

**LINCOLN BUILDING COMMITTEE
LINCOLN, RI
MINUTES**

DATE: January 5, 2024
PLACE: Lincoln Town Hall
100 Old River Road
Lincoln, RI 02865
TIME: 7:30 AM

Committee members present: Mario Carreno, Chair; Sandra Ackerman, Steve Carvalho, Tony Feola, Larry Filippelli, Rosaliz Gaitan, Phil Goulding, Nathan Kocon, Leslie Quish, Lindsay Sullivan

Others present: John McNamee, Ken Pichette, Tracey Donnelly & Phil Conte – JAED; Downes - Joe DeSanti and Paul DeMelo

I. Construction Project Update

a. Cafeteria HVAC (4 ES)

Contract – Signed by GC (Ahlborg Construction). Currently pending Lincoln Legal review and J. Goho signature. Once approved Ahlborg can begin the material buyout process.
OPM Letters released to Studio Jaed.

Incorporate the Saylesville fire alarm system upgrades into project. It cannot support any new devices. Replacement to be coordinated with future projects.

b. New Canopy/Facade LHS

Salvaging and moving of existing canopy has been removed from scope.

Maron Co. is proceeding with shop drawings and submittals.

AIA Contract in process. (Schedule changed to complete in August 2024)

II. Project Delivery Method

a. DCC distributed and discussed recommended project delivery methods for Lincoln projects.

Construction Manager at RISK (CMAR)

Construction Manager as Advisor (CM-a)

General Contractor (GC)

Design – Builder (DB)

Committee made a motion to accept the project delivery recommendations as distributed.

The coordination of the presence of an on-site Specialty Contractor to be further discussed.

III. Control Budgets

a. DCC distributed control budgets for all Lincoln projects. No comments at this time.

IV. Studio Jaed Update

a. Gym Drawing Set Review

Presented drawings of three of the new Gymnasium designs for review (Lincoln Northern was not reviewed at this time). Several comments made concerning proximity and potential impacts to playground, parking and viewing areas for event attendees.

V. Pre-Construction Project Update

a. Northern Elementary HVAC

OPM Letters released to Studio Jaed

SJ currently progressing with documentation in order to submit Design Development Drawing set.

b. Bathroom Renovations @ Lonsdale, Central & Saylesville

SJ continuing with design & documentation.

Hallway “Entrance” flooring at Central will be carried in design doc’s.

c. Gym/STEM Additions & Cafeteria Renovations

Delivery method determined : Design Build

Design Development progressing.

d. Athletic Field Bathroom Improvements

Approved by RIDE on 12/19/23.

e. PIT Soccer Field – Access & Parking

Stage II Initiative. Approved by RIDE on 12/19/23.

f. Hood Drive & Hood Drive Throwing

Stage II Initiative. Approved by RIDE on 12/19/23.

g. Solar Panels

Onsite walk-through w/RISE conducted on 12/19.

RISE finalizing schedule. Scheduled to begin in February.

VI. Review & Approve for Payment Applications

a. None

VII. Next Steps

a. RFP Commissioning & Field Turf Presentation

VII. Review List of Potential Change Orders

a. None

IX. Comments / Questions

a. Does Financing Option effect Reimbursement? Open – DCC

b. Efficient Building Fund for HVAC Projects? Open – LPS

X. Adjourn

Motion to adjourn by Carvalho. Seconded by Sullivan. All in favor. Motion carried. The Meeting adjourned at 8:25 a.m.

MARIO CARRENO, CHAIR

DATE