

Ocean EcoCenter OAC Meeting Minutes 48

September 1, 2020 10:00 am



Attendees:

T	Mark Perry – FOS	T	Brent Wood – Brent Wood Architecture	C	Doug Simpson - CambridgeSeven
T	Brittany Biber – FOS	C	Erick Ireland – Brent Wood Architecture	C	Steve Colson – CambridgeSeven
C	Abigail Flood – FOS	C	Bill Orazi – LaConte Engineering	C	Sharon Clarke - CambridgeSeven
C	Zack Jud - FOS	C	Tony Colello – Ft. Piece Engineering	T	Steve Hooks – Hooks Construction
C	Shaun Jackson - FOS	C	Eric Svoboda – Ft. Pierce Engineering	C	Mike Meltzer – Hooks Construction
C	Nancy Rand - FOS	C	Andy Aiken – Aiken LSS	C	Jodi Peterson – Hooks Construction
C	Patricia Noonan - FOS	C	Keith Robertson – Color-Ad	T	Stuart Frisby – Hooks Construction
T	Allen Herskowitz - FOS	T	Heather McDade – Color-Ad	C	Morris Crady – Lucido & Associates
T	Susan Scheyder – FOS	C	Lazaro Alfonso – BNI Engineers	C	Peter Andersen – AACE
C	Larry Zabik – Zabik & Assoc.	C	Scott Stanford – BNI Engineers	T	John Amerling - FOS
T	Lindsay Krutz – Zabik & Assoc.	C	Pete Andersen – GCY Surveying	C	Cathy Muir – FOS
T	Melinda Harstad – Zabik & Assoc.	C	Gary Goforth - FOS	T	Lorae Simpson- FOS
		C	Georgia Merten – GM Interiors		

A = Attendees C = Courtesy Copy T = Via Teleconference

Upcoming Meetings/Events

September 8, 2020 – ZOOM Meeting at 10:00 am

Meeting ID: 389 739 8720

Call In: 1-646-558-8656

Password is 0505

Project Update

Building stucco completion this week. Door install this week. Underground utilities and water this week. PavCo week of September 14th.

RFIs

Submittals

PCOs

Drip Edge at W Elevation – *Action: Hooks.*

Column Detail – *Action: Hooks.*

ADA Sidewalk Revisions – *Action: Hooks.*

New Items

48.01 Landscape VE and Irrigation

Crady to walk with growth management. Perry to review desired landscape modifications with Crady end of September.

Action: Crady.

48.02 Furniture Install

Furniture to be warehoused until ready for install. Cubicles will be held until ready for install. *Action: Zabik, Merten.*

Old Items

47.01 Dumpster Revision

Hooks has submitted dumpster revision to MC building department. *Action: Peterson.*

