

COMSTOCK BUILDING COMMITTEE

Minutes

September 21, 2015

Present: Bill Brautigam, Bruce Hampson, Steve Pierce, John Savarese and Richard Creeth

Absent: Dave Hapke, Mark Ketley and Judy Zucker

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

Vice Chairman Bill Brautigam opened the meeting at 3:05 p.m.

The minutes of August 26, 2015 and August 31, 2015 were approved.

Steve Giametta announced that the chiller is now up and running. Balancing of the HVAC system is underway. The boiler is scheduled to start on 9/24. Initial set-up of the HVAC controls will be 9/25 and 9/26. The unit ventilators have been started and are very quiet.

A bid from American Paving has been received and is significantly under the bid from AMEC. The committee discussed the preferred timing for the re-paving and decided it would be best to wait until spring to ensure no damage occurred during phase II construction.

Steve Pierce indicated that the location of the playground had been agreed, which allows the drainage updates on the west side of the west wing to be completed.

Steve Giametta announced that BVH had been active during the start-up of the chiller and the unit ventilators. They did not have any major issues.

Rusty Malik informed the committee that options for the lobby unit ventilator were being finalized.

Rusty Malik shared some options for the greenhouse with the committee. A meeting will be scheduled to discuss the options and schedule with the garden club representative.

Bill Brautigam informed the committee that the Historical Society is in the process of getting the pictures duplicated for use in creating the mural.

QA has received the cost estimate for furniture and fixtures – which is within the allowance. There are some minor decisions yet to be made.

Steve Giametta reported that the fire alarm system had been tested “in-house” and no major issues were encountered. The test with the Fire Marshall is scheduled for 9/24. The building inspector has completed an initial walk-through and noted some items to be addressed before a temporary certificate of occupancy can be issued for Phase I. Steve indicated that he did not anticipate any issues that would delay receiving the TCO in time for the 9/25 move.

Steve Giametta reviewed the current activity for Phase II. The café renovation starts 9/22.

P&Z is not comfortable with the current canopy screening of the roof. Rusty Malik will continue to work with P&Z to address the concerns.

Nick Rongoe reviewed the PCO's developed since the August 31st building committee meeting.

Change Order #46 in the amount of \$44,625.00 was presented for consideration. It provides for the repaving of the south lot and sealing the north lot (PCO #99.) Upon motion by Richard Creeth, seconded by Steve Pierce, the committee unanimously approved change order #46.

Change Order #54 in the amount of \$2,094.00 was presented for consideration. It provides for the addition of a handrail at the stair in the Parks and Rec office 112B (PCO #114.) Upon motion by John Saverese, seconded by Bruce Hampson, the committee unanimously approved change order #54.

Change Order #55 in the amount of \$7,618.00 was presented for consideration. It provided for the costs associated with disposing of HVAC water treatment (flushing) into barrels and removing off-site instead of discharging into the sanitary sewer (PCO #138.) Upon motion by Bruce Hampson, seconded by Richard Creeth, the committee unanimously approved change order #55.

Change Order #56 in the amount of \$2,724.00 was presented for consideration. It provided for added glass wall tile around water coolers and added floor tile at base of ramp (PCO #62.) Upon motion by Steve Pierce, seconded by John Saverese, the committee unanimously approved change order #56.

Change Order #57 in the amount of \$4,781.00 was presented for consideration. It provided for the room number window decals consistent with security recommendations (PCO #36.) Upon motion by Richard Creeth, seconded by Steve Pierce, the committee unanimously approved change order #57.

Nick Rongoe reviewed the summary budget report dated 9/21/2015.

The next meetings of the building committee are; October 5 at 3:30 p.m., October 19 at 3:00 p.m., November 2 at 3:30 p.m., and November 16 at 3:00 p.m.

The meeting was adjourned at 4:15 p.m.

Respectfully submitted,

Bill Brautigam, Secretary pro-tem