



FLFD BUILDING COMMITTEE MEETING MINUTES OF JULY 6, 2018



1. The meeting was called to order by Building Committee Chairman John Hennessey in the main equipment bay of the fire station at 1:10 pm.
2. In addition to Chairman Hennessey, in attendance were Building Committee Members Chief Rodriquez, Tom Cummiskey and John Walstrom; Board Chairman John Nelson; and Admin Asst Roxie Allen. Building Committee member Quentin Tolby was absent. There were no members of the public in attendance. For the record, there was a quorum of the Board.
3. John Hennessey opened the session by stating the Building Committee had not met formally since the building construction effort was initiated. Since Groundbreaking on July 8, 2017, all coordination activities have been handled by the Owner/Architect/Contractor (OAC) committee, with Chief Rodriquez representing FLFD as the Owner's representative. With the formal dedication on June 23, 2018 behind us, and with the issuance of the Temporary Certificate of Occupancy (COO), and the with the cessation of OAC meetings, he stated it was appropriate to have one last Building Committee meeting to wrap any loose ends, to review the near final costs and to assure everything is in place for the issuance of the final COO.
4. John Hennessey reviewed the hard and soft costs for the new station; hard costs are \$1,082.7K and soft costs are \$198.6 K, for a total of \$1,281.3K.
5. Open Items for Final Inspection/Final COO
 - a) Punch List
 - a. Bay door controller relocation
 - i. Caliente. Miner installed per the electrical drawings and there would be cost associated with this move. I wanted to see if you want to pay direct to eliminate any markups from Caliente.
 - ii. FLFD. Chief want bay doors operable from the exit to the crew quarters into the bay space. Chief will self-perform—either relocate the controllers or install remote push buttons. Minimal cost impact.
 - b. Bay floor finish
 - i. Caliente. Talked to our self-perform team and it does not look like we are going to be purchasing the concrete grinder as previously hoped. I have not finalized how the fibers can be removed to allow for dust mopping. Estimated cost is \$8K to \$10K.
 - ii. FLFD. Remains an open issue. No cost impact for FLFD. Schedule impact TBD.
 - c. Plumbing at ceiling still needs to be addressed for water hammer.
 - i. Caliente. We will be adding additional braces on long run of pipe in app bay (on our dime) to help with the movement in the pipe. We have already installed water hammer arrestor to help mitigate. This is tied to the very high incoming pressure and the plumber recommends the installation of a Pressure Reducer Valve (PRV) to lower incoming pressure and to prevent future potential pipe damage that will occur. CA Plumbing will be on-site in about weeks to address the issue.
 - ii. FLFD. Chief does not want to use a PRV except as a last resort. It may reduce water flow, and hinder operations.
 - d. As-Build's for Retaining Wall to include drainage plan



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- i. Caliente. We can mark up the survey as-built as discussed and see what the county



17-0708CAB

Retaining Wall and Dr

come back with. See attached for mark up.

- ii. FLFD. Supervisor Parks has been assisting with resolution with the County. County Public Works has declared the open trenches a maintenance issue and has agreed to resolve as part of the re-paving of Merzville Rd. (pipe and labor.) Target date is before monsoons start. FLFD will build catch basins as required. John Walstrom has offered to assist. FLFD will build diversion barriers to address nuisance water flow from the county yard. Chief will observe water flow on the property with monsoon flows to see where treatment is needed. Chief will coordinate final approval with County.
- e. Vent pipe above Decon Room was not replaced/repaired.
- i. Caliente. Dean and Miguel repaired pipe when they were onsite earlier this year.
- ii. FLFD. Closed.
- f. Covers for the A/C units for winter time snow.
- i. Caliente. I talked to my steel contractor and he said he could definitely build something, but he never provided a cost. It would be more cost effective to find a local source for this. I can certainly price, just let me know.
- ii. FLFD. FLFD will self-perform.
- g. Barkley Excavating owes some work, status on their role and any tradeoffs.
- i. Caliente. I talked to Taylor and he owes me a call back in trading the grizzly rack for remaining work.
- ii. FLFD. Remains an open issue. Chief to resolve.
- b) Signage. Will request a variance. Permit allows only 5.12 sq. ft. for the sign on the building exterior above the bay doors (10.25 feet wide, 0.5 feet high.) This felt to be inappropriate. Permit does not address ground level signs for the Administrative and Crew Quarters Wings. Chief to coordinate.
- c) Drainage. See comments under the Punch List above.
- d) Landscaping. Will be minimalist in keeping with the approved building permit. Chief to coordinate.
- e) Lot Cleanup. Essentially complete.
- f) Target Completion Date. All loose ends tied up, COO by Oct/Nov.
6. Other
- a) Traffic Barriers Around Septic System. Chief will address once he sees how the surface water flows with the monsoon rains.
- b) Lease Purchase Agreement Modifications. FLFD obligations are completed.
- c) Final Payment to Caliente. Final payment of \$21K will be made by year end. Timing to be coordinated with Caliente based on FLFD cash flow and tax revenue receipts.
- d) Follow-on Donations. Significant follow-on donations have been received. Chief, Tom and Board to determine how to acknowledge.
7. There will be no more scheduled Building Committee meetings. Action item status will be reported as part of regular board meeting agendas until final COO is issued.



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8. The meeting was adjourned at 2:00 pm.

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