

**LINCOLN BUILDING COMMITTEE
LINCOLN, RI
MINUTES**

DATE: December 16, 2024
PLACE: Lincoln Town Hall
100 Old River Road
Lincoln, RI 02865
TIME: 7:30 AM

Committee members present: M. Carreno, J. McNamee, L. Sullivan, T. Feola, P. Gould, L. Quish, K. Pichette, S. Carvalho, L. Fileppelli, S. Ackerman. Others present: T. Donnelly (Studio Jaed); P. DeMelo & S. Smith (Downes Construction), L. Matthews (Ahlborg Construction)

Call to Order - Meeting Commenced at 7:30AM

- I. Approve Meeting Minutes from 12/6/24
 - a. Motion Approved

II. Cafeteria HVAC – Central ES

- Review ACC Proposed Change Order (PCO) #3 to relocate RTU to ground level.
 - L. Matthews of ACC reviewed PCO #3 in detail.
 - No additional markup from ACC.
 - Utilizing unused funds within base contract to cover estimated costs.
 - Deleted work scope savings (of unused funds) amounts to \$203,000 which applied against the \$140,523 estimated cost to relocate the RTU to the ground results in a positive, remaining balance of \$62,477.
 - Utilize \$3,500 from the remaining balance of \$62,477 to fund the shortfall within the Toilet Renovation project to address Ahlborg Pay App #4 noted below in section V.
 - Gas Line – Gas Company to evaluate aging gas pipeline which might have to be replaced if compromised. Potential cost estimate of \$100k including excavation to install new.
 - Gas Line – Is there an opportunity to install a 2” gas line (as originally designed for roof top installation) to the ground level? Studio Jaed to follow up with Engineering partner to clarify why they recommended going from the existing 2” gas line to a 4” gas line.

III. Saylesville ES Parking & Drainage Review

- Studio Jaed presented three design options for additional parking located to the East of the Lonsdale ES which also considers drainage modifications.
- Add of 40+ new parking spots potentially.
- Retaining wall would be implemented.
- Underground galleys/storage recommended to minimize fill required for proposed lot.
- Studio Jaed directed to procure order of magnitude cost estimates for two options (mid and large lot options)

IV. Saylesville ES Fire Alarm & Suppression System

- Continued review/discussion of Saylesville ES Fire Alarm & Suppression system options along with associated costs initiated during the 12/6/24 LBC meeting.
- Option 1 - Deferred Installation of the Sprinkler System = \$700,000 - \$1,250,00 (Scope items 1-6)

- Option 2 - Installation of the Sprinkler System now = \$750,000. (Scope Items 1-5)
- Project is currently in option 1 at \$700k. For an additional \$50k they can sprinkler the entire building now (if not deferred to a later time).
- What will it save us in the long term if we proceed now with the \$50k. To be discussed at next LBC meeting.

V. Review and Approve payment applications

- Ahlborg Construction Toilet Renovation Pay App #4 Approved.
- Maron Co. LHS Canopy/Façade Pay App#5RR. On hold until M. Carreno procures approval from Lincoln Town Council.

X. Adjourn

Motion to adjourn by M. Carreno. Seconded by L. Sullivan. All in favor. Motion carried. The Meeting adjourned at 8:30 a.m.

M Carreno, CHAIR

DATE