

JOINT MEETING – COMMITTEE ON INFRASTRUCTURE and
BOARD OF PUBLIC WORKS

AUGUST 27, 2026

A joint meeting of the Committee on Infrastructure and Board of Public Works was held Thursday, August 27, 2026 at 5:50 p.m. at 848 West Hollis Street and duly noticed in two places, including the City's website, in accordance with the requirements of RSA 91-A:2 II.

The roll call was taken with 7 members of the Board of Public Works Commissioners and Committee on Infrastructure present:

Alderman-at-Large Alicia Gregg
Alderman Paula Johnson
Commissioner Paul Shea
Commissioner June Lemen
Commissioner Matthew Gregg
Alderman Richard A. Dowd, Vice-Chair
Alderman-at-Large Michael B. O'Brien, Sr., Chairman

Members not in Attendance:

Alderdwoman Vengerflutta Smith
Commissioner Manny Espitia
Mayor Jim Donchess

Also in Attendance:

Tim Cummings, Administrative Services Director
Lisa Fauteux, Director Public Works
Matt LeBlanc, Assistant Director of Public Works
Joe Sullivan, LeftField Project Management

ROLL CALL

Chairman O'Brien

Welcome all and thank you for coming here. This is a little bit different digs. We've done it before but this is what I would call in the old days a "road trip". So I'm sure we're at the welcome of Director Fauteux for using the facilities. Thank you.

Okay. I'm gonna cuz we could quickly delineate this seeing nobody in the audience, I think I'll open it up to a Public Comment if you don't mind. We'll go off the agenda.

PUBLIC COMMENT - None

GENERAL INTRODUCTORY REMARKS

Tim Cummings, Administrative Services Director

Yes, thank you Mr. Chairman. First, I may have missed it because I was caught doing something else but Mayor Donchess is a member of this body and he couldn't be here this evening. I just want to make it noted for the record in case it wasn't, again, was focused on something else but ..

Chairman O'Brien

Yeah, duly noticed and I apologize. We did not call him. Thank you.

Tim Cummings, Administrative Services Director

And then Mr. Chairman, there was one late addition to the agenda. It's in your packet now but I did want to make sure folks know that we needed to update the proposal for LeftField. We can talk about that under item #6 when the time comes, but I did want to make sure I called everyone's attention to that last minute addition as you know that happens from time to time.

Otherwise this evening, I think it's going to be rather straightforward and elementary type of conversation because of where we're at with the project and I don't want to steal any of Joe Sullivan's thunder so I won't go into details now, but I do think we will have a relatively brief meeting this evening. Thank you.

Chairman O'Brien

Good. Yeah, we are all hanging on the plank for Mr. Sullivan's comments here.

Okay. So now we've got to get down to some housekeeping.

APPROVAL OF MINUTES

**MOTION BY ALDERMAN GREGG TO APPROVE THE MINUTES OF THE MAY 28, 2026 MEETING
MOTION CARRIED**

DPW GARAGE PROJECT - GENERAL PROGRESS UPDATE

- Project Status Update
- Design Update
- Overall Project Timeline/Look Ahead

Tim Cummings, Administrative Services Director

I'm handing it right over to Joe Sullivan, the Project Manager.

Joe Sullivan Project Manager

Joe Sullivan, Leftfield, Project Manager. I wanted to give you a few updates. The design team has been working diligently to get a complete set of drawings so that we can actually have a final gross maximum price from the CM. They've issued the drawings for pricing. There's been several addendums. Just for clarification more than anything because as the drawings get submitted not only to the CM, it gets to the non - like the subcontractors and any subcontractors related directly to Harvey. There's questions that sometimes arise from that so the architect will iron those out to their engineers of record, and the design team, and provide clarity to those drawings.

They do that for a couple of reasons. It's just so that they can ensure that they're pricing it and understanding the scope of work accurately. So right now, HKT is approximately I'm going to say 98% of the drawings are complete. We're anticipating a gross maximum price over the next couple of weeks so that we can solidify the budget that we've created right from day one.

