

Date: December 6, 2017

To: All Owner's Project Manager (OPM) Bidders

Proposed Merrimac Police Station, 106 West Main Street, Merrimac, MA 01860
OPM Pre-bid Conference Meeting Minutes, Monday
December 4, 2017 at 11:00AM

Town of Merrimac Building Committee Attendees

Chief Eric M. Shears, Police Chief, Committee Chair
Chris Gaudette, Resident, Committee Member
Laura Dillingham-Mailman, Senior Center Director, Committee Member
Yvonne Bednarz, Resident, Committee Member
Robert Sinibaldi, Director of Public Works

OPM Candidate Attendance

Candidate #1
Candidate #2
Candidate #3
Candidate #4

Introductions and Project History:

Chief Shears made the introductions then followed with a detailed history of the project, finances, challenges and progress made to date. Key elements of his presentation are as follows:

- The initial study and programming was performed by HKT Architects of Somerville, MA
- The original scope of the project was to renovate the existing Police/Fire/DPW Facility located at 16 Main Street to house the Merrimac Fire Department only and build ne for the Police and DPW. The project was presented to the residents at Town Meeting in April of 2017 and was defeated mostly because of cost. After soliciting input from the residents and continued discussions between the three departments, the project was reduced to a new 7,000 sf +/- new Police Station only with a budget of approximately \$5.2mil.
- The town was gifted a nine-acre parcel of land at 106 Main Street that is reserved for the new Police Station and possibly a future DPW Garage. Domestic water, sewer, natural gas and electricity was stubbed into the site earlier this year to accommodate current and future needs.

General Comments and Clarifications:

- The Building Committee expressed the desire to have the a pricing set of plans, specifications and estimate completed by the end of April, 2018 to present at Spring Town Meeting. This timeline was mentioned as request not a requirement.
- One of the OPM firms asked for a clarification on the mention of “CM at Risk” mentioned in the RFQ. An addendum will be issued striking all reference to a CM at Risk in the RFQ.

End OPM Pre-bid Conference Meeting Minutes