

Minutes
HIGHWAY GARAGE/FACILITY COMMITTEE
Wednesday November 11, 2019, at 5:00 PM
Town Hall

Present: Walter Goodridge, chair; Ron Sweet, Peter Jeswald, Hank Horstman, Liv Wyatt, Dave Vreeland

Walter called the meeting to order at 5:03 p.m.

Minutes

Peter made a motion to approve the minutes of Wednesday October 9, 2019
Liv seconded, and it passed unanimously.

Public Comments

None

Old Business

None

New Business

The purpose of this meeting was to formulate a budget for the construction of the Maintenance Building. We compared Richard Park's (WV Engineering) estimates with the actual bid amounts for the construction of the building in 2014.

	<u>WV Engineering</u>	<u>2014</u>
HVAC	102,017	274,000
Plumbing	86,203	119,500
Electrical	TBD	143,700

The WV estimate for electrical work was delayed, but promised to be available by noon the next day.

We compared the two numbers for the plumbing. The design has changed very little, so we were concerned that WV's estimate is too low. Using this finding, the Committee decided that it would be prudent to use the 2014 figures. Walter said that he would forward the 2014 figures to Parks for comment.

Dave provided each member with preliminary architectural and structural drawings, and WV's preliminary drawings for HVAC and plumbing. He also gave us an estimate from Kurtz, Inc. for the building with interior work. It is \$610,000. He said that the first concrete test results have come back, and that they are good. He thought our request to have designs ready to bid by December 1 was reasonable. The hope is to have them go out to bid in early January.

There was discussion of various design aspects including: room layouts, accessibility requirements, in-floor heating (for the entire building), radiant ceiling heating (eliminate), foam under slab details, and a generator (to be installed later).

We discussed the possibility of the plumbing, electrical, and/or HVAC work bring done as part of a program of the Franklin tech. school. Ken said that he would take the plumbing drawings to his contact at the school.

Ron stressed the importance of having the Proposition 2-1/2 override vote soon after the Special Town Meeting. - preferably the following Thursday.

Peter moved that we approve the following budget, and pass the \$1,450,000 number on to Tom and the Select Board for inclusion in the Special Town Meeting Warrant:

1. Site Work: Provided by Town		\$120,000
2. General Construction:		
A. Construction of Pre-engineered Post-framed building:		\$610,000
Includes the following:		
• Concrete foundation and slabs		
• Pre-Engineered Post-framed building package		
• Metal roofing and siding		
• Roof, walls and slab insulation		
• Interior framing, sheetrock and finishes		
• VCT flooring in Office, Breakroom and Bathrooms		
• Epoxy floor in Shower room		
• Overhead doors, pass doors and windows		
• Kitchen cabinets and laminated countertop		
• Metal liner panels interior ceiling and walls truck bays		
3. HVAC – WV Engineering	\$102,017	\$274,000
4. Plumbing – WV Engineering	\$86,203	\$119,500
5. Electrical – WV Engineering	\$127,000	\$143,700
6. General Conditions		\$80,000
7. Contingency @ 8%		<u>\$75,500</u>
8. Other		\$_____
TOTAL ESTIMATED PROJECT COST:		\$1,450,000

Ron seconded the motion which passed unanimously.

At 6:30, Hank moved to adjourn, Liv seconded it. The motion passed unanimously.