

## Minutes of the Rutherford County Public Building Authority

November 2, 2017 at 4:00 p.m.

Historic Courthouse, Room 205

<b>Members Present</b>	<b>Others Present</b>	
Mike Picklesimer	Michelle Thomas	Mayor Burgess
Les Smith	John Thayer	Bricke Murfree
Dow Smith	Jerry Preston	Felicia Reed
Blake Smith	Darin Moore	Brian Robertson
	Steve Johnson	Wilkie Buchanan

Chairman Mike Picklesimer presided and called the meeting to order at 4:02 p.m. with four (4) members being present.

Chairman Mike Picklesimer opened the meeting with the first matter of business on approving the minutes from the September 7, 2017 meeting. "Mr. Les Smith motioned for approval and Mr. Dow Smith seconded that motion. The motion for approval of the September 7, 2017 minutes passed by unanimous acclamation."

Project Budget and Adjustments- Mr. Jerry Preston passed out a sheet on this past month's project budget and adjustments, and stated that the yellow items were approved on September 7, 2017, and the green items are related to unencumbered balances. Other than that it is just the monthly bills that are in process.

Lytle Street Project Update -Mr. Preston stated progress continues primarily on Burton Street and Lytle Street between Barker and Church Street. Most of the work that is going on is near Burton and then they are starting utilities near Barker.

### Project Update & Action

Move- Mr. Preston stated that the move is scheduled for 4/28/2018 – 5/1/2018 – They are requesting approval of the contract with Apex Movers for \$42,546.00. The contract has already been previously approved by Bricke Murfree. "Mr. Les Smith motioned for approval of the contract with the Apex Movers and Mr. Blake Smith seconded that motion. The motion for approval of the Apex Contract passed by unanimous acclamation."

Construction- Mr. John Thayer passed out the monthly progress report for the contract costs and the construction progress. You can access the construction video update #5 dated 10/12/17 at the following link: <https://www.youtube.com/watch?v=li2R-LvEOwU>

- (a) Judicial Building- The GMP amount is \$57,256,831 for Work Package #1 and #3 and Change Order #1 and 3. The complete to date amount is \$47,603,200.72 and there is still \$722,697.31 left in the contingency balance. Foundations and basements walls are complete. Structural steel erection is complete. Erection of architectural precast panels is complete. Waterproofing has been installed around elevator pits and the basement walls. Sprayed fireproofing is complete. Underslab plumbing and electrical rough-ins is complete. Installation of cast iron and copper plumbing piping is complete. Installation of duct is continuing on the 6<sup>th</sup> floor. AHU's and mechanical

equipment has been set on the 1<sup>st</sup> through the 6<sup>th</sup> floors. Electrical rough-in is continuing on the 1<sup>st</sup> through the 6<sup>th</sup> floors. Installation of fire proofing is complete on the basement through the 6<sup>th</sup> floors. Metal stud framing is continuing on the 6<sup>th</sup> floor. Slabs have been poured on the 1<sup>st</sup> floor through the 6<sup>th</sup> floors. Slab pours are complete in the basement. Installation of drilled piers is complete at the lobby area and foundations are complete. The fire and domestic water main have been installed. Storm drain installation is complete. Windows are complete on the north, east, south and west elevations and the lobby. Curtainwall is complete. Roofing is nearly complete on the tower and entry and entry lobby. Sheetrock has been hung and finished on the 1<sup>st</sup> through the 5<sup>th</sup> floors and hanging and finishing is continuing on the 6<sup>th</sup> floor. Painting has started on the basement through the 5<sup>th</sup> floor. Ceiling grid installation has begun on the 1<sup>st</sup> through the 5<sup>th</sup> floors. Ceramic tile is being installed on the 1<sup>st</sup> through the 5<sup>th</sup> floors. Casework is being installed on the 1<sup>st</sup> through the 5<sup>th</sup> floors. Elevators 8, 9, and 10 have been installed and elevators 1-4 are underway.

- (b) Parking Garage- The GMP amount is \$6,702,554 for Work Package #1 and #2. The complete to date amount is \$6,479,581.03 and there is still \$93,682.00 left in the contingency balance. Project is substantially complete. Landscape is installed.

RCOIT Public/Staff Network- Mr. Darrin Moore stated that the wiring is continuing in the building. There is ongoing coordination between the two security networks. Most of the equipment has been delivered to the County by Presidio. Coordination is ongoing with Beacon Technologies, the installer for the RCOIT Network, the County network. Mr. Buchanan stated they had a walk through with Beacon Technologies and they were very pleased with the work M3 has done with the wiring. They are waiting on the front of the building to be closed up so they can begin moving equipment over there and they will have security cameras installed so they will be able to monitor the equipment.

Future Key Events- The Judicial Building is expected to be completed by April 1, 2018. Full Building Operation is expected by June 1, 2018.

#### Other

##### Main Lobby Art Piece

1. Power and Steel Framing- Approved allowance of \$25,000 in Change Order #3. The total currently is \$34,442.00 which is an additional \$9,442.00.
2. Artwork RFP-The redesign is being completed. Mr. Preston stated they could get a quote from someone else to make sure that the company they are working with is not overpricing. They want to add \$35,000 to the \$25,000 for an allowance of \$60,000 for the total piece with the money coming out of the owner's contingency. Originally they had asked for \$70,000 but they have been able to drop that price down. "Mr. Les Smith motioned for approval of the allowance of \$60,000 for the art piece and Mr. Blake Smith seconded that motion. The motion for approval of the art piece allowance passed by unanimous acclamation."

## Additional Items

1. Courtroom 3C & associated chamber-Completion of funding to be discussed at the December meeting.
2. County Clerk Building (319) Plaza- Mr. Preston provided a drawing regarding the Rutherford County Office Building Plaza Replacement Concept for review and discussion. Mr. Preston asked for a \$65,000 allowance to replace the plaza and work to connect the sidewalks. "Mr. Blake Smith motioned for approval of the allowance of \$65,000 for the replacement of the plaza and Mr. Les Smith seconded that motion. The motion for approval of the allowance for the replacement of the plaza passed by unanimous acclamation."

With no further items, Chairman Mike Picklesimer concluded and adjourned the meeting at 4:44 p.m.

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MICHAEL PICKLESIMER, CHAIRMAN