



TOWN OF FREETOWN

Police Sub-Committee

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J. Brown

Meeting Minutes - Wednesday, November 13, 2019

A meeting of the Police Sub-Committee was held on Wednesday, November 13, 2019, at the Council on Aging, 227 Chace Road, East Freetown, MA @ 5:00 P.M.

PRESENT: Lisa Pacheco, Chairwoman; Town Administrator David DeManche, Chief of Police, Carlton Abbott, Officer Mark Fornaciari, Charlie Sullivan, **ALSO PRESENT:** Taylor MacDonald (Pomroy Associates) Andy DiGiammo, (CGA)

ABSENT: Mary Rezendes-Brown, Robert Jose, Sgt. Benjamin Levesque and Paul Sadeck

This meeting was recorded by FREECAM.

Meeting called to order at 5:07 p.m.

TOPIC: Approval of Minutes

8/28/19, 10/02/19 and 11/4/19 Meeting Minutes to be approved.

MOTION: Motion made by Officer Mark Fornaciari to approve the 8/28/19, 10/02/19 and 11/4/19 meeting minutes, seconded by Charlie Sullivan. Unanimously approved.

TOPIC: Project Schedule

Mr. MacDonald announces the project is still on schedule, contractor has been given an extra 2 months, which will bring the project into July. Framing is ongoing, and the ramp up to impound area has also been completed. MEP work is underway, but no electrical wiring is being done in the building, as the building is not weather tight. HVAC ductwork is in the beginning stages along with rough plumbing and sprinklers. The retaining wall is done on both sides, the road is formed, and work on the culvert will begin as early as this week or next. Kevin at ConCom and Nate from GGD will be kept up to date as the work is to be monitored as the state requires. Paving (Binder Course, no top coat) is also to be done before snowfall starts as it would make the construction site easier to work on. Interior work is also ongoing, including cell areas and the Plumbing Chases. Electrical Boxes are now installed.

TOPIC: Project Budget Update

Mr. MacDonald goes over a Budget update. The Culvert change, as approved by the BOS, month ending November 13, 2019, has been added in. Line 11 is an accounting adjustment, noting reimbursements. Line 30, is the extension to the Builder's Risk policy which originally covered the project to the end of this

year. The amount listed covers the remainder of the construction project till July 2020. Line 34, lists the contingency amount at \$700,000, after subtracting the amounts of the change orders.

Mr. DiGiammo states that he attended the last BOS meeting with 2 change orders, but there are 3 change orders, instead of the originally listed 2, but the total amount of change orders remains the same. The first change order \$6,748.67 included 3 items, the first being for the Swale for the Well, CPVC for the acid from the exhaust of the boilers, and a credit (tension door change), the total amount of the 3 items are \$6,748.67, bringing the project cost to \$9,994,748.67. Change order 2, is the construction time extension, costing \$29,333, bringing the project cost to \$10,024,081.67. Change order 3 is for the Culvert at \$77,556.11, bringing the total project cost of \$10,101,637.78. Change orders have been signed and will be turned over HV Collins tomorrow.

TOPIC: Change Order Log

Mr. MacDonald reviews the Change Order Log.

#5 - Additional excavation covering the Fire Cistern Tanks, originally listed as \$9,000, amount was reduced to \$7500, this work is done and in place.

#6 - Change order in the amount of \$33,014.67 for the Cruiser CarPort. \$229,000 was the amount originally quoted for the entire structure, the amount of this change order is only to cover the cost of the preliminary excavations, foundation, and underground utilities. If the Cruiser CarPort is to be built in the future, this preliminary work would be completed, eliminating the need to excavate the site.

#8. - Access hole to attic level and auxiliary area, costing \$476.

#11. - Requested by the PD to bring electrical power to the Cruiser CarPort location in the PD lot, as opposed to the upper Sally Port location.

#12. - Cost of electrical charging stations cost is unacceptable, not recommending approval at this time. Recommending a request to install an electrical conduit, instead of digging up the pavement if the Cruiser CarPort is constructed in the future.

#13. Gate Valve and Tamper Switch for the Fire Pump, allowing work to be done on the tanks, without the possibly of the system failing.

