

PERMANENT BUILDING COMMITTEE
MINUTES – January 19, 2017

Present: Michael Melnick and Elaine Jones, Co-Chairs, William Braun, and Joseph Sziabowski. Also present: Facilities Director James Kelly.

The meeting was opened at 7:30 p.m. in the DPW Conference Room.

Minutes The Minutes of November 16, 2016 were approved.

Annual Town Report The Annual Town Report for Calendar 2016 draft was approved for submission.

Loring Parsonage Project It was noted that the Committee is waiting for revised drawings from the architect which will allow payment of the bill submitted. The previous discussion regarding insulation of the walls was clarified to mean insulation would be added based on taking the walls down and installing a vapor barrier only. It was also agreed that it is not necessary or advisable to design to museum quality.

Police Headquarters Project It was noted that Hutter Construction owes replacement of 2 dead trees; however, the Committee agreed that paying Hutter less money as the final payment upon receipt of the release of liens would be the best solution.

Fairbank Master Plan Project The Committee members expressed opposition to the Task Force proposal to issue an RFP for services, many of them duplicative of the work that has been done. Mr. Kelly stated his intention to inform the Town Manager accordingly.

Nixon School Relocation Mr. Melnick explained a proposed modification to the proposal relocating the administrative offices of the Sudbury Public Schools (SPS) to the Nixon School. The SPS needs approximately 8,900 s.f. ; however, with the use of two existing classrooms, the amount of new construction could be reduced to approximately 6,000 s.f. Placement of the administrative offices could be located off the older classroom wing at the front of the school. The construction could include use of a sloped roof, hardy board exterior, and more flexible partition walls. The Nixon School site has both parking and septic capacity for such an addition. The program has been established and the space needs documented. The suggested process for action at a Town Meeting or Special Town Meeting is to request an initial \$450,000 for 75% for design fees with funding from the proceeds of the Police Station sale, Committee members agreed that modular construction would not be appropriate for this project. Mr. Kelly will discuss putting forth such an article for the Annual Town Meeting with the School Administration.

Fire Station No. 2 Project Mr. Kelly informed the Committee that, through the negotiations with the developer of the Raytheon property on the Boston Post Road, \$80,000 is available at this time toward design funding of a new Fire Station on the existing site. The Committee will review the existing Feasibility Study to determine an appropriate use of these funds prior to the Fall Special Town Meeting when a funding article will be prepared.

Town Hall Project It was noted that the Town Hall Blue Ribbon Task Force has proposed that rehabilitation of the building be funded for continued use of the Town Hall by the current users. They have suggested an initial \$600,000 for design funding.

Meeting Schedule The next meeting will be called by the Chairs as necessary.

There being no further business, the meeting was adjourned at 9:15p.m.

Respectfully submitted,

Elaine L. Jones