

Hatchville Fire Station Building Committee

MEETING MINUTES:

Hatchville Fire Station Building Committee
Meeting, Falmouth, MA – Meeting #30

MEETING DATE: April 9, 2024

MEETING TIME: 4:00PM

MEETING PLACE:

Remote via Zoom

ISSUED BY: Steven Kirby, Vertex

PROJECT:

Sandwich Road/Hatchville Fire Station, Falmouth, MA

ATTENDEES:

<u>NAME</u>	<u>COMPANY</u>	<u>TITLE</u>	<u>PRESENT</u>
Chris Simmler	Sandwich Road Fire Station Building Committee	Member, Co-Chair	Y
George Rogers	Sandwich Road Fire Station Building Committee	Member, Co-Chair	Y
Boyd DeMello	Sandwich Road Fire Station Building Committee	Member, Fire Inspector	Y
Patrick Callahan	Sandwich Road Fire Station Building Committee	Member	N
Peggy Nickerson	Sandwich Road Fire Station Building Committee	Member	Y
Christian Valle	Sandwich Road Fire Station Building Committee	Member	Y
John J. Elliott	Sandwich Road Fire Station Building Committee	Member	Y
Timothy Smith	Falmouth Fire Department (FFD)	Chief	Y
Michael Renshaw	Town of Falmouth (TOF)	Town Manager	Y
Melanie Bush	Town of Falmouth	Asst to the Treasurer/Fin Director	Y
Greg Endicott	Town of Falmouth	Facilities Manager	Y
Steven Kirby	The Vertex Companies LLC (VTX)	Owner's Project Manager	Y
Ellen Light	Context Architecture (CTX)	Project Architect	Y
Jeff Shaw	Context Architecture	Principal in Charge	N
Nicole Groleau	Context Architecture	Project Architect	Y
David Pereira	GGD Engineers	Electrical Engineer Principal	Y
Jeff Bagdasarian	GGD Engineers	Electrical Engineer	Y
Gary Street	Town of Falmouth	Building Commissioner	Y
Justin Shannahan	Town of Falmouth – IT	IT Support	Y
Craig O'Malley	Falmouth Fire Department	Fire Prevention	Y
Kathy	Unknown		Y

Initiation Date:	Item:	Discussion:	Action by:
4/9/24	30-1	Committee Meeting opened by Co-Chair Chris Simmler at 4:08PM.	--
4/9/24	30-2	Agenda is only to discuss Photo-Voltaic (PV) Panel System status.	--

Initiation Date:	Item:	Discussion:	Action by:
4/9/24	30-3	<p data-bbox="443 149 1446 220">VTX provided a recap of the project PV system:</p> <ul data-bbox="443 220 1446 1543" style="list-style-type: none"> <li data-bbox="443 220 1446 325">• The Sandwich Road/Hatchville Fire Station project, including a 55KW PV system, was designed and bid in 2022. <li data-bbox="443 325 1446 430">• In January of 2023, the residents voted to approve the construction funding at Town Meeting. The inclusion of a PV system was integral to obtaining the Town approval. <li data-bbox="443 430 1446 493">• The construction started in March of 2023. <li data-bbox="443 493 1446 598">• Multiple submittals for the 55KW PV system were forwarded by the GC/electrical contractor (EC) and reviewed/approved by the electrical design engineer. Final approval in January 2024. <li data-bbox="443 598 1446 703">• PV materials were purchased, and paid in advance by the EC, in January 2024. <li data-bbox="443 703 1446 808">• The MA DPU restriction on any PV system greater than 25KW was realized in February 2024 (DPU Docket #22-55 for Cape Cod issued in April 2022). Unknown during design and bidding. <li data-bbox="443 808 1446 913">• Discussions were held (including the FSBC) and direction issued in February 2024 to redesign the PV system to 17.3AC KW and request a credit on the remainder of the system (labor and material) from the EC. <li data-bbox="443 913 1446 1018">• EC provided a low credit of approx. \$4,500 on a \$105,400 system (per the schedule of values). <li data-bbox="443 1018 1446 1123">• PV material supplier will not take materials back per their policy and as the PV panel type is now a discontinued model. All material is currently stored in a warehouse in NJ. <li data-bbox="443 1123 1446 1333">• Upon receipt of the unacceptable credit in March 2024, the Team (including the FSBC) discussed installing and energizing the 17.3KW system on the Administration/Dorm section roof and also installing the remainder of the PV system on the App Bay roof but not wiring in order to have as much work installed by the EC as possible. <li data-bbox="443 1333 1446 1543">• The Design Engineer did not recommend installing, but not wiring, any PV panels due to potential fire hazard, even if the panels are covered. The Engineer also cites probable lack of signoff from Building and Wiring Inspectors. Engineer's electrical affidavit may also exclude an unwired PV system. 	Record

Initiation Date:	Item:	Discussion:	Action by:
3/21/24	30-4	<p>Recommendations – Based on the above recap, and the reconfirmed fact that the MA DPU restriction on Docket #22-55 for the Cape has not been lifted, the proposed recommendation for the next steps to direct the General Contractor and Electrical Contractor are as follows:</p> <ul style="list-style-type: none"> • Have all PV system materials delivered to the Fire Station site and stored in the third bay temporarily. Subsequent storage of unused PV materials to be in a new Facilities shed to be built or in storage containers. Excess materials can be used for a future Town project. • Have EC install the 17.3KW system on the Admin roof, including a 2nd round of system application documentation, per the GGD redesign. • Negotiate an acceptable credit for the labor of not installing the PV system on the App Bay roof. • Energize/connect the 17.3KW PV system and train Town and FD personnel. • Warranties will apply to the installed and operational PV system only for the EC. Base contract extended warranties from the manufacturer should be on all equipment. 	VTX
4/9/24	30-5	A motion was made to approve the above recommendations and voted by the FSBC unanimous.	FSBC
4/9/24	30-6	VTX noted that a schedule letter would be sent to Tower associated with the PV system.	VTX
4/9/24	30-7	Public comment: None	Record

A motion was made and seconded to adjourn the meeting at 5:00PM.

The next meeting will be April 25, 2024, at 6:00PM at the Fire HQ Training Room.