

Minutes
Committee of Seven for Designer Selection
Renovations to Fire Stations #4 and #1
13 April 2023
Town Hall Room 111 3:00 p.m. and via Zoom (hybrid)

In attendance: Heather Hamilton, former member of the Select Board and chair of the Committee of Seven, Karen Breslawski, Building Commission, John F. Sullivan, Fire Chief, Patricia Cripe and David Randolph, Fire Department. Non-voting attendees: Anthony Guigli, Building Department. Attendees from Cambridge 7; Stephanie Greenfield, Stefan Bold, Kevin Mowatt, Dom Puniello (GGD Engineers). Attendees from HKT; Janet Slemenda, Amy Dunlap, Dom Puniello (GGD Engineers).

Meeting called to order by Heather Hamilton.

Motion made by D. Randolph to approve the meeting minutes for 29 March 2023. *Unanimously approved by roll call vote.*

A. Guigli reminded the committee that per an earlier email, Johnson Roberts opted to withdraw from consideration prior to the meeting.

After introductions, the Cambridge Seven team interviewed with the Committee. See the attached PowerPoint for said presentation.

Subsequently, there was a period of questions and answers. Cambridge Seven stated the project is set up as Construction Manager at Risk (CMR) in the study which was part of the Request for Qualifications (RFQ). In response to a question, if hired Cambridge seven indicated they would consider bunk room improvements as well as potential improvements for nursing mothers or others in need of privacy. They also suggested potential upgrades to building entry foyers and other public improvements such as meeting rooms. In response to another question, they acknowledged both buildings to be included in this contract have defined scope and budget as per the study included in the RFQ.

After introductions, the HKT team interviewed with the Committee, see the attached PowerPoint for said presentation.

Subsequently, there was a period of questions and answers. HKT stated the firm consists of eleven (11) staff and that four (4) projects were completed in the last month, another two (2) are under construction and that the firm is well positioned to begin a new project, should they be chosen for Brookline. HKT is comfortable with either DBB or CM@R as the construction delivery method. None of their Fire Stations projects to date have been renovations; all have been new construction. The firm has, however, done many renovations projects including Taylor Square Building.

Subsequent to the interviews, the Fire Chief noted that while the mandate for fossil free/Net Zero construction by Town Meeting may be laudable, it was not in itself a program element of the Fire Department. The concern is what impact implementation of it will have on the overall project budget.

The Committee then began its deliberations. There was broad consensus that HKT had a very good presentation, they were well prepared and explained their points very well. It was felt their firm would give the project the needed attention and substance. Cambridge Seven (C7) also gave a very good

presentation and it is a larger firm with perhaps more depth and therefore more resources to devote to the project. It was also noted that C7 has a lot of renovations experience and relevant experience with the design and public process in Brookline, having worked on some large and high profile private project(s) in Town. One member of the Committee stated she had visited some of the C7 projects and was very satisfied with them. Finally C7 described the need for some exploratory work to be done to inform the design and overall seemed to have a better approach to the project.

Motion by D. Randolph to rank the firms as Cambridge Seven first followed by HKT Architects.
Unanimously approved by roll call vote.

Meeting adjourned at approximately 5:05 p.m.

Respectfully submitted

Anthony Guigli, Project Administrator