In the interim, we've been going through all of the permitting requirements so that we can hit the ground running once, you know, all of the approvals are done appropriately through the city's course of actions that they need to take as well as, you know, our bidding procurement aspects of it. We're coordinating closely with the fire training facility on how they're going to relocate that locality there. We've been working closely with Sanborn Head and IMAG just to make sure that, you know, the coordination between the solid waste facility and the new facility going in place goes flawlessly and it's been going excellent.

So that's a quick readers digest version. We've been working also with any of the testing agencies and receiving proposals for recommendation such as there'll be compaction, concrete testing, structural steel inspections that will be required as we move forward. We've been soliciting and we'll be presenting to the city our recommendation for the to award as we get closer to construction.

Chairman O'Brien

Okay.

Joe Sullivan, Project Manager

So any questions?

Chairman O'Brien

Yeah, any questions by members of the Joint Committee?

Alderman Dowd

Yeah, what's the target number that we're shooting for?

Joe Sullivan Project Manager

Overall budget or construction?

Alderman Dowd

Construction.

Joe Sullivan Project Manager

So construction, we're right around \$43 million overall.

Alderman Dowd

Okay and I have a question. Have there been changes recently by HKT and the design that's cost...?

Joe Sullivan Project Manager

No. There haven't been any design request costs associated with it. There have been some modifications to the drawing but that's part of their contract obligations.

Chairman O'Brien

Further questions?

Alderman Johnson

Thank you very much. I'd like to go back to the fire training facility. Do we have the exact location at this point in time?

Joe Sullivan Project Manager

The answer is yes on the site. Yes.

Alderman Johnson

Okay. And may I ask a question to the Director?

Chairman O'Brien

Follow up.

Alderman Johnson

Thank you. How are we doing because I know the pipe went through Teak Drive, that area. Are we now into the landfill area?

Lisa Fauteux, Public Works Director

We are yes. We have. We've hit some ledge so we've got to get through that but other than that, it's going well.

Alderman Johnson

May I follow up?

Chairman O'Brien

Follow up. Thank you because I've been getting - I got some calls, and I've been walking the site, and some of the people were concerned because it looked like it was more than the normal was more like bigger for a road, but I assured everybody that the Zoning Board said no road, just a pipe, and that could have been because of the equipment that had to

go through that made it a little bit wider.

Lisa Fauteux, Public Works Director

Yeah. Yes, I think that's probably it. Definitely, there's not a road going.

Alderman Johnson

Yeah, I see and I keep walking that side. It's good exercise up and down those hills.

Chairman O'Brien

Well enjoy. Yes. Okay. Further questions? I think we have a clarification, Mr. Cummings.

Tim Cummings, Administrative Services Director

Thank you. Yes, a clarification. I want to hearken back to the question and answer relative to Alderman Dowd. I think Mr. Sullivan here was answering the question very technically but I do want to just, for the record, make sure folks know that HKT has submitted some suggestions. Nothing has been accepted that has increased the price, but certainly there's this ongoing iterative process that's occurring right now and some of it to be expected may add some cost, but that is not necessarily truly understood yet and we're working through those details live time now and is one of the reasons why we are trying to work ferociously to get to a GMP that's acceptable, and we're looking for that at the end of the month. So I just wanted to add some additional color there so there's some clarity as to where we are relative to this very iterative process.

Alderman Dowd

Does those design changes come before this Board?

Tim Cummings, Administrative Services Director

These aren't necessarily design changes. These would be - I guess additional details if you will. They're details that were not necessarily understood but are being, you know, more clarified. More than anything, it's a clarification of expectations.

Alderman Dowd

My concern would be that if we added anything that adds costs that isn't necessary.

Tim Cummings, Administrative Services Director

So understood.

Joe Sullivan, Project Manager

And that point is well taken. One of the things that our job is to really look at, you know, we literally did estimates throughout this whole process of the design. The clarity or the, you know, detail that they're providing at times may show an increase in cost. We're identifying that with the subcontractors and deeming it whether it's necessary or not to bring the price back down. The program has not varied and has not increased at all since the time we presented it to you.

