



07.30.2019

## MEETING MINUTES

Attendees: Jay White, Patrick Redden, Cynthia Dalrymple, Theresa Manning, John Dumville, Ezra Morency

### SAFETY

1. PPE
  - a. All are wearing the proper PPE
  - b. Check hard hats
2. Not leaving tools and construction material around job site
  - a. No problems. Clean and Organized

### DISCUSSED

1. Fire Alarm pricing with Electrical Contractor first at the meeting
  - a. Did NOT discuss
  - b. Patrick will discuss with the contractor
  - c. His contract was based on former plans where the full scope of the fire alarm was not specified
2. One Emergency light needs to be added at the top of stairs
3. Meeting minutes from last week approved YES
4. Brick Sample approved by Jay
  - a. L10A is picked to match existing mortar color
5. Labor and Materials Price for Accent Lighting Donor Wall (separate line item, Library pay for)
  - a. Yes, waiting for Ralph to finalize
6. Price Tread Inserts compared to Proposed spec of Rubber/Vinyl
  - a. Discussed options
  - b. Library decided to stay with what was proposed
    - i. Patrick will look to see if there is an option narrower than 8"
7. Price for Electrical contractor to run data lines
  - a. Do we need 4 access points?
  - b. Library reach out for how many are needed, so that the wiring can be done for them by the electrician
8. Price sidewalk to trash or pavers
  - a. Yes, waiting for Ralph to finalize
  - b. 3' wide; off the building with a grass strip
  - c. Centered between post and building and returns 15"-24" to the trash receptacle set back from the corner of the building
  - d. Jay will draw up
9. Price Joists added to drilled ones
  - a. Yes, waiting for Ralph to finalize
10. Price for changing of existing lights in the History room
  - a. Still need



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11. Install blocking for TV mount and pulldown screen
  - a. Projector screen at East end, surface mounted
  - b. TV on elevator wall
  - c. Jay will get sizing for screen surface mount
  - d. Patrick will add a 2x4 nailer next to existing joist for blocking to mount the projector screen to
12. IT pricing
  - a. Still needed
13. Trash decision
  - a. Still needed
14. TV size and location for blocking
  - a. Still needed
15. Bathroom ADA compliant Jay Check
  - a. Yes
  - b. Maintain 60" from South wall to the edge of the sink
16. Jay locate Rinnai heaters on plan
  - a. Needs to be proposed by supplier, but Jay did a preliminary layout with Patrick
  - b. Locations of condensers discussed:
    - i. Ok to place where needed to be away from Rinnai heaters intake.
    - ii. Some of them will be in different locations for appropriate spacing away from Rinnai heaters
17. Jay will make a formal proposal for Main door to be stained and not painted
18. Change locks on electrical room and added door for D-Box for Heat Pumps to "store room function lock"
19. Change double door to conference room. To have East side fixed with an Astragal and Pins top and bottom
  - a. Can be opened if needed, but will remain closed most of the time
20. Patrick send separate submittals, so Jay can separate and write his approval attached with the submittals
21. D Box placement in conference room
  - a. Ok to put in the space between conference room and entry on the West wall
  - b. Frame in with a single door access
  - c. Library will use upper door panel (cork attached) for information board
  - d. Door will be not be centered but North of center
  - e. Jay will draw up
22. Close off base of stair?
  - a. YES: Close in Under the stair
23. Water fountain at Children's area make child ADA?
  - a. Will the other be compliant at regular ADA?
    - i. ANSWER: Set upper one to meet regular ADA not child ADA



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24. Main Room Lighting
  - a. Shift Lighting West to center the lights on the Main Beam
  - b. Bondo holes in metal beams
  - c. Perimeter Lights would not be centered in space
  - d. Same lighting specs 2' center lights, 3' perimeter lights
  - e. Paid for by Library Contingency
25. Benches outlets on one side of bench
  - a. Outlets on side toward the front of the bench, beyond the face of the bookcases
  - b. Provide child tamper proof outlets at benches on First Floor
  - c. Metal flex whips for outlets, since it is open to below
  - d. Paid by Library Contingency
26. Steel landing platform
  - a. One or two layers of drywall below the steel?
    - i. ANSWER: One Strapping layer and one drywall layer
27. Breakroom floor
  - a. Bring concrete up to same level
  - b. Remove cleanout in chimney
28. Question to Fire Marshal
  - a. Can the Fire Alarm be shut down while transfer from old to new (Month long period)?
  - b. Library may have to close
  - c. What would the cost be for the Library to remain open?
  - d. Question to electrician: All home runs are needed for the fire alarm?
  - e. If the above is true, it would allow the Library to remain open.
29. Water heater
  - a. Keep the same existing one from before
  - b. It is an Electric instant hot water heater (no tank) 2.5 gals/minute. Which is great for the usable space in the room it is installed.
30. 4 workers from Upland Construction on site
31. Electrical contractor onsite
32. Plumbing contractor 2 onsite
33. Mason contractor 3-4 onsite