09-01-20: Approved. Pour scheduled. *Action: Closed.*

47.02 Elevator Power

BWA to issue plan revision for submittal. *Action: Wood, Svoboda.*

- 47.03 **First Floor Deck Railing**
FOS to review mockup of railing and determine if acceptable or if we want to match existing. *Action: Perry, Wood.*
09-01-20: Hooks to provide mockup for Perry to approve that it matches existing. *Action: Perry, Frisby.*
- 45.01 **Gutter Flashing**
Hooks to send detail at front edge for gutter function flashing. *Action: Frisby.*
08-18-20: Capitol has drip edge in their price. Hooks reviewing requirements and detail. *Action: Hooks.*
09-01-20: Downspouts on deck to be relocated to outside columns. *Action: Frisby.*
- 44.01 **GFL Platform**
Connect to platform track and review as tie in work is completed. *Action: Frisby, Hooks.*
08-11-20: Tied in to existing. FOS to review. *Action: Biber, Jud.*
08-18-20: FOS requests platform elevation be raised to meet new platform. Gate to be added. Hooks to price. *Action: Frisby, Hooks.*
08-25-20: Underway. Formal CO to follow. *Action: Hooks.*
09-01-20: CO issued. *Action: Zabik.*
- 43.03 **Second Floor Water Damage**
Hooks to remove all impacted drywall and insulation and expedite completion of waterproofing. *Action: Frisby.*
08-11-20: All removed. Zabik and BWA to review onsite. *Action: Wood, Zabik.*
08-18-20: Perry to walk with Frisby today. *Action: Perry, Frisby.*
08-18-20: All wet areas to be removed this week. Hooks to hold on finishes with the exception of tile until building is dry. *Action: Hooks.*
08-25-20: Zabik issued plan indicating additional areas for drywall insulation removal. Hooks to install additional fans. *Action: Hooks, Frisby.*
09-01-20: Updated plan issued indicating areas to be completed. *Action: Frisby, Hooks.*
- 43.04 **TCO Coordination**
Earlier items shown on prior minutes.
08-11-20: Coordination Zoom held. Lucido to bring out growth management in approximately 30 days. *Action: Crady.*
08-25-20: Hooks reviewed plan with Massing at Martin County. County will issue TCO. Need to review first floor bathroom access. Massing to conduct on site review Thursday at 10am. *Action: Hooks, Frisby.*
09-01-20: Massing amendable to giving a CO for entire building with lighting and mechanical installed pending fire marshal sign off. *Action: Tracking.*
- 42.02 **ADA Access from Ocean Blvd**
Orazi to review onsite. *Action: Orazi.*
08-11-20: FOS requested relocation to north. Hooks to walk. Not needed for TCO. *Action: Frisby, Orazi.*
08-18-20: Revised plan has been submitted to Martin County engineering. *Action: Orazi.*
09-01-20: Plan approved. Hooks to price. *Action: Hooks.*
- 41.01 **Appliances**
Zabik and FOS to review requirements and shop. *Action: Zabik, Scheyder*
- 38.03 **Schedule Update**
Earlier items shown on prior minutes.
08-25-20: Hooks to issue overall best case scenario for TCO. *Action: Hooks.*
09-01-20: TCO tracking 3rd of 4th week of October. *Action: Hooks.*
- 36.02 **SFWMD Permit Revision**
LaConte is coordinating with SFWMD to explore options to modify permit to move water off site. *Action: Orazi.*
- 33.01 **Window Testing**
Earlier items shown on prior minutes.
08-18-20: Windows failed. Report distributed. Hooks to bring in manufacturer. *Action: Hooks.*
09-01-20: Testing to be rescheduled mid-September. *Action: Hooks.*

- 31.02 **Path from Loading Area to Restroom**
Concrete path to be added to connect from building to restroom. Hooks to issue RFI. *Action: Cooper.*
05-19-20: Hooks to stake out in field and confirm with owner. *Action: Cooper.*
- 29.03 **Color-Ad Field Confirmation**
Earlier items shown on prior minutes.
07-27-20: Requirements to Hooks. *Action: Hooks.*
08-25-20: Pending completion of interior finishes. *Action: Hooks.*
09-01-20: Hooks to dust off. *Action: Frisby.*
- 27.02 **Low Voltage Coordination**
Earlier items shown on prior minutes.
07-27-20: Active phone lines are needed September 7. *Action: Zabik.*
08-04-20: Prewire to be complete this week. *Action: Zabik.*
08-18-20: Prewire complete and inspected. *Action: Zabik.*
09-01-20: Rydan to provide schedule update. *Action: Zabik.*
- 22.03 **Parking Lot Lighting**
Earlier items shown on prior minutes.
08-11-20: Design underway. FPL has completed field visit and conference with Hook's electrical contractor to determine available power. *Action: Trewyn.*
09-01-20: Incorporating illumination for ADA sidewalk. *Action: Trewyn.*
- 19.01 **Graphics Package**
Earlier items shown on prior minutes.
08-25-20: FOS to issue comments on proofs this week. *Action: Jud.*
09-01-20: McDade expecting update on package in approximately two weeks. There are concerns with resolution of some images, McDade to follow up. *Action: McDade.*
- 18.01 **Debris in Lagoon**
Earlier items shown on prior minutes.
07-27-20: Paint overspray is a concern. Hooks to provide specifications on non-VOC paint. *Action: Hooks.*
08-04-20: Paint spec provided. *Action: Tracking.*
- 13.01 **Color-Ad Schedule**
Earlier items shown on prior minutes.
07-07-20: Revised drawings expected week of 7/13. *Action: McDade.*
09-01-20: Second round of drawings to be issue tomorrow. *Action: McDade.*
- 7.04 **Gas Tank Location**
Earlier items shown on prior minutes.
08-18-20: GCY marking natural area. Adjustment slightly to south. *Action: Zabik, Frisby.*
08-25-20: Location adjusted to be just south of bee oak. Scheduled for September 8th, area needs to be cleared out. *Action: Frisby.*
09-01-20: Zabik to follow up with sub to determine how much area needs to be cleared. *Action: Zabik, Frisby.*
- 3.02 **FPL Coordination**
Earlier items shown on prior minutes.
08-25-20: Bore complete. *Action: Zabik.*
09-01-20: Primaries and secondaries pulled. Zabik coordinating to open new account in advance of power release. Power to building expected end of week. *Action: Zabik.*

The next Project Meeting will be held by ZOOM Meeting on September 8th, 2020 at 10:00 a.m.