Chairman O'Brien

Further questions by members of the Joint Committee? Okay, seeing none.

DPW GARAGE PROJECT - APPROVAL OF INVOICES

MOTION BY ALDERMAN GREGG TO APPROVE LEFTFIELD SERVICES THROUGH MAY 31, 2026 - #193097 IN THE AMOUNT OF \$15,000; LEFTFIELD SERVICES THROUGH JUNE 30, 2026 - #195343 IN THE AMOUNT OF \$15,000; AND HKT ARCHITECTS, INC., SERVICES THROUGH JUNE 30, 2026 - #0010-022442 IN THE AMOUNT OF \$258,316.21

MOTION CARRIED (Alderman Johnson in opposition)

DPW GARAGE PROJECT – APPROVAL OF CONTRACT/PROPOSALS/AMENDMENTS

Tim Cummings, Administrative Services Director

Absolutely, Mr. Chairman. So what you have in front of you is a fee proposal of not to exceed \$85,000. It will bring us through the end Of October and then we would need to authorize an additional amendment. This is actually something that we are - I'm sorry - \$101,000 - not 85,000 - \$101,060 is the is the full dollar amount. This will bring us through the end of October, which we're trying to align our contracts to all expire around the same time roughly so we can re-enter when we enter into the construction phase of the project. This is an amendment to Leftfield, our Owner's Project Manager, and it's for the same level of service that we have been getting, and so we are just looking to do similar exercise that we have done for the architects and whatnot for this project as we've moved this pre-construction phase of the project through. And so with that being said Mr. Chairman, the request is for approval of \$101,060 to Leftfield for continuing their Owner's Project Manager's services.

Chairman O'Brien

Okay. So therefore, that would take a motion and did you get that Alderman Gregg? A motion basically, I think, it should say for the OPM services of Phase Three, there is a request of \$101,060. Would that be enough?

Joe Sullivan, Project Manager

So I just wanted about clarity. Director Cummings was correct. The Leftfield original coverage was \$85,000 but there were some added services that were provided. I just want to put a little clarity into that because there was a \$16,000 difference between the two and one had to do a third-party cost estimate that was provided during the feasibility.

We also did, if you remember, and what we reported was the exterior building envelope of the maintenance facility to determine the conditions of it. That's another portion of that money.

And the last one was the underground drainage that's needed around the new perimeter of the services. It's typically outside of the architect's level of services. So we went and got proposals for that and that's the variation. I just wanted to show a little clarity on that, that's all.

Chairman O'Brien

Yeah, you have that highlighted in there.

Joe Sullivan, Project Manager

Yeah, I appreciate that.

Chairman O'Brien

That is part of it, which will be submitted with this.

Joe Sullivan, Project Manager

Right.

Chairman O'Brien

Great. Okay. Is that a - did I make - that's not my motion. Alderman Gregg did id you...?

Alderman Gregg

I think I've got it.

Chairman O'Brien

You think you go it. Okay.

Alderman Gregg

I think so. Thank you.

Chairman O'Brien

You're the best.

MOTION BY ALDERMAN GREGG TO APPROVE THE OPM SERVICE FOR PHASE III IN THE AMOUNT OF \$101.060
MOTION CARRIED (Alderman Johnson in opposition)

OTHER EXPENDITURES FOR APPROVAL - None

OLD BUSINESS

GENERAL DISCUSSION

Chairman O'Brien

We have a potential of October 28. Is that going to coincide with your meeting, Director?

Tim Cummings, Administrative Services Director

I don't know.

Lisa Fauteux, Public Works Director

Let me check on that.

Tim Cummings, Administrative Services Director

No, that would actually coincide with Infrastructure if we were to do it before Infrastructure but if you wanted to do it before Board of Public Works, that would be the next day, the 22nd...

Lisa Fauteux, Public Works Director

The 22nd.

Tim Cummings, Administrative Services Director

The week before and then I have a couple other points that I'd like to make when appropriate Mr. Chairman about dates.

Chairman O'Brien

Okay. Well in going with this is - I like it when we have the meetings in our house, you know what I mean, but I like coming here. So it's not really a problem. So what do people prefer?

