

## **Joint Building Committee (JBC) Meeting for City Bonded School Projects**

Date: June 25, 2020

Time: 8 AM start

Location: SAU Office\*

*\*In accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically. The Somersworth School District will be utilizing zoom for this electronic meeting.*

**Present:** Councilor Marty Pepin (in person), Councilor Marty Dumont (attended remotely), School Board Member Tom McCallion (attended remotely), Facilities Director Karl Ingoldsby (attended remotely), School Board Member Gerri Cannon (attended remotely), Superintendent Robert Gadomski (attended remotely), Assistant Superintendent Lori Lane (in person), Business Administrator Katie Krauss (attended remotely), Brian Gehris from Milestone Construction (attended remotely), Cris Salomon from Samyn-D'Elia Architects (attended remotely),

**Absent:** Maple Wood Principal Devin McNelly

Pepin called the meeting to order at 8:01 AM. Roll call was taken for attendance. Present: McCallion – Yes; Dumont – Yes; Pepin – Yes; Cannon – Yes.

A motion to accept the meeting minutes from the June 18, 2020 JBC meeting was made by Dumont. Seconded by McCallion. ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

### **Project Update – Maple Wood School Project, Phase 2:**

Lane said that the focus of today's meeting was to make a decision about the proposed carpet replacement. She reviewed the proposal that she had sent to the JBC members. The total cost of the replacement had been estimated at \$156,439 based on the quotes we had received from Milestone.

Lane explained that to pay for this, Milestone would allocate \$50,000 from the construction manager contingency. We would be looking to have the JBC approve using \$50,000 from the owner contingency. The remaining amount would come from unexpended funds from the school district.

Gadomski said that there was a lot of support this project. He and Lane had a conversation with city officials all of who supported the school district using unexpended funds from the 2019-2020 school budget instead of turning those funds back to the city at the end of the fiscal year. At the June 23, 2020 school board meeting, Gadomski received approved from the school board to use up to \$60,000 of unexpended budget fund for this project.

Gehris said that he has reviewed his cost to complete and feels very comfortable releasing \$50,000 for this expense. He said that the carpet replacement should be done and would rather have the JBC to be able to move projects forward now instead of waiting a later date when the time has passed to complete this during the summer months. He confirmed that the total cost of the carpet replacement was actually \$144,439. Though there were two quotes presented at the last meeting, the one for the common areas was just a break-out of that cost, not a separate cost.

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Krauss asked how this would be billed. Gehris said that he would create a change order to the project and would work with his office staff to provide an invoice.

Salomon said that it would be good to start making decisions to spend the contingency funds down on the scope of the project. Unexpended state funds would go back to Concord. Gadomski and Krauss agreed that we should spend the funds on this project.

Dumont said that he would like to make sure that the school has what it needs. Pepin agreed and felt it would be good to complete as many upgrades to the school that fall within the scope of the project as some of these items have been on the Capital Improvement Plan (CIP) for many years.

A motion to approve expending \$50,000 from the owner's contingency to replace classroom carpets was made by Dumont. Seconded by McCallion. ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

Gehris said that these had been discussion at the construction meetings about the possibility of upgrading the toilet fixtures to touchless fixtures. This is the time to do this because a number of the school's bathrooms are being renovated as part of the original scope of the project. The upgrade cost for the new fixtures being installed is approximately \$15,000. Gehris felt the construction manager's contingency could assist with the cost. McCallion asked if this would include the classroom sinks. Gehris said no, only the bathrooms. Pepin and Dumont agreed that this upgrade made sense. Gadomski asked about the cost to replace all of the existing bathroom fixtures. He asked if this could possibly be paid for from the federal funds that the district has received to address facility upgrades in light of the COVID 19 pandemic. Krauss said that this might be allowable but she would need to verify with the state to be sure. Gehris said that the entire upgrade estimate is about \$32,000 but he would like to finalize the numbers to have a more accurate cost. Lane said that today we are looking for the JBC to provide direction as to whether or not we should continue to pursue this. McCallion felt that it made sense. Pepin, Dumont and Cannon agreed. Gehris will come back with more defined numbers for the next meeting.

### **Project Update - SMS Elevator Project:**

Salomon said that the recent drought has helped with the water mitigation in the elevator pit. They have also revisited and reworked some of the structural drawings to create a plan that is both a better plan structurally as well as a more cost effective one. Gehris agreed and said that this has saved about \$14,000 in the overall cost of the project.

Salomon left the meeting at 8:28 AM.

### **Site walkthrough**

Lane said that she would like to schedule a walkthrough of the two projects for the JBC members. Because of the restrictions with our meetings needing to be remote, it has not been possible to for the members to see the sites. However, if we keep the group small and practice social distancing measures, we can make this work. There was discussion about what would work. The date chosen was

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Wednesday, July 1, 2020 at 1 PM. The group will start at the middle school to see the elevator and then move over to Maple Wood. Cannon had a conflict at that time so Ingoldsby offered to walk her through at 8 AM on the same date.

**The next meeting was set for Thursday, July 9, 2020 at 8 AM.\***

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**Adjournment:** A motion was made by Dumont, seconded by Cannon to adjourn. ROLL CALL VOTE: Dumont – Yes, Cannon – Yes, McCallion – Yes, Pepin – Yes. Motion passed, unanimously. Meeting adjourned at 8:38 AM.

*Respectfully submitted,*

*Lori Lane  
Assistant Superintendent*