

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

Date: August 6, 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 (attended remotely), and Business Administrator Katie Krauss (attended remotely)

Pepin called the meeting to order at 8:05 AM. Roll call was taken for attendance. Present: McCallion – Yes; Pepin – Yes; Cannon – Yes; Dumont – Yes.

A motion to accept the meeting minutes from the July 30, 2020 JBC meeting was made by Cannon. 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:**

Gehris said that the overall schedule is moving forward. The walls are up in the music room. The focus now is on finishes; painting is happening in the library and will be starting soon in the music room. The millwork in the library will be starting in the coming week. The exterior brick is coming in any day now. That work should start next week.

Salomon said that the construction team walked through the school at yesterday's meeting. The new carpets in the classrooms look great. As was stated, the project is moving along well. Gadomski asked when the building would be ready for staff to return. Gehris said that they will be ready for staff to return by August 26 if not before.

Lane reviewed the proposal she sent to the JBC regarding the installation of a washer/dryer at the school at a total cost of \$19,673. This is the only school without a washer and dryer and installation of one was discussed at the very beginning of the entire Maple Wood project. Because of funding uncertainty at the time of the Phase 1 construction, we did not move forward with this project at that time. Lane had asked Samyn-D'Elia and Milestone to create a proposal with pricing to see how much this would cost. Salomon said that the units are expensive but are high quality. They are all-metal, residential units. Each unit comes with a seven year warranty. Salomon also explained that the plan is to repurpose a janitorial closet in what's called the kindergarten wing to install both units. There is already plumbing and electrical services in that closet. The room does need some upgrades (door,

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soffit) to make them one-hour fire-rated. All of this work has been included in the price quote. Pepin asked about how this would be paid for. Gehris said that they have done a cost to complete the GMP and can use the construction manager's contingency to pay for this project.

A motion to approve the installation of a washer and dryer at Maple Wood School at a cost of \$19,673, to come from the construction manager's contingency was made by McCallion. Seconded by Cannon  
ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

Lane reviewed the second proposal sent to the JBC for consideration. This proposal would expand the paving scope near the music room for a total cost of \$26,507. This was also discussed at the outset of planning for this entire project, but was value engineered out because of the cost. The current GMP includes paving 1,740 square feet around the music room and loading dock area. This proposal would expand the scope by 2,588 square feet around the music room, create designated parking spaces in this area as well as mark off places where parking is not allowed which will help with deliveries made during the school day. Gehris said that he felt that this expansion made sense and would tie in nicely with the plan for paving that area. Cannon asked about deliveries in that areas and would there be enough space as it appeared that there were stairs on the drawing that the JBC was provided. Salomon clarified that this was a cement pad was what the box on the drawing represented, not stairs so deliveries should not be a problem. As part of this proposal, there will be striping to designate parking spaces. There will also be striping to designate "no parking" areas such as in front of the dumpster and in front of the path that students use to walk to school. McNelly said that this path is plowed during the winter so that the students can use it and so it can be used as a secondary egress should one be needed to exit the school site. Cannon asked if the dumpster was on concrete or a cement pad. Salomon said that it was cement. Pepin asked about the funding for this project. Gehris said that the \$26,507 will come out of the construction manager's contingency.

A motion to approve to expand the paving scope around the music room at the Maple Wood School at a cost of \$26,507, to come from the construction manager's contingency was made by Cannon. Seconded by McCallion. ROLL CALL VOTE: McCallion – Yes; Pepin – Yes; Cannon – Yes. Dumont – Yes. Motion passed, unanimously.

### **Budget Update - Maple Wood Project, Phase 2**

Krauss said that as the JBC just met last week, there is no budget update.

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

Gehris said that the elevator shaft is now going in. Steel is arriving and they will be cutting into the roof on Saturday. The roof work will be completed next week. They will also be finishing some flooring and painting around the elevator shaft. They want to get the hallway walls in place ASAP so the building will be ready for staff to return to school. Salomon said that the wing wall on the first floor that is needed to reinstall the internet and phone systems is now in place. Ingoldsby and Lane said that IT has been

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working on the second floor where the bulk of the work was needed. Tentatively, the internet and phone systems will be reinstalled and functional by Thursday, August 13<sup>th</sup>.

**Budget Update – SMS Elevator Project:**

Krauss said that as the JBC just met last week, there is no budget update

**Other:**

Pepin said that the construction team would like to give the JBC another opportunity to walk through the two construction sites. It was decided that the walk-through will take place on Wednesday, August 19<sup>th</sup> at 3:30 PM, starting at Maple Wood School and then moving to Somersworth Middle School.

**The next meeting was set for Wednesday, August 19, 2020 at 8 AM.\***

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**Adjournment:** A motion was made by Dumont, seconded by Cannon to adjourn. ROLL CALL VOTE: Cannon – Yes, McCallion – Yes, Pepin – Yes. Motion passed, unanimously. Meeting adjourned at 8:32 AM.

*Respectfully submitted,*

*Lori Lane  
Assistant Superintendent*