



BUILDING AUTHORITY

CITY OF NOVI

Building Authority Meeting

Thursday, October 1, 2009 8:00 A. M.

Council Chambers | Novi Civic Center | 45175 W. Ten Mile Road

Meeting was called to order at 8:00 a.m.

MEMBERS PRESENT: Charles Boulard, Larry Czekaj, Julie Farkas, Rob Hayes (8:16 a.m.), Clay Pearson, Kathy Smith-Roy, Mark Sturing

OTHERS PRESENT: Barb Rutkowski

APPROVAL OF AGENDA

Motion by Smith-Roy, seconded by Sturing; CARRIED UNANIMOUSLY: To approve the agenda as presented.

APPROVAL OF MINUTES

Motion by Smith-Roy, seconded by Farkas; CARRIED UNANIMOUSLY: To approve the September 17, 2009 meeting minutes as presented.

PURPOSE OF THE MEETING

1. Service area counters finish

Ms. Farkas stated this item was previously discussed, and we have received an estimate of \$11,527 for this upgrade. Mr. Pearson asked why this was not included in the original bid. Mr. Blair stated that it was one of the items changed to reduce the overall cost, as there was concern regarding the budget for this project. Mr. Boulard asked if this was the most economical and best solution since other solid surface materials were previously discussed. Mr. Adams stated that yes this was the best solution.

Motion by Smith-Roy, seconded by Sturing; CARRIED UNANIMOUSLY: To approve the change in counter top surface material from laminate to Corian and included in the change order on this agenda in the amount of \$11,527.

2. Resolution for the technology conduit

Mr. Henderson stated upon field inspection it was noted that certain conduit and boxes were missing or of an incorrect size, and the work was completed in the field so as not to lose any time in the construction process. The BEI drawings were ambiguous, so a group of library staff and others met to discuss a resolution for charging the cost of this change. Mr. McKay stated that BEI shared responsibility and offered to offset the costs associated with this item (\$7-\$10,000) by providing services and not invoicing the Building Authority for certain items estimated at a value of \$7,000.

Motion by Smith-Roy, seconded by Boulard; CARRIED UNANIMOUSLY: To approve the resolution offered by BEI to receive architectural/engineering services for an estimated \$7,000 value in lieu of additional construction costs for the conduit, boxes and related rework associated with this item.

3. Service drive-up window awning or canopy

Mr. Blair presented drawings and discussed two awning options: one curved and one straight that would incorporate similar colors and materials that matched the current building design. Both options also include lighting. Members of the Building Authority shared comments and concerns regarding the run-off of rain and build-up of snow. Mr. Blair indicated the design did take into consideration those concerns. Mr. Blair stated he would provide The Dailey Company with the designs including an electrical roof de-icing option as suggested by Mr. Pearson. The Dailey Company will have estimates available for the next Building Authority meeting.

Motion by Smith-Roy, seconded by Boulard; CARRIED UNANIMOUSLY: To postpone action on this item until the next Building Authority meeting when additional pricing and other information would be available.

4. Update on electrical smart panel solution for public technology equipment

Mr. Mackay explained that the current construction included separate electrical panels and switches for the technology equipment. However, the Library staff had indicated this did not meet their expectations and previous discussions. Several options were considered, and BEI is recommending utilization of the current smart panel for lighting for this purpose as well. The details and estimated costs would be presented in the future, but action would be necessary at this meeting so as not to delay construction.

Motion by Smith-Roy, seconded by Farkas; CARRIED UNANIMOUSLY: To direct BEI and The Dailey Company to proceed with the smart panel enhancement for technology equipment at a not-to-exceed price of \$8,000.

5. Budget Update

Ms. Smith-Roy discussed the overall budget, the inclusion now of separate schedules for construction, technology and engineering/architectural budgets. Change orders numbers 5 and 6 were included in the packet materials for approval and consideration by the Building Authority.

Motion by Smith-Roy, seconded by Sturing; CARRIED UNANIMOUSLY: To approve Change Orders No. 5 and No. 6 in the amount of \$74,260 and \$176,960, respectively.

Ms. Smith-Roy continued, the technology budget was broken down into categories and the portions of the budget applicable to the construction contract have now been broken out and both the technology and construction budgets reflect these changes.

6. Construction Update

Mr. Adams commented that the Consumers natural gas connection would be delayed by approximately two weeks because the connection is located under 10 Mile and Oakland County would be closing the road to make this connection. The building would be temporarily heated this weekend. All drywall has been installed and most of the cabling/wiring has been completed with the exception of the technology wiring which is being delayed based on item 4. on this agenda. Mr. Paul Danko commented as much cement and landscape work as possible will be completed this fall, weather permitting, on the west side.

7. Mock-up for stone walkway at east elevation and tile border in restrooms

Mr. Blair presented the accent tile samples selected for the restrooms. He also stated that the mock-up for the stone walkway could be observed at the Library construction site.

AUDIENCE COMMENTS

Mr. Jim McLean inquired about the number of lanes at the library entrance; two or three. Mr. Hayes responded it would only be two lanes.

Mr. Danko commented that he will need paint finishes selections by next Wednesday, as priming and painting will begin next week.

Mrs. Vicki McLean requested the Building Authority review the design selection for the awning. She is concerned the curved option may not fit with the building's appearance on the east side.

Motion by Boulard, seconded by Smith-Roy; CARRIED UNANIMOUSLY: To adjourn the meeting at 9:38 a.m.

Minutes approved October 15, 2009