Alderman Dowd

Are you talking October or September?

Alderman Gregg

October 22nd, I think, is what we're talking about.

Lisa Fauteux, Public Works Director

October 22nd is when the Board of Public Works.

Chairman O'Brien

That's your Public Works.

Tim Cummings, Administrative Services Director

And that means it would be here.

Alderman Gregg

We can meet here.

Tim Cummings, Administrative Services Director

Great.

Chairman O'Brien

Is that the wish of everybody?

Alderman Johnson

Can I ask a question?

Alderman Gregg

5:30?

Chairman O'Brien

Sure.

Alderman Johnson

Well that's what I want to know. Is it going to be like a 5:30 meeting?

Chairman O'Brien

We could do 5:30.

Alderman Johnson

I appreciate it so I can get out of work and get over here.

Alderman Gregg

Sure.

Chairman O'Brien

Okay, so we'll change to the potential to October 22. Okay.

Tim Cummings, Administrative Services Director

And we'll do it at 5:30 p.m. here.

Chairman O'Brien

Yes.

Tim Cummings, Administrative Services Director

848 West Hollis.

And then Mr. Chairman, just I got one other item I'd like to kind of talk about relative to dates and scheduling to make sure

everyone is aware if I may?

Chairman O'Brien

Yes you may.

Tim Cummings, Administrative Services Director

Thank you. So just talking a little bit about trajectory of filing the resolution and the bonding. I am hoping to get the bond resolution filed for the next Board of Aldermen meeting and then I'm anticipating conversations I've spoken with the Legislative Manager about is a public hearing and happening on September 28th, I believe. I just want to confirm that. September 28th, that would be the night of Budget Review so I would think it would be before the Budget Review Committee on Monday, September 28th. So I want to make sure everyone is aware that that would be the next meeting.

And then there may be a need for a meeting in September as well that I wanted to kind of telegraph in the fact that we need to have a GMP in place and I want to make sure we get that done too. So that is still a little bit of a question mark. So I don't necessarily want to suggest anything at this time, but it could be in and around the same time frame of the of the public hearing. So we may want to do it right before the public hearing that night or that week. And so I wanted to kind of flag that for everyone so you're aware. There's a potential Joint Committee meeting in September, but it'd be really the thrust of that meeting is to approve the GMP. So I want to make sure you're keeping some of those dates and timelines in the back of your mind.

Alderman Dowd

So if I clarify, you're going to have introduced the bond for the project at the next Board of Alderman meeting.

Tim Cummings, Administrative Services Director

Correct.

Alderman Dowd

Then it will go before public hearing and the Budget on the 28th of September.

Tim Cummings, Administrative Services Director

Correct.

Alderman Dowd

And you'll be looking for final approval by the Board of Aldermen in the first meeting in October.

Tim Cummings, Administrative Services Director

Correct.

And then separate and apart from that, I'll be looking for the GMP to be approved, conditioned upon final approval of the bond by this group in the last week of September. And I'm saying that and that's really critical because we're trying to keep this project on track to have a start date and I don't want the start to end up in November when we really could try to start this project in October. Okay?

Chairman O'Brien

Okay. As the Chair, can we talk more - you made the announcement. That will be the intention, you know, because we got to wait till the meeting of the 28th. So everybody booked their calendars and that would be a joint meeting?

Tim Cummings, Administrative Services Director

The joint meeting would be for the GMP the last week of September, yes.

Chairman O'Brien

Okay. So let's - when our Administrative Assistant gets back from her vacation, we'll pre-book the dates and try to shoot for that but we don't have it. So but anyways, we got to wait for the 28th meeting. Okay. We will do that. So everybody keep that in the back of your calendar.

Tim Cummings, Administrative Services Director

Other than that Mr. Chairman, that's all the business that we have.

ADJOURNMENT

**MOTION BY DOWD TO ADJOURN
MOTION CARRIED**

The meeting was declared adjourned at 6:14 p.m.

Alderman-at-Large Alicia Gregg
Committee Clerk