee a while ago. Some costs associated with the increase are the result of bringing the project up to a biddable position before presenting it to Town Meeting. The figure includes construction documents, construction management, and administrative costs, as well as revisiting the project two years later and reviewing building design, etc.
- The initial project budget was \$1.9 million. Post-revision construction project is \$2.4m.
- Bill Shea will ask John Cole to serve on sub-committee with him and Brian Sullivan.
- The plan is to present this project to Town Meeting in February/2006. The PTBC will make a presentation at either the Nov. 7th or November 21st Selectmen's Meeting to ensure they will continue to support this project.
- The sub-committee will meet on Thursday, November 3 at 1:00 to discuss presenting the most recent information to the Selectmen.

DALLIN SCHOOL UPDATE

- Mr. Chaires stated his concerns at present are 1) the flooring subcontractor is not performing as well as he had expected, 2) the site walkways are still being poured and this in turn effects the railings and guardrails.
- Mr. Chaires' update included the kitchen equipment being delivered today and the second floor is almost complete (working on a punch list).
- Mr. Chaires will follow up on the sidewalks on Friday. He stated that the roofing and flooring contractors need to be on site tomorrow.

- Mr. Nigro stated that he is unsure if the flooring will have three coats of wax by 11/21. A change to using less coats of wax may be required to accommodate the move. He will ask Mr. Castagna for a list of what will not be complete by 11/7.
- Mr. Nigro and/or Mr. Chaires will speak to the building inspector about obtaining a temporary occupancy permit.
- Mr. Addelson stated that the vendors will be delivering and installing furniture from 11/21-12/2. Instructional materials will be moved from four separate sites on 12/16 and 12/17.
- Mr. Addelson stated that he needs to know if 11/21 is not going to work and what date would most likely work for occupancy. He needs to discuss delivery changes with the moving consultant if 11/21 is not likely.
- Mr. Shea will visit the site tomorrow, meet with various parties and have an answer to Mr. Addelson immediately afterward regarding the 11/21 timeframe.
- Mr. Chicorello stated that the teachers are anxious to have a tour of the building, but Mr. Addelson would prefer that nothing get in the way of the construction and asked that the teachers wait a little longer.

NEXT MEETING

The next meeting is scheduled for November 15 at 7:30 p.m. .

The meeting was adjourned at 9:15 p.m.

Respectfully submitted,

Vicki Good