

PUBLIC FACILITIES DEPARTMENT

Minutes

Public Facilities Commission
Public Facilities Department
26 Court Street, 1st Floor, Winter Chambers
Boston, MA 02108

October 30, 2019

ATTENDING:

Katherine P. Craven, Chair
Lawrence D. Mammoli, Commissioner
Dion S. Irish, Commissioner
Angela D. Atchue, Legal Advisor PFC/PFD, Law Department
Shamus J. Hyland, Assistant Corporation Counsel PFD, Law Department
Colleen M. Daley, PFC Secretary
Catherine P. Pendleton, Articled Clerk PFC/PFD, Law Department (Not Present)
Henry C. Luthin, First Assistant Corporation Counsel, Law Department (Not Present)
Sean Chen, Assistant Corporation Counsel, Law Department
Kellie Duffy, Intern PFC/PFD, Law Department
Patricia M. Lyons, Director, PFD
Brian P. McLaughlin, Chief of Staff, PFD
John Mansfield, Project Manager I, PFD
Scott Geelmuyden, Project Manager, PFD
J. Rohn MacNulty, Senior Project Manager, PFD

Chair Craven called the meeting to order.

The minutes from the meetings of September 25, 2019, for the Public Facilities Department and the Department of Neighborhood Development, were presented to and approved by the Commissioners.

VOTE 1: John Mansfield, Project Manager I

Contract to Kaestle Boos Associates, Inc.: To provide architectural design and construction administration services associated with Boston Police Department (BPD) Headquarters Security Upgrades project located at One Schroeder Plaza, Roxbury.

Contract Price: \$107,750

That the Director be, and hereby is, authorized to request from the Mayor, in the name and on behalf of the Commission, written authority to award a contract, pursuant to a publicly advertised request for the qualifications under M.G.L. c. 7C, sections 44-57 with advertisements appearing in the Boston Globe and City Record on April 22, 2019 and Central Register on April 24, 2019, to

Kaestle Boos Associates, Inc., a Connecticut corporation with an office at 16 Chestnut Street, Suite 301, Foxborough, MA 02035. Under the terms of this contract, Kaestle Boos Associates, Inc. will provide architectural design and construction administration services associated with Boston Police Department (BPD) Headquarters Security Upgrades project located at One Schroeder Plaza, Roxbury, MA. The term of this contract shall be 156 weeks from the date of execution at a cost not to exceed \$107,750, including \$20,000 for additional services, which is a fixed fee of 9.96% based on an estimated construction cost of \$881,000.

The Director is, also, authorized to execute such contract, in the name and on behalf of the Commission, upon receipt of said written authority from the Mayor.

NOTE: John Mansfield addressed the Commission and provided an overview of the project.

NOTE: Chair Craven thanked John for his presentation. She then asked if there were any questions from the Commissioners.

NOTE: Commissioner Mammoli stated, "I assume this is a similar design like City Hall third floor, where you're taking a temporary security setup and making it more user-friendly."

NOTE: Patricia Lyons replied, "That is part of it, yes, and there is also other space that the Police Department would like to make better use of, given that some of the programming areas have changed on that first level."

NOTE: Chair Craven asked, "The total project cost is going to be about \$1.9 million dollars, is that right?"

NOTE: John Mansfield replied, "Correct."

NOTE: Chair Craven asked, "It's a Chapter 149 project, right?"

NOTE: John Mansfield replied, "Correct."

NOTE: Chair Craven asked, "So, it's too small to do a CM¹?"

NOTE: Patricia Lyons replied, "Correct. I think there may have been a misspeak, the estimated cost of construction is actually about \$880,000, as advertised. So, it is definitely too small for that."

NOTE: On a motion duly made and seconded, the vote was unanimously approved.

Exhibits: October 9, 2019, project background memorandum with enclosures and PowerPoint presentation.

¹ CM refers to M.G.L. Chapter 149A, Construction Management at Risk procurement.

NOTE: The October 30, 2019 Public Facilities Commission Meeting is available at the web address of https://www.cityofboston.gov/cable/video_library.asp?id=31380.

A True Record.

The meeting commenced at 9:36 a.m. and adjourned at 9:43 a.m.


Colleen Daley, PFC Secretary