



TOWN OF ARLINGTON  
MINUTES OF THE PERMANENT TOWN BUILDING COMMITTEE MEETING

Date: July 16, 2024

Time: 7:00PM

Location: Each of the Committee Members and the Guests Participated Utilizing the ZOOM Videoconferencing Platform or by Phone Conference

Attendance: Allen Reedy , Bob Jefferson, Peter Martini, John Maher, Mike Rademacher, Brett Lambert, Jim Feeney, Paul Schlichtman

Absent: Rob Behrent,

Guests: Josh Sydney - SPM    David Steeves and Jeff Alberti - W&S

Chairperson Reedy called the meeting to order at 7:03 pm.

#### TOWN YARD

Mr. Sydney did a photo update of the project from 7/15/2024 and 7/16/2024 showing the following: Building D - Column repair ongoing, CMU install, West elevation CMU install, trash chute install and painting and punchlist ongoing. Building A - Balcony rail install and fire escape removal. Building C - Painting and punchlist ongoing. Site work - rain garden in progress. A/B connector - interior and exterior emseal install.

Mr Sydney gave the following update:

The Construction Manager is looking for a meeting with the PTBC.

Mr Reedy advised we would discuss later after tonight's presentation.

There is an issue with the area above the culvert and it's condition. The design team is still investigating but the area may need to be removed and repaved but they are still trying to determine how this could affect the new culvert liner and which order to proceed with. This is delaying final paving. More to come.

Mr Sydney presented the following change requests for approval:

- CCR129R1 - Washbay equipment storage - Zero cost to the Town
- CCR144 - Additional exterior facade reconciliation- Zero cost to the Town
- CR151- Eversource utility usage- \$2,568.69
- CR213 - Building E door revised hardware - \$1,583.57
- CR264 - Building C lead paint scraping and abatement- \$0.00
- CR285 - Building C existing to remaining drain and trench repair \$5,812.95
- CR294 - Building E wash bay mechanical room upsize - \$2,715.31
- CR295 - Fencing at culvert - \$5,539.24
- CR296 - Building D abatement of unforeseen pipe - \$3,890.51

A motion to approve change orders was made by Mr. Maher and seconded by Mr. Lambert. Motion passed unanimously on a roll call vote, 8-0.

Mr Sydney presented the following change order for approval:

- OCO034 - Includes the following change requests: CR153, CR170, CR174, CR175, CR177, CR200, CR202, CR231, CR259-A, CR292, CR293, CRA-012, CCR095, CCR113, CCR142, CCR143, CCR144.

A motion to approve change orders was made by Mr. Maher and seconded by Mr. Lambert. Motion passed unanimously on a roll call vote, 8-0.

Mr. Sydney presented the following invoices:

- Commodore Builders - Requisition #38- June 2024- \$176,412.47
- Syndey Project Management - Invoice 41 - OPM services amendment #5 - \$68,394.00 (previously approved contingent on letter from OPM to IP) approval for payment.

A motion to approve invoices was made by Mr. Maher and seconded by Mr. Lambert. Motion passed unanimously on a roll call vote, 8-0.

Mr Sydney presented the budget log and only changes were from tonight's invoices.

Mr Sydney presented the CM contingency log which showed a deficit of (\$61,317) and \$255,000 remaining in the CM fee but that and more will be depleted.

Mr Sydney presented the cost exposure log which showed a deficit of ( \$62,073). Mr Sydney also discussed several larger CR that weren't listed on log and how the committee wanted to proceed.

After a discussion, Mr Sydney was instructed to clear as much of the cost exposure log before the meeting on 8/6/2024. The PTBC will then look at any unresolved CR and determine if a meeting with the CM is needed and a date to be decided.

Mr Sydney then presented and reviewed the letter that will go to the Industrial Parties. The context of the letter, the issues being requested in the letter and additional claims that were brought up in the past were all discussed. Another long discussion about this issue was held and it was determined to table sending the letter until further investigation was done. More to follow.

Mr Sydney presented SPM amendment #9. OPM services for July 2024, \$20,000.00  
Motion by Mr Maher, seconded by Mr Rademacher to approve SPM Amendment #9 for an amount of \$20,000.00. Motion passed unanimously on a roll call vote 8-0

Motion was made by Mr Maher seconded by Mr Lambert to approve the minutes of the July 9, 2024 meeting. Motion passed on a roll call vote 8-0

Whereupon a motion was made by Mr Jefferson seconded by Mr Maher to adjourn at 8:46 PM and it was unanimously voted.

NEXT MEETINGS - TUESDAY AUGUST 6, 2024 and AUGUST 20, 2024 - 7:00 pm

Respectfully Submitted,  
Robert Jefferson