

Fire Station Building Committee

2/26/2015

Committee Members Present: Bill Harriman, Craig Weston, Michael Milanoski, Robert Middendorf, John Delli Priscoli, Dave Siedentopf and George Callahan

Members Absent: None

Owners Project Mangers, Architect / Designers Present: Joe Sullivan (Daedalus) and Todd Costa (KBA)

Invited Guests: None

Meeting called to order at 7:32am by Bill Harriman. Meeting held at the Carver Fire Station 3.

Topic 1: Motion by Bob Middendorf to accept meeting minutes of 2/20/2015. Motion seconded by Michael Milanoski with Committee voting 7 to 0 to approve meeting minutes.

Topic 2: Meeting opened with discussion on Value Engineering (VE) items to be re-evaluated by Committee. The use of "SIP Panels" for construction of exterior walls was first item to be re-evaluated. John Delli Priscoli expressed concern for using the panels, feeling they were too new to the commercial building trade, had an unknown track record in regards to building performance, possible potential future mold issues, difficult to make future expansions of building and an overall feeling that the reduction in cost savings (estimated \$57,000) didn't warranted their use. After a lengthy discussion between all Committee members, it was clear that a proven construction process/product of wood or steel framing construction was preferred and is the smarter choice for the longevity of the building. Motion made John Delli Priscoli to remove SIP panels from project and continue with wood frame construction on exterior walls in the administration and mezzanine areas of the building. Committee voted 7 to 0 eliminate SIP Panels and continue with wood frame construction.

Topic 4: Committee discussed the use of SIP panels for mezzanine construction. Motion made by John Delli Priscoli to construct mezzanine area with wood framing and not use SIP panels for mezzanine construction. Committee voted 7 to 0 to approve the motion.

Topic 5: Committee discussed the use of steel pan stairwells within the Administration and Mezzanine area of building. After a discussion, motion was made by Dave Siedentopf to continue with metal pan stairs in the Administration area, but to construct the mezzanine stairwell of wood framing and laminated beams. Committee voted 7 to 0 to approve the motion.

Topic 6: As a cost savings, the Committee approved a motion made by Michael Milanoski to allow KBA and the Fire Chief to work towards eliminating a couple double windows within the building. Committee voted 7 to 0 to approve the motion.

Topic 7: Committee spent a considerable amount of discussion on the value of the carport versus adding back in the two additional apparatus bays that were eliminated from the facility in the hopes of significantly reducing costs. The new cost estimates showed the car port would cost \$94,000 to construct versus \$194,000 to add back in the original two apparatus bays, which is a \$100,000 difference. Although this will be an added cost, all Committee members felt strongly that this would be money well invested over the life of the project. Motion made by Bob Middendorf to eliminate the carport and add in the original two apparatus bays to the facility. Committee voted 7 to 0 to approve the motion.

Topic 8: After all major VE items were discussed, the Committee felt that it was ready to move the project to the 90% design phase. Motion made by Michael Milanoski to allow KBA to continue with the design, moving project to the 90% benchmark. Committee voted 6 to 0 to approve.

Topic 9: With all VE items voted on and KBA given the direction it needed, the Committee discussed the impact on the VE items removed and added to the project timeline. Todd will present a new timetable on the proposed bid date and start of construction at the next meeting.

Topic 10: Michael Milanoski will update the Board of Selectmen on the project and impacts to the budget at an upcoming Selectmen's Meeting. Todd will file the already drafted elevator affidavits with the Massachusetts Access Control Board, now that the project is moving to the 90% design phase. Chief Weston asked for permission to purchase the foundation design plans from Fire Facilities on the modular Training Facility. With purchased plans, the Committee can discuss whether to build the buildings foundation itself outside of the project contract (reducing costs) or have the on-site contractor construct the training facility foundation. Committee voted to approve \$6,5000 to allow the Fire Chief to purchase foundation plans after Joe Sullivan and Todd research the best way to proceed.

Motion made by Bob Middendorf to adjourn meeting. Committee voted 6 to 0 to adjourn at 10:00am.

Next meeting TBA

Submitted by Chief Craig Weston – Committee Secretary