#14. - Cost of upright sprinkler protection in the attic area. As Pomroy, CGA and the engineers have reviewed this item and all agree this was shown in the original drawings, therefore the cost does not exist. He is not recommending approval at this time. Item to be discussed during tomorrow's meeting.

#15. - Cost associated with Exterior Refrigerant Piping. Mr. DiGiammo states he proposed this change and presents a drawing illustrating 14 inverters, which heat and cool depending on outside temperature. The location for these inverters is the outside of the detention area. In order to install, it would require 14 direct penetrations from the outside of the building, leaving 11 feet of piping exposed to the elements. Mr. DiGiammo states the solution is to extend the overhang that already exists and build a Hardie Board panel around them, thereby protecting the pipe from the elements and the direct penetrations would be exclusively inside the structure. This cost involves the framer, roofer, siding contractor and the supplier.

MOTION

Motion made by Officer Mark Fornaciari to approve change orders #5, #6, #8, #11, #13 and #15. Seconded by Charlie Sullivan. Unanimously approved.

TOPIC: Owner Vendor Updates

Mr. MacDonald states radios have been ordered, and they are working on getting quotes for the consoles. 2 quotes have been submitted for the consoles, one through the state bid process and the other through Comtronics. Both bids are well below the \$15,000 line item. Chief Abbott states they have Eaton/Wrightline consoles at the station, and they are traveling to the Dighton Police Department to view the Watson Brand.

TOPIC: Tower Bid

Mr. MacDonald announces that one bid has been received, though not from the vendor that initially reached out, as they could not meet the requirements. Mr. MacDonald and Mr. DeManche have reviewed the bid and recommends that Town Counsel, Mark Rich review the bid as well. The company is reputable and does work throughout the United States. Once this bid is awarded, it may free up money for the Cruiser CarPort. The tower is cost free, though the components will have to be budgeted for in the line item. Once the Vendor is under contract, a meeting could be held to discuss specifics.

Mr. DiGiammo questions if the bid fell through, would the tower construction have to be bid out. Mr. MacDonald states at the very beginning of the project, the radios and the tower had been sent out for bid and it could be awarded without going through the bidding process.

Mr. MacDonald states the Vendor will put up the tower, then place a RFP for subtenants. There are different rent scenarios based on the number of subtenants. Chief Abbott states the max amount of co-locators are 3, and questions if there are more than 3, if the vendor would they have to discuss it with the town. Mr. MacDonald states that is correct, and Rent Scenario #4 would probably be in the best interest of the town, earning the town 2.7 Million in rent over a 20 year period, or \$6,600 per month.

TOPIC: Furniture

Mr. MacDonald states they are working with Sheehan's Furniture to develop a baseline layout and present it to the Police Department, then send it to a few other companies for pricing.

TOPIC: Security Meeting

Mr. MacDonald announces a security meeting will be held tomorrow to ensure the Chief is satisfied with the security system, per each door and location. Chief Abbott states he created a list with specific locations requiring card readers and the substitution of pads in other locations.

Ms. Pacheco questions if accessing the community room for meetings from the outside of the building would be easier and less inconvenient than entering through the main police station entrance. The issue will be discussed at the security meeting.

Mr. DiGiammo discusses the 3 x 14 Pass-Through in the Administration area. He is suggesting a slot instead of glass. He will discuss this issue at the security meeting.

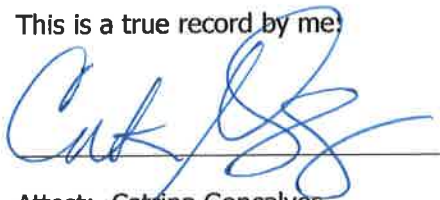
Discussion in regards of scheduling a date for a tour of the building. Date to be scheduled at the next committee meeting.

ADJOURNMENT:

Motion made by Officer Mark Fornaciari to adjourn the meeting; seconded by Charlie Sullivan. Unanimously approved.

Meeting adjourned at 5:50 p.m.

This is a true record by me:



Attest: Catrina Goncalves
Recordings Clerk