



MUNICIPAL BUILDING COMMISSION

JOHN F.D. JACOBI, CHAIR

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GALE CLARK

GERRY FRICOT
MICHAEL TYLER
ANDREW ACOSTA
KELLY BENNETT

MINUTES

January 6, 2021 @ 5:30 p.m.
Remote Access via Zoom

Call Meeting to Order at: _____

Roll Call: Teri DeSisto, Gerry Fricot, Jackie Romaniecki, Andrew Acosta, Gale Clark, Kelly Bennet, Jack Jacobi

Others Present: Susan Gleason, Amy Rhilinger, Evan Warner, Rich Gorman, Deb Robinson, Jeremy Stull

Minutes: Vote to approve December 2, 2020 Minutes
VOTE – Approve 8-0

Bills & Payments: Vote to confirm payment of the following invoices:

VOTE: 8-0 To approve the below listed bills for payment

Project	Vendor	Invoice No.	Date	Description	Amount	Chairman Approval date
Library	STV DPM	90019085	12/8/20	Services through 11/27/20	\$6,612.00	n/a
Library	TRAC Builders	Application 2	11/30/20	Services through 12/31/20	\$98,768.84	n/a
Library	Brodart	568862	11/23/20	Shelves for storage during construction	\$569.44	n/a
Library	Sails Library Network	012869	12/30/20	Air purifier for staff next to construction work	233.74	n/a
Library	BH+A	24852	12/23/20	Construction Admin	\$7,866.70	n/a
Attleboro-Pawtucket Interconnect	CDM Smith	90113276	12/7/20	Design/Prepare documents for permitting	\$15,368.11	n/a
Middle School Roofs	MDM	Application 7	12/10/20	Final pay req	\$41,108.00	n/a

Brennan Wamsutta Roof Project

Project Complete, final req submitted, all releases submitted, close-out docs to be submitted by Rich Gorman shortly. Ridge line leak at Brennan is resolved, certified by school dept personnel. Leaking issue at Wamsutta at wall adjacent to the gym (44” long), seemingly a masonry issue beyond original scope. Recommendation is to consider treating walls with water repellent and hold at 32 degrees or above for 8 hours. 7-10 year life, \$3-6/sq foot. A complete repointing would be \$20-25/sq ft. . Russo Barr will submit a proposal for scope expansion.

Heat Trace is complete. Problem trees will be trimmed or removed and replaced as necessary

Library Repair Project

Project is on schedule (actually 1 day ahead). 12% or work is complete, mobilization continues. Scaffolding is up, balconies are down for repair/ Evan Warner shared photos of progress. Roofing material is on-site. Potential change to replace aluminum clad windows from 1993 construction (\$400k-500k range for 36 windows). Would not greatly impact timeframe, working on getting more solid pricing. 1993 drawings to connect a drain to storm structure never actually happened. Makes sense to fix now while we’re in the building. Pricing forthcoming. Major interior HVAC work is beginning. Variance submitted to Mass. Architectural Access Board – granted some for historical considerations, others for timing.

Hyman Fine/ Hill Roberts Gym Floor

Council passed loan authorization amendment. Designer selection RFP coming in February

Fire Department Roofs

Council to vote on moving seed money for construction consultant. No long-term financing lined up yet.

A-P Water Interconnect

ConComm meeting on stormwater permit happening now. Site Plan review coming

Next Meeting Date: 2/3/21 at 5:30pm, 3/3/21 at 5:30pm

VOTE: To adjourn.

Time of adjournment: 6:38 8-0