

## **Bonded Capital Projects Meeting Minutes – May 9, 2013**

Present: Bill Brennan, Karen Birck, Dick Dubow, John Murphy, Steve Pierce, Ty Tregellas, Scott Johnson (ATC)

### **Agenda Items**

1. Miller- Driscoll Hazmat/PCB discussion: Scott Johnson from ATC started the meeting with an outline of the current requirements with respect to PCB testing and abatement on state funded school projects. If there is state funding on a project, you have to test for PCB's. If the concentration of PCB's is greater than 50ppm, we have to submit an abatement plan to the EPA, test adjacent materials for contamination, and test the soil for contamination. And going forward, you have to test periodically retest the soil. If it is greater than 1ppm then you have to submit a management plan to the state DEEP. If there is no state funding you can assume that suspected caulking has PCB's and abate without testing, and you do not need to test adjacent materials, or test the soil. Turner to estimate reimbursement value for consideration. With respect to asbestos abatement at MD, you can apply for a "school in session" permit from DPH, provided you can isolate the abatement area from the student population and satisfy certain air test requirements. There was also discussion about the need for a Hazmat management plan for lead and asbestos at Comstock due to presence of school aged children. ATC was not sure if the current programs would classify the facility as a school, but would investigate further.
2. Middlebrook & Comstock Roof Projects: We discussed the abatement work required at Comstock with ATC. He estimated the value at about \$15k. J Murphy to get a price from his contractor performing the work for the Bof Ed. ATC does not need to provide a specification. B. Brennan confirmed that the appropriation vs expenditure was an average of \$180k, and the project would have to seek additional funding. Turner contract was executed for CM services.
3. Middlebrook & HS Toilet Renovations: The plumbing package is back out to bid and we expect 3-4 bids this time around. Bids are due 5/17 at 2pm. Turner is also asking for Value Engineering suggestions from bidders and pricing reduced scope by eliminating some toilet rooms to get back to budget. Hope to resolve the path forward at our next meeting.
4. Miller Driscoll: The first meeting was held on 5/1 and the Building Committee will oversee the project going forward. Bruce Hampson and Karen Birck are the co-chairs of the Building Committee. They request Turner to submit a proposal to provide CM services through Schematic Design. State security requirements for public schools is supposed to be issued by 1/1/14. If we submit our EDO 49 by 6/30/14, the project would probably have to comply.
5. Comstock Building Evaluation: Finalizing the formation of the building committee, target first meeting for June.
6. Gas Service: Start is pending approval of funding legislation from the State.

Reminder that the next meeting was moved to Wednesday May, 22<sup>nd</sup> at 1:30pm at Town Hall.