

NORTHBRIDGE BUILDING, PLANNING and CONSTRUCTION COMMITTEE

Northbridge Town Hall

7 Main Street

Whitinsville, MA 01588

RECEIVED

APR 25 REC'D

March 26, 2024

New Fire Station

NORTHBRIDGE TOWN CLERK

Open Meeting

PRESENT: BPCC Chairman Michael Beaudoin, BPCC Vice-Chairman Paul Bedigian, BPCC Member Brian Paulhus, BPCC Member Warren Fairbanks, BPCC Member John Gifford, BPCC Member Chris Thompson, Chief David White (NFD), Alyssa Chatani (CHA), John Feeley (CHA), Yar Laakso (TGAS), Joe Sullivan (CHA), Connor Sullivan (CHA), Jonathan Austin (Austin Architects), Trinh Chu (Austin Architects), Jim Barrett (DRA), Ron Paolillo (DRA), Joe Zayonc (Town Resident), Robert W Smith (Town Resident)

1. **Call Meeting to Order:** Chairman Michael Beaudoin called the meeting to Order at 6:30 pm.
2. **Fire Station Project- Updates:**
 - a. There is work being done on punch list items. Some additional work (epoxy) was done to some floors. The Administration areas are ready to move-in too. The Town Manager will establish a move-in schedule.
 - b. The Town Manager discussed the current budget for the project. All agreed that there is sufficient contingency monies to complete the project.

Fire Station Project-Invoices:

- a. A Prime Contract Change Order (PCCO) # 12 totaling \$34,910.14 was presented to the BPCC. The OPM agreed with the proposed Change Order.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to approve PCCO #12 totaling \$34,910.14. The motion passed 6-0.

- b. A Prime Contract Change Order (PCCO) # 13 totaling \$3,939.21 was presented to the BPCC. The OPM agreed with the proposed Change Order.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve PCCO #13 totaling \$3,939.21. The motion passed 6-0.

- c. The Town Manager presented a bill schedule for furniture and equipment totaling \$45,457.18.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to approve the furniture and equipment purchases totaling \$45,457.18. The motion passed 6-0.

- d. An invoice number 23041-008 from LIRO Corp totaling \$3,226.50 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve invoice number 23041-008 totaling \$3,226.50. The motion passed 6-0.

- e. An invoice #22 for the period 2/01/24 to 2/29/24 from M. O'Connor Contracting totaling \$35,521.45 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve invoice number 22 totaling \$35,521.45. The motion passed 6-0.

- f. An invoice #371411 from Intertek totaling \$2,900.00 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve invoice #371411 totaling \$2,900.00. The motion passed 6-0.

3. Aldrich School Design- Update:

Johnathan Austin and Trinh Chu presented a slide presentation for the project. They presented schematic design and cost estimates. The base scope included raising the area around the new front door, some parking improvements, new windows and classrooms on the first two floors, an elevator and lift and bathroom and heating improvements (see attached presentation). The total cost savings base was approximately \$6.7 million.

4. Aldrich School Design Invoices:

- a. An invoice from CHA #83198-01 dated February 2, 2024 totaling \$25,320.00 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to approve CHA invoice #83198-01 dated February 2, 2024 totaling \$25,320.00. The motion passed 6-0.

- b. An invoice from CHA #83198-02 dated March 1, 2024 totaling \$15,451.00 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to approve CHA invoice #83198-02 dated March 1, 2024 totaling \$15,451.00. The motion passed 6-0.

- c. An invoice from Austin Architects #4029 dated January 11, 2024 in the amount of \$22,364.88 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve Austin Architects invoice #4029 dated January 11, 2024 in the amount of \$22,364.88. The motion passed 6-0.

- d. An invoice from Austin Architects #4044 dated February 9, 2024 in the amount of \$69,343.09 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to approve Austin Architects invoice #4044 dated February 9, 2024 totaling \$69,343.09. The motion passed 6-0.

- e. An invoice from Austin Architects #4052 dated March 5, 2024 in the amount of \$10,148.16 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve Austin Architects invoice #4052 dated March 5, 2024 in the amount of \$10,148.16. The motion passed 6-0.

A motion was made by Chairman Beaudoin and seconded by Vice-Chair Paul Bedigian to authorize the Town Manager to work with CHA and Austin Architects on next steps for this project subject to committee voted. The motion passed 6-0.

5. **Library Feasibility Study:** Jim Barrett and Ron Paolillo from Drummey Rosane Anderson, Inc (DRA) presented an Architectural Assessment to the BPCC. They assessed the exterior, interior and the site. (see attached

presentation) Their assessment of the exterior identified a few slate pieces missing from the roof. They identified the membrane roof appeared to be leaking, some stucco and trim need repair and painting. The front door is not ADA compliant. The interior was in good condition with the exception of the second floor bathroom which is not ADA compliant. They discussed and presented options for the existing site and future development including the three homes purchased by the Library Trustees on Cottage Street. They highlighted the limited parking and future options for parking on the site.

6. **Library Feasibility Study invoices:**

An Invoice #01 from DRA totaling \$25,950.00 was presented to the BPCC.

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to approve invoice #01 from DRA totaling \$25,950.00. The motion passed 6-0.

7. **Minutes of February 20, 2024:**

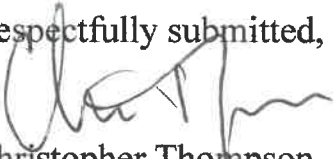
A motion was made by Chairman Beaudoin and seconded by Vice-Chairman Bedigian to approve the February 20, 2024 meeting minutes. The motion passed 6-0.

8. **New Business:** No new business.

9. **Adjournment:**

A motion was made by Chairman Beaudoin and seconded by BPCC member Chris Thompson to adjourn the meeting at 8:33 pm. The motion carried 6-0.

Respectfully submitted,



Christopher Thompson

Secretary

** Attachments on file at Town Clerk's Office*