

LHS Building Committee Meeting

December 6, 2017, 6:00 pm

Attendees: Co-Chair Julie Zito, Co-Chair TJ Russo, Bruce Ogni, Al Rinaldi, Joe Almond, John Ward, Michael Gagnon, Laurie Cullen, Mike Babbitt, Armand, Mary Anne Roll, Lori Miller, Kristine Donabedian, Jay Schofield

6:05 pm Zito called meeting to order.

Zito introduced the purpose of the meeting to conduct interviews with shortlisted project management firms. Each firm will present the firms experience, approach to the project, and answer the committee's questions.

The first interview was with Colliers International. They presented the following:

- Their relevant experience**
- How they plan to approach the project**
- How they plan to manage budget, schedule and process**
- How they can produce project savings**
- How they will not provide redundant services as the designer and construction manager**
- How they have worked with SMMA on other projects, and**
- How they plan to communicate with the committee.**

Questions from the committee included:

- **Why should we choose Colliers?**
- **Do they think RI will require a PM for school large projects in the future?**
- **What was the difference in the service provided by the PM versus the clerk of the works?**
- **What were their thoughts on our proposed project phasing?**
- **If an OPM is required, will the state share in the cost to pay for it?**
- **What have they worked with SMMA on before?**
- **What expertise do they have with IT?**

The second interview was with CDR Maguire. They presented the following:

- **Their technical approach to the project – included feasibility study, design phase, pre-construction, construction and close out phases**
- **How they plan to manage budget and schedule**

Questions from the committee included:

- **What projects have they worked on in RI since most of their projects were in MA?**
- **What was their individual experience because most of them were new to Maguire?**

The third interview was with Hill International. They presented the following:

- **Their technical approach to the project – design phase, construction administration, commissioning, safety, quality control and project controls**

- **Why Lincoln should choose them**

Questions from the committee included:

- **What do they recommend for our project – GC or CM?**
- **What experience do they have working with RIDE or on RIDE funded projects?**
- **What would they recommend as a process to hire a commissioning agent?**

Following interviews, the committee discussed the following items.

- **Should Lincoln use a CM or a CMR? And do we not want to go with a GC?**
- **The project has complex phasing.**
- **Babbit offered to draft a scope of work.**
- **RIDE could be changing the rules about PMs, if they are required and if they will be eligible for reimbursement.**
- **The committee needs someone to become the official secretary. If anyone is interested let Zito or Russo know.**
- **The next committee meeting will include the vote for the PM firm and a discussion about CM versus CM at Risk delivery method.**

Public comment was conducted.

Russo motioned to adjourn the meeting, Roll seconded it. Meeting was adjourned.