

Walpole Permanent Building Committee
Walpole Town Hall – Room 112
November 16, 2015
Minutes

PRESENT: Phil Wild, Bernie Goba, Cam Daley, David Wildnauer, Ted Case, Jack Conroy

ALSO PRESENT: Don Anderson, Chief Carmichael, Deputy Chief Mackenzie, Lt. Zanghetti, Bryan Jarvis, Tom Gregory

Mr. Conroy convened the meeting at 6:32 PM and handed out topics for each of the firms to address as well as an evaluation matrix for the Committee to use during the interviews.

Kaestle Boos Interview

Members of the Kaestle Boos team introduced themselves. In their presentation they included how they will maintain a website presence with continual maintenance as the project progresses. They have implemented 3-D imaging design software to show details of room sizes, etc. Kaestle Boos provided some specific insights on the South Street site including parking and pedestrian crossing. They acknowledged the tight timeline for design development but explained that it is possible to have construction being in August/September of 2016. Kaestle Boos partners with Daedalus in the area of cost estimating. Mr. Conroy inquired whether the westerly side of South Street may be developed. Mr. Gregory explained that this is not an option and that he would locate the agreement which stipulates this provision.

Carrell Group Interview

Members of the Carrell Group introduced themselves. The Carrell Group uses A.M. Fogarty for cost estimating. The Duxbury Police HQ was highlighted to demonstrate a minimization of wasted space (corridors) as well as the use of an out-building for cheaper flexible space. The Sudbury Police HQ was highlighted for the use of cells with vestibules which allows male and female prisoners as well as a demonstration of the minimization of wasted space and the use of a carriage house (out-building). The Littleton Police HQ was highlighted. An overview of the proposed timeline was shown with an explanation that construction by August/September 2016 is feasible. There was a discussion about potentially building in space for expansion. Carrell Group provided examples of how they designed expansion space at several projects. They stressed that a five person firm can provide the personal care to the project that a larger firm might not be able to provide with more accountability.

The Committee agreed to discuss the merits of the firms after all police station design firms have made presentations to the Committee.

There was no other business.

Next PBC meeting: Thursday, November 18th at 6:30 PM – Room 112.

The meeting adjourned at 8:15 PM.

Respectfully submitted,

Thomas Gregory
Assistant Town Administrator