

Provincetown Building Committee
Meeting Minutes
July 7, 2021, 3pm

The Provincetown Building Committee held a remote public meeting on July 7, 2021 at 3pm in keeping with Governor Baker's Executive Order of March 12, 2020, *Order Suspending Certain Provisions of the Open Meeting Law*.

Members: Tom Coen (P), Sheila McGuinness (P), Paul Kelly (P), Don Murphy (L),
Leif Hamnquist (P), Linda Fiorella, Alt. (P), Lisa Westervelt, Alt. (E)
(P=Present, E=Excused, U=Unexcused)

Also present: Alex Morse, Town Manager; Jorge Cruz, Flansburgh; Jim Golden, Chief of Police;
Paul Millett, Environmental Partners; Rich Waldo, DPW Director; Sabrina Casteneda,
Environmental Partners; Daithi Blair, Flansburgh

There were no statements from members of the public.

As acting Chair, Paul Kelly read a statement from Tom Coen resigning the Chair, stating he wants to remain on the Committee. Paul nominated Sheila McGuinness to Chair; Tom seconded. The vote was 5/0 in favor.

Paul then said he would like to resign as Vice Chair and remain on the Committee, then nominated Linda Fiorella who declined. Paul remains Vice Chair and the Committee will take this up again at a later date.

Sheila offered gratitude to Tom for his leadership on the PPD project since before the Committee's inception, also for remaining on the Committee and keeping intact its cohesiveness and persistence.

The Chair asked for a Committee member to volunteer to keep minutes.

Having taken into consideration several suggestions from the public regarding design of a new PPD building related to him by the Town Manager and staff, also Committee members' questions and suggestions they received in discussions with members of the public, the Committee continued discussion about the process of planning a new Provincetown Police Station.

The Town Manager said the Select Board invited the Committee, Flansburgh and Environmental Partners for an update at their July 13 meeting. Sheila McGuinness, Paul Millet and Jorge Cruz will attend. Jorge and Paul will present a "refresher course" for the Board, the original design and the four options the Committee considered at the last meeting; Paul will present the two estimators' current costs of roughly \$12 million hard cost plus \$3 million soft cost totaling \$15-15.5 million considering a Covid premium; the history of the \$8.6 costing presented to Town Meeting versus the "reality costing" of the \$9.2 and \$9.7 bids received—which was consistent with the +/- \$700/sq ft that Wellfleet spent on its PD building; also, a timeline and notice of supply chain delays.

The Committee resumed discussing lingering thoughts and questions, such as: the inadvisability of windows in the work product areas of the sally port and dispatch for security reasons; raising the height of windows on the first floor to preserve privacy; assuring that the louvres are moveable for cleaning the windows. Members questioned going back to Town Meeting without knowing what design the public

will want to support, including the 45 percent of voters supported the original design. Members questioned whether the Committee should request a completely new concept design, and cautioned at the additional cost of doing so, in the end the Committee voted 4 in favor, 1 abstention on Linda Fiorella's motion seconded by Leif Hamnquist to approve Flansburgh going before the Select Board to present the original design and the exterior options.

Don Murphy requested that we have a common vision and way to articulate it in a 15-second speech, so that our messaging is clear and concise. He feels strongly that the Committee has met its responsibility, and it is the Select Board's responsibility to engage with and convince the community to support this PPD project.

The meeting adjourned at 5pm with a plan to meet again on July 14, 2021 at 3pm.