

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

Date: July 9, 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), Brian Gehris and David Baer from Milestone Construction (attended remotely), Cris Salomon from Samyn-D'Elia Architects (attended remotely), Maple Wood Principal Devin McNelly

Absent: Business Administrator Katie Krauss

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 25, 2020 JBC meeting was made by Dumont. Seconded by Cannon. ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

Project Update – Maple Wood School Project, Phase 2:

Gehris said that the interior insulation for the music room has been going in this week. Dry wall will start being installed next week. They have also been working to finalize the millwork for the library. One of the concerns earlier in the project was when the exterior brick for the music room was going to arrive. They got word this will that it will likely be early August. This was good news as Milestone had been told that it was going to be later into August.

Salomon added that most of the finishes have been selected and that in some areas painting has started. A meeting will be scheduled in the coming weeks with the music teacher to make the paint color selections. Gehris that the carpet has been selected for the common areas and classrooms. That project will start in the next two-three weeks. Lane said that it would be good to coordinate this as much as possible with the work going on at the middle school. The middle school administrators are in currently located in one of the Maple Wood classrooms that will be carpeted. It would be good if when that room is ready to be carpeted if the middle school would be ready for the administration to return so they only have to move once.

Lane reviewed the proposal for the bathroom fixture upgrade. The pricing includes upgrading the fixtures for the two new bathrooms near the new music room as well as upgrading the fixtures in the current bathrooms that were already going to be renovated. Gehris said that the porcelain is in fine shape and doesn't need to be replaced, but the fixtures could be upgraded to touchless fixtures. The

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total amount of these upgrades are \$27,484. Lane also reviewed pricing for upgrading the fixtures in the four staff bathrooms. The total amount of this upgrade is \$6,549. The total cost, which includes the construction manager fee is \$34,033.

Lane explained that Gehris has agreed to use \$15,000 from the construction manager's contingency. Today we are asking if the JBC would approve the use of \$19,033 of the owner contingency for this expense. This would leave \$26,753.11 in the owner contingency. Pepin asked if this amount was sufficient. Salomon, Gehris and Baer felt that it was. Lane said that we do not want to spend down the entire amount, but Gehris said that he would like the JBC to feel like it can make decisions on how to use these funds to do upgrades like this to the project and not wait until the end of the project and then make decisions.

A motion to authorize the expenditure of \$19,033 of the owner contingency to upgrade the bathroom fixtures was made by Dumont. Seconded by McCallion. ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

Baer talked about the ceiling in the kitchen. The original drawings did not call for a suspended ceiling; it was going to be left exposed. Gehris, Baer, and Salomon recommend that a suspended ceiling be added. The ceiling panels would be washable which would allow for the space to be more sanitary as well as more aesthetically pleasing. Gehris said that the construction manager's contingency will cover the additional expense.

Budget Update - Maple Wood Project, Phase 2

Lane reviewed the budget sheet provided by Krauss last week as she is on vacation this week. The budget reflects only the first building aid payment and will be updated when the second payment comes in sometime in the next few weeks. We received a requisition from Milestone earlier this week so that will be reflected in the next budget update. Lane asked Ingoldsby if another bill was coming from the last testing that was done. Ingoldsby will check on the status and let her know.

Project Update - SMS Elevator Project:

Gehris said that the water mitigation in the elevator pit was in the process of being done. The hole will be poured next week.

Salomon reviewed the process by the water proof manufacturer to insure that the warranty will be intact.

Ingoldsby met with Steve Gagnon from Back Bay Networks on the IT closets. This is ok to move forward. Gagnon will be scheduling time to start moving the data wiring and will be contacting the phone system vendor to schedule the system reinstallation.

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Budget Update – SMS Elevator Project:

Lane reviewed the budget. Currently, there has not been a need to use any of the owner's contingency. There is still a lot to do on this project, but this is good news. Gehris said that so far this project has been moving forward well.

The next meeting was set for Thursday, July 30, 2020 at 8 AM.*

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Adjournment: A motion was made by McCallion, seconded by Cannon to adjourn. ROLL CALL VOTE: Dumont – Yes, Cannon – Yes, McCallion – Yes, Pepin – Yes. Motion passed, unanimously. Meeting adjourned at 8:28 AM.

Respectfully submitted,

*Lori Lane
Assistant Superintendent*