

Southampton Building Reuse Committee Meeting No. 27

Committee Members Present:

Libby Baldwin	Angela Valinski
Doug Blanchard	Margaret Walden
Paula Maak	Tom Whiteley
Gary Swanson	

Others Present: Dennis Sullivan, DA Sullivan (DAS)
Dan Colli, Design Partnership of Cambridge (DPC)
Ed Cauley, Highway Dept.

From: Libby Baldwin

Meeting Date: October 1, 2009

Date Minutes

Issued: November 12, 2009

On October 1, 2009, Southampton's BRC Meeting No. 27 opened at 7:05 pm. The following are discussion items from the meeting.

1. General

- a. Minutes from Meetings No. 25 and No. 26 were accepted. Doug Blanchard abstained from voting on the minutes for Meeting No. 25.
- b. Ed Cauley was present at the meeting to review any potential work that the Town can perform to save money on the project. Possibilities include the following:
 - installing electrical conduit and handholes from the Verizon panel on Route 10 to the building
 - installing the 6" water service from the water mains in either Route 10 or Maple Street to the building
 - removing existing trees and sidewalks
 - constructing retaining wall and sidewalk near parking area
 - line-striping parking area
 - miscellaneous site work
- c. Emergency power and space availability for emergency shelter requirements were discussed. Ed noted that the Town might be able to obtain an emergency generator that will satisfy FEMA requirements. If so, an automatic transfer switch will be required rather than a manual switch and exterior plug. Doug Blanchard and Ed Cauley will coordinate the Town's requirements and any possible revisions to the electrical design with the electrical designer.

- d. Gary Swanson and Libby Baldwin both observed that the gazebo appeared to be in relatively good condition, but would potentially be very difficult to move. Gary Swanson spoke with the building inspector who noted that the gazebo needs to be ADA compliant. Since the Lion's Club owns the gazebo, they will address this concern.
- e. The renovated building will be called the Southampton Town Hall and Senior Center.

2. Asbestos/Demolition Contract

- a. DAS is reviewing pay requisitions from subcontractors and is waiting for ECS to submit their pay requisition. DAS will submit the requisition when their review is complete. No action was taken on approving the requisition.
- b. The demolition work is almost complete and the asbestos portion of the work is on-going. The BRC discussed the possibility of having the demolition contractor perform additional demolition now since it will be less expensive than having the General Contractor include this work in his bid price. DAS will request a price proposal from RM Tech to perform additional demolition.

3. Building Renovation Contract

- a. The BRC discussed miscellaneous questions on the drawings and specifications.
- b. The following is a scheduling for bidding the project:
 - Bid Advertisement - 10/13/09; will appear in the Central Register on 10/20/09
 - Pre-bid conference - 10/22/09
 - Filed Sub-bids – 10/29/09
 - General Bids – 11/10/09

4. Miscellaneous

- a. The next meeting will be on November 12, 2009 @ 7 pm.
- b. The BRC meeting dissolved at 9:20 pm.

5. Action Items - None