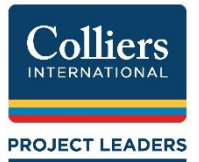


MEETING MINUTES

Town of Lincoln Lincoln RI High School



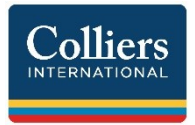
Renovation Committee

Meeting No. 37

Date: 12/9/2021 **Location:** Lincoln Town Hall - Council Chambers - 100 Old River Road, Lincoln, RI 02865
Time: 6:30 PM **Additional Details:**

Attendee Name:	Presence:	Company:	Email:	Phone:
Bruce Ogni	Present		bruceogni@gmail.com	
Derek Osterman	Present		derek.osterman@colliers.com	
Chad Healey	Present		chad.healey@colliers.com	
John Ward	Present		jward@lincolnri.org	
Mike Gagnon	Present		mgagnon@lincolnri.org	
Rob Mezzanotte	Present		mezzanotter@lincolnps.org	
Kevin McNamara	Present		mcnamarak@lincolnps.org	
Mike Babbitt	Present		mbabbitt@dimeo.com	
Greg O'Connor	Present		oconnorg@lincolnps.org	
Ben Williams	Present		bwilliams@smma.com	
Phil Gould	Present		pgould@lincolnpoliceri.com	
Al Ranaldi	Present		aranaldi@lincolnri.org	
Steve Carvalho	Present		stevecarvalho2121@gmail.com	
Keith Macksoud	Present		kmacksoud@cox.net	
George Boudjouk	Present		gboudjouk@yahoo.com	
Diedre Carreno	Present		dee906@aol.com	
Jim Frost	Present		frostj@lincolnps.org	
Jim Jahnz	Present		jrjahnz@yahoo.com	
John Sharkey	Present		jtsharkey50@yahoo.com	
Bob Turner	Present		bobturner@turnersales.biz	

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Tiffany Smith	Present		smitht@lincolnps.org	PROJECT LEADERS
Andrew Barkley	Present		abarkley@rgb.net	
Tony Desisto	Present		tony@adlawllc.net	
John Picozzi	Present		jpiclsc@cox.net	

Agenda:

Item #	Name
1	Meeting Minutes
2	Review Status of Punchlist Completion
3	Requisitions

These minutes are intended to reflect the important issues and action items as discussed at the meeting on the referenced date. If there are any discrepancies, please respond by email to chad.healey@colliers.com within one week of publication.

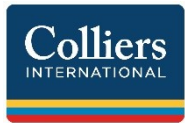
Name	Item #	Item Date	Description	Responsible	Target Complete	Status
Meeting Minutes	1.1		Meeting Minutes from the 12-02-21 Meeting were approved tonight. Contingent on a revision to the minutes that notes why the committee voted to proceed with a single court design and "only if it meets the required regulation which needs to be confirmed".	Renovation Committee	12/9/2021	Closed
Review Status of Punchlist Completion	2.1		Colliers provided their latest punch list for the building which includes all of the previously listed separately "ongoing issues". Combined as requested by the committee at the most recent meeting. Mr. Babbitt requested that Item #005 (regarding the lack of pitch towards the floor drains in the auto shop) be noted as "Open" still rather than "Closed" as he was not able to attend the meeting where this was previously voted on. Mr. Babbitt noted a couple of codes that should be referenced regarding these drains. Codes 406.45 & code 418.5 of the Uniform Plumbing Code. The committee requested that a copy of the minutes from the 08-05-21 SBC Meeting where the floor drains were last voted	Colliers		For Information Only

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Name	Item #	Item Date	Description	Responsible	Target Complete	Status
			<p>on as well as the latest Construction Contingency update be emailed to the committee following this meeting.</p> <p>Item #006 regarding the heat concerns in the auto and wood shops was also discussed and both Colliers and SMMA provided updates regarding their recent investigation into the temp concerns. Colliers had taken trends through to earlier this morning to try and diagnose the concerns raised the day before (Wednesday - 12/8) that the temp never increased beyond 66 degrees and was generally closer to 64 throughout the day. The trends reflect a discrepancy with how the system was supposed to react before later correcting itself. This brought cold air directly from outside into the space without treating it. While the issue fixed itself, the team will continue to look into why this happened in the first place so that it can be avoided going forward. ASHRAE denotes meeting temperature as the range of 68-72 degrees within the space. The system met temperature earlier today and didn't repeat the issue it had from the day before. Colliers will trend the DOAS unit itself, as requested by SMMA to further diagnose this system.</p>			
Solicitor's Request for Town Council	3.1		<p>The Town Solicitor, Tony DeSisto, was invited to this meeting and requested a vote to have the Town Council address the matter of paying Gilbane or not paying Gilbane for Reqs #42 & 43 through his involvement and further investigation. The committee approved having Tony review this matter further with Gilbane directly and take legal recourse as needed to resolve the issue of Gilbane stopping work beginning Friday, 12/17. Colliers noted that any requests from Gilbane to speak with them on this matter will be deferred to Tony DeSisto.</p> <p>A similar vote was later taken to have Tony work directly with Gilbane and the Town Council to resolve the disagreement over whether the Final Property Survey is owned by Gilbane per contract or whether they will perform the work only if able to draw from Construction Contingency. The committee and Tony DeSisto noted that they feel the work is owed under contract and the Gilbane may not proceed with funding this work through Construction Contingency.</p>	Renovation Committee		In Progress

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Name	Item #	Item Date	Description	Responsible	Target Complete	Status
			<p>Both votes were approved. Tony DeSisto will follow up on both matters from here forward.</p> <p>Phil Gould requested that Colliers provide all of the previous committee meeting minutes to Tony DeSisto following the meeting. Along with copies of Kurt Stenberg's letter regarding his opinion on the floor drains in the auto shop. Colliers will send all of the requested documentation.</p>			
Requisitions	3.2		<p>Colliers brought up the matter of the previously withheld \$33,067.50 for the completion of the repairs inside the gym and recommended that the committee release said funds now that the gym floor has been completed and no new concerns were raised since the work was completed on 11/26. The committee approved releasing the funds after reviewing the photos Colliers brought to the meeting and discussing the ongoing concerns they have regarding the water-based finish. Colliers will follow up with Gilbane letting them know they may now release final payment to Kiefer for this work.</p> <p>Colliers left the meeting following this item as the committee began discussion regarding the Physical Education Center. Shirley from the School Department took minutes for the remainder of the meeting and will do so for the PEC portion of the meetings going forward. Those minutes are not included here and will be distributed separately.</p>	Renovation Committee	12/9/2021	Closed

The next meeting will be on 12/16/2021. Location will be Lincoln Town Hall - Council Chambers - 100 Old River Road, Lincoln, RI 02865