

## COMSTOCK BUILDING COMMITTEE

Minutes  
November 16, 2015

Present: Bill Brautigam, Dave Hapke, Mark Ketley, Steve Pierce, John Savarese and Judy Zucker

Absent: Richard Creeth and Bruce Hampson

Also present: Steve Giametta, Nick Rongoe and Ty Tregellas (Turner); Rusty Malik (Quisenberry Arcari); and Adam Tarfano by phone (Quisenberry Arcari)

Chairman Judy Zucker opened the meeting at 3:06 p.m. Adam Tarfano introduced himself to the meeting by phone.

The minutes of November 2, 2015 were approved as distributed.

Steve Giametta reported that the BVH commissioning process, including work on the building operating and maintenance manuals and the training syllabi, is ongoing.

Adam Tarfano explained the need for additional screening of two roof top units and his recommended solutions. He also described his proposal for lighting the flag pole.

Steve Pierce brought the committee up-to-date on the status of the playground installation.

Adam Tarfano presented three options for landscaping the front corner area to the left of the main entrance in place of the missing tree. Upon motion by Dave Hapke, seconded by Bill Brautigam, the group unanimously approved option 1 which included a single tree and a cluster of small plantings in that corner. Adam also described measures that will be taken to protect the currently existing tree on that side of the building.

Rusty Malik had not yet received the final proof of the ramp wall mural.

Judy Zucker distributed copies of the recommended lobby furniture plan. The group commented positively on the design choices.

Steve Giametta reported on “good news” in his construction update. He summarized the important phase 2 work that had been accomplished since November 2, including installation of the southeast and southwest exterior walls; the high level of completion of glazing of the southwest exterior wall; ongoing gypsum and taping of interior walls; priming and first coat of paint plus installation of the kitchen hood in the senior center café; and installation of the new ceiling grid in the main level east wing corridor. He also stressed the positive significance of having achieved third-party inspection approval of the structural steel at the southwest entrance.

Ty Tregellas presented two addendum proposals dated November 16, 2015 from Quisenberry Arcari, both of which he described as “fair and reasonable.” Addendum 5 covered revised architectural, mechanical and electrical sketches relating to Office 112B for an additional fee of \$1,650.00. Addendum 6 covered items required by the Planning and Zoning department including additional photometric analysis and documentation; updated landscaping/site plan; additional screening for the roof top units; additional landscaping; and new lighting for the flag pole for an additional fee of \$5,000.00. Following discussion, upon motion by John Savarese, seconded by Dave Hapke, Addendum 5 and Addendum 6 were unanimously approved by the committee.

Nick Rongoe commented on the PCO’s that had been added since November 2, 2015. Steve Giametta explained that Nick has also been working on the interim settlement with Phase 1 contractors.

No change orders were presented for consideration.

Nick Rongoe reviewed the summary budget report dated 11/16/2015.

Meetings of the building committee are scheduled for December 7 at 3:30 p.m. and December 21 at 3:00 p.m. The chairman indicated the need for an additional meeting before Thanksgiving, if possible.

The meeting was adjourned at 4:45 p.m.

Respectfully submitted,

Judy Zucker, Secretary pro-tem