

Select Board

May 18, 2023

Present:

- Select Board: Ms. Liz Klein, Chair, Mr. Bill Ramsey, and Mr. Joseph Fisher
- Mr. Tom Mayo, Town Administrator
- Ms. Michelle Monsegur, Assistant Town Administrator for Finance
- Mr. Art Robert, Assistant Town Administrator for Operations
- Mr. Bob Garrity, Public Safety Facility Building Committee
- Mr. Paul Kalous, Hill International, Inc.

5:00 PM: Call to order

Ms. Klein called the meeting to order and read the following statement:

“This meeting is being held remotely as an alternate means of public access pursuant to Chapter 2 of the Acts of 2023 and all other applicable laws temporarily amending certain provisions of the Open Meeting Law. You are hereby advised that this meeting and all communications during this meeting may be recorded by the Town of Hingham in accordance with the Open Meeting Law. If any participant wishes to record this meeting, please notify the chair at the start of the meeting in accordance with M.G.L. c. 30A, § 20(f) so that the chair may inform all other participants of said recording.”

No one indicated that they were recording.

She announced that Select Board members participating in the meeting were herself, Liz Klein, Mr. Bill Ramsey, and Mr. Joseph Fisher.

Public Safety Facility General Contract or Award

Town Administrator Mayo began the presentation. Also present were Mr. Paul Kalous, Mr. Matt Hennessey, and Ms. Susan McCann from Hill International, the Owner’s Project Manager; Mr. Bob Garrity of the Public Safety Building Committee; Fire Chief Murphy; Police Chief Jones; Ms. Kathy Reilly, Procurement and Contracts Manager; Mr. John Coughlin, Town Counsel; and Mr. J.R. Frey, Town Engineer. Mr. Garrity gave a presentation on the reasons the Town chose Colantonio Inc. to be the contractor for the Public Safety Facility. He outlined the bid process that the Town followed and noted that the Town followed all the applicable statutory and regulatory requirements and was fully compliant with MGL Chapter 149. The Town received a large number of sub-bids and general bids. After they were reviewed, the Town chose Colantonio, Inc., a General Contractor from Holliston, MA, who was the lowest bidder. Their bid was \$41,975,497. On behalf of the Public Safety Facility Building Committee, he requested that the Select Board approve the award of the construction contract with Colantonio, Inc. It is important to note that the Colantonio’s bid price exceeded what the Public Safety Facility Building Committee had estimated the total project budget to be by \$1,741,657. There was extensive discussion between the Town Administrator, the Owner’s Project Manager (OPM) and the Public Safety Facility Building Committee to determine whether the Town should accept the bid from Colantonio and to determine how to deal with the budget gap. Mr. Garrity noted that the Public Safety Facility Building Committee worked hard to identify ways to shift funds within the budget to accommodate for this. This will be an ongoing process throughout the construction process. He said that the building committee will work to identify alternative sources of funding other than the amount that has already been approved, possibly ARPA funds. He also anticipated some savings in the “soft” costs of the project, possibly in moving costs and other categories. He also noted that there is a significant “change order”

contingency of approximately \$1.7M. He also reported that the Public Safety Facility Building Committee voted unanimously to recommend Colantonio, Inc. for the construction contract. Chiefs Jones and Murphy also supported the recommending of Colantonio.

Mr. Paul Kalous gave a short presentation regarding the project budget and ways to address the budget gap. He noted that the total project budget was \$40,233,840. The low bid from Colantonio was \$41,975, leaving a gap of \$1,741,657. The majority of the overage is due to sub-bids. He identified some potential sources of funding to bridge the budget gap, including:

- The use of Federal ARPA funds of approximately \$450,000 (with Select Board approval)
- Naming/dedication rights available from sponsor/benefactors
- The use of project contingency funds once the risk of change orders has passed
- Temporarily relocating funds from moving and FF&E to the construction line item

Both Mr. Kalous, OPM, and Mr. Mayo in his role as Chief Procurement Officer for Hingham, recommended awarding the contract to Colantonio, Inc.

There were a number of questions from the Select Board members. Topics discussed included:

- Change orders
- The monthly invoicing/payments
- Sub-bid pricing
- ARPA Funds for lost revenue (general government services)
- Furniture, Fixtures and Equipment (FFE) that would be not included in the final project because of the budget gap and backfilling with Capital funds as needed
- The projected time schedule for occupancy – projected for January 2025
- Additional areas in the budget that could be targeted for potential savings
- Planned mitigation of noise, dust, traffic disturbances, etc. due to construction and site representative Matthew Hennessey
- The financial health of the contractor
- Cost increases in a post-Covid economy

All three Board members expressed their interest in moving forward with the project.

Vote: Mr. Ramsey made a motion to authorize the Chair to execute the contract with Colantonio Inc. for the construction of the Public Safety Facility at 335 Lincoln Street, Hingham, MA in the form attached hereto. Mr. Fisher seconded.

Roll Call Vote:

Mr. Ramsey: yes

Mr. Fisher: yes

Ms. Klein: yes

Public Comment

“The Hingham Select Board encourages community engagement and welcomes questions and comments as agenda items are discussed at the meeting. In addition, we have set aside up to fifteen minutes for public comment for items that fall under the purview of the Select Board and are not already on tonight’s agenda. If any guests wish to speak, please seek to be recognized. Once recognized, state your name and address and address your comments to the Chair. Comments will be limited to three minutes per speaker and must relate to topics within the scope of the responsibilities of the Select Board. Speakers are encouraged to present their remarks in a respectful manner and not to indulge in personalities. The Public Comment period is not a time for debate by members of the Select Board. The Select Board is not adopting or endorsing any of the comments made during the Public Comment period.”

There were no comments from the public.

Vote: Mr. Fisher made a motion to adjourn. Mr. Ramsey seconded.

Roll Call Vote:

Mr. Ramsey: yes

Mr. Fisher: yes

Ms. Klein: yes

The meeting adjourned at 6:04 PM.

Documents: A complete meeting packet of supporting documentation is on file and available for public review in the Select Board office