

MEMO OF MEETING NO. 17
ARCHITECT DESIGN DEVELOPMENT

PROJECT: Chilmark Firehouse and EMS Headquarters
DATE: December 18, 2020
LOCATION: Zoom

ATTENDING: Bill Rossi, Bldg. Committee Chairman
Chuck Hodgkinson, Bldg. Comm. PM
Will Parry, Bldg. Committee
Jim Newman, Bldg. Committee
Chief Ben Retmier, EMS
Chief Jeremy Bradshaw, Fire Dept
Skipper Manter, Bldg. Committee
Tim Rich, Bldg. Committee
Clark Goff, Architect, Guest
Amanda Sawyer, OPM, CHA Companies
Jerry Thiboutot, K+K Architects
Antonia Kenny, K+K Architects

NOT ATTENDING:

The following is a record of the above referenced meeting:

NEW BUSINESS

- 17.01 The Building Committee reviewed the Power Point Presentation by Chuck for Public forums and Town websites. The Committee comments were that the presentation was very thorough and only suggested that it be shortened for the public forums. Chuck will work with Amanda to prepare a PPP for public forums and perhaps one with more documentation for the Town websites. Bill R. will have a written handout for Town Meeting. K+K prepared 3D renderings as part of the presentation, Chuck said larger images could be printed at Town Meeting. K+K also prepared a video, which will be shown at the next Bldg. Committee meeting.
- 17.02 The cost estimates are in final reconciliation. Amanda noted the construction cost total was around \$9.4 million, and does not include other items like equipment and fees. The breakdown by site was: Fire Station 4.5 million, EMS 4.9 million. There was brief discussion on how to allocate costs for the Boardwalk and Public Parking. Chuck and Amanda will review what is included and where. Skipper noted cost of EMS was presented to W. Tisbury as \$2 million, now is closer to \$5 million, and Jim Newson of Aquinnah concurred. Chuck noted the cost to share was \$4.7 million and will be detailed. Skipper suggested going to a 30 year vs. 20 year bond. It was noted that the 1000 SF increase in the size of the EMS was recommended by Skipper. All members had agreed that the building should be the larger size to be built for the future. Bill noted that the Town's agreements were based on 20 year bonds and they would need to be amended to 30 year bonds.

- 17.03 Chuck reviewed some questions raised during preparation of his presentation:
- Propane tank locations - each building will have one 500 gallon buried propane tank, located as shown on the civil drawings. The Fire Station's tank will be buried in front of Town Hall near Middle Road, near the buried propane tank for Town Hall.
 - Extent of paving vs. gravel - Town Hall parking and Public Parking is gravel, all else is asphalt paved (in front of Fire Station Apparatus Bay on Menemsha Crossroad and the driveway and parking at the EMS HQ).
 - Concrete sidewalks - were approved at the front of the Fire Station and front and side of the EMS H.Q. As Public Safety facilities, the sidewalks need to be shoveled and maintained to be accessible.
- 17.04 Chuck raised the question of the concrete retaining walls with or without a veneer of stone, noting most walls in town were dry-laid stone. The retaining walls need to be engineered to support the grade changes at the Public and EMS parking areas so there was a discussion of using natural stone veneer vs. synthetic stone veneer. There was a discussion also to ask CPC for funds or carry the natural stone as an add alternate.
- 17.05 Bill R. asked about the solar panels - Chuck noted the buildings will be "solar ready" only, with conduit to the roof installed, space in the Electric Room for panels, and the roof framing sized to accommodate the panels. There was discussion of applying for a grant. Town may pursue solar funding next year, bid opening is expected late 4th quarter, 2021.
- 17.06 Next Building Committee Meeting is Friday, Jan. 8th at 9:00 a.m. to review Chuck's revised presentation and final cost estimate. The Selectman's Meeting will be scheduled after that meeting. Chuck is retiring on March 1 but will be present at Town Meeting for the project.

SUBMITTED BY:

Antonia Kenny

KEENAN + KENNY ARCHITECTS, LTD.

cc: Chuck Hodgkinson, Bldg. Comm., Amanda Sawyer, CHA, Joe Sullivan, CHA