## DESIGN

1. Lights
  - a. 3 Existing Lights changed to Type B (Room 206) Better light and do not have to meet historical guidelines in that room. This might be a cost increase. (Patrick)
  - b. Jay specify cover for existing fan junction boxes, canopy (started not complete)
  - c. Accent lighting price and options?
    - i. Jay give spec to Patrick to price, 3000k, Bronze color
    - ii. (APPROVED) spec from Jay, but still need price
    - iii. 8' track
    - iv. 3 heads



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- d. Electrical Contractor possibly has discrepancy in his contract with the smoke alarms. He thinks there are ones being added, but they are all listed in the specs. Patrick will look into this with the contractor.
- e. Lighting for equipment rooms, strip lighting
  - i. To be determine
- f. Talked about lights and book rack placement on main floor, possibly different layout with racks
  - i. For lighting concern that lights will be over racks, may not give enough light beyond the racks
  - ii. Lights are more than double the size of the existing lights
  - iii. Wheelchair access was already drawn in the plans
  - iv. There are 2 lights that are 2', maybe make all 3' like the rest
  - v. Still to discuss and decide

#### SCHEDULE

1. OK
2. Brick veneer starting
3. Line sets done by beginning of next week
4. Then start insulation and drywall

#### OPEN

1. Send approved shop drawings and submittals to VIS (being done regularly)

Theresa will be gone the week of 8/12. Patrick will be gone 8/19-8/23.



## ACTION ITEMS

### UPLAND CONSTRUCTION

1. Hard hats
2. Complete Fire alarm pricing
3. Labor and materials price for Accent Lighting Donor Wall
4. Stair tread rubber/vinyl see if there is a narrower option than the proposed 8"
5. Price for electrical contractor to run data lines
6. Price sidewalk to trash
7. Price joists added to drilled ones and to strengthen old ones
8. Price for changing of existing lights in the History room
9. Install blocking for TV mount and pulldown screen
  - a. Projector screen at East end, surface mounted
  - b. TV on elevator wall
  - c. Patrick will add a 2x4 nailer next to existing joist for blocking to mount the projector screen to
10. Proposed location of Rinnai heaters confirmed by supplier
11. Close off base of stair
12. Water fountain at Children's area
  - a. Set upper one to meet regular ADA not child ADA
13. Steel landing platform
  - a. One Strapping layer and one drywall layer
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16. Question to electrician: All home runs are needed for the fire alarm?
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17. Water heater
  - a. Keep the same existing one from before
18. Breakroom floor
  - a. Bring concrete up to same level
  - b. Remove cleanout in chimney
19. Bring next Pay Request



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## ACTION ITEMS (continued)

### JAY WHITE

1. Draw plan showing sidewalk to trash
2. Get sizing of projector screen
3. Make a formal proposal for Main door to be stained and not painted
4. New door and lock submittal
5. New drawing showing location of Distribution Box for Heat Pumps
6. Redraw main room lighting layout
7. Fix last pay request: Library's amount is more than what the electrician billed

### LIBRARY

1. IT Pricing
  - a. Find out how many wireless access points are needed
2. Trash decision for receptacle
3. TV mount size and location for blocking

### TO DISCUSS

1. Whose contingency pays for:
  - a. Moving of main room lights
  - b. Breakroom floor concrete
  - c. Child tamper proof outlets at benches
    - i. Should there be ones at other locations in childrens area?
  - d. Additional framing/drywall and door for distribution box of heat pumps
  - e. Additional locks



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## BUDGET

Original Contract Sum:	737,451.00
Concrete Cutting Up Charge:	2000.00
Windows: Change to standard finish	-700.00
Windows: Change to standard hardware	-2000.00
Steel beam/posts not required below Main Floor Arch:	-500.00
Credit Electric baseboard heat	-2582.00
Elevator Model Change	-3054.00
Earthwork revised quote Northwoods vs Peeler	-14,950.00
Add 12" Cellulose at existing Attic	1840.00
Add 3" Sound insulation between floors	3450.00
Add Automatic door opener (handicap paddles)	3220.00
Add Concrete dumpster pad	1380.00
Add Electric baseboard heat at Vault area	1035.00
Temp Electric Service	977.74
Upgrade Electric Service to 300 amps	2180.00
Add Rinnai Backup Heaters	11960.00
Additional Joists sistered onto drilled joists	
Additional joists added to strengthen old joists	
Additional emergency light	
Adjusted Fire Alarm pricing	
Total Savings:	-23,786.00
Total Upcharge:	+28,042.74
Total Change Orders:	4256.74
Upland Original Contingency:	19,550.00
Total Change Orders:	- 4,256.74
Upland Adjusted Contingency:	15,293.26
Total Cost of Project:	737,451.00



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Library Contingency:

Add 3 window seats	2070.00
Granite Corner Stone:	Library Pay Directly
Plaques:	2986.00
Bench:	
IT:	
Fan:	571.00
Trash Receptacle:	
Accent Lighting for Donor Wall	
Change of Existing Lighting in History Room	
Sidewalk to trash	
Canopy covers for junction boxes in Main Room Ceiling	

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