

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

Date: April 27, 2020

Time: 8 AM start

Location: SAU 56 Office Conference Room*

**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 and David Baer from Milestone Construction (attended remotely), Cris Salomon from Samyn-D'Elia Architects (attended remotely), and Maple Wood Principal Devin McNelly (attended remotely).

Pepin called the meeting to order at 8:00 AM. A motion to accept the meeting minutes from the April 13, 2020 JBC meeting was made by Dumont. Seconded by McCallion. VOTE: Motion passed, unanimously.

Project Update – Maple Wood School Project, Phase 2:

Salomon gave progress updates on the Maple Wood project. He said that the footings for the music room addition are now in place. Since students won't be returning to school this year, this has allowed Milestone to get started sooner on the entire project. The bathrooms and the kitchen have been turned over to Milestone already. Café Services staff members came in last week and finished packing up and moving items. There is a construction meeting on Wednesday, April 29th which Chris Faro from Café Services and a representative from the kitchen equipment vendor will be attending so that final decisions can be made on the equipment that will be purchased.

McNelly said that the library is nearly cleared out. The plan was to turn this space over to Milestone by Monday, May 4th. He asked who would remove the projector and smartboard. Lane said that she would follow-up with Back Bay to see if they would remove these; hopefully, this can happen this week so we can stay on schedule.

Salomon had a conversation with Amy Clark at the NH Department of Education about whether the DOE would be supportive of adding ultra violet light filters to the newly upgraded HVAC system if the district wanted to go in this direction. With the health crisis, this is something that other schools around the state are considering because the filters eliminate bacteria, viruses, etc. Amy told him that this would be acceptable to should the district decide they would like to do this. More discussion will be needed at the next meeting.

Gehris said that they have been in touch with the carpet vendor and will be bringing samples to the construction meeting on Wednesday. Additionally, the under-slab and radiant heating work for the music room is nearing completion.

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Salomon said that final review meetings for the music room and library will be scheduled for mid-May.

Budget Update – Maple Wood Project, Phase 2:

Lane said that the first building aid check should be arriving any day now. She will follow up with Amy Clark to see if there will be any delays because of the health crisis. Budget updates will come in future meetings once we start spending money.

Project Update - SMS Elevator Project:

Salomon said the team continues to work through the best solution for the settlement issues at the school. The current plan is to put four helical piles that will be screwed into the ground and put the foundation on top of those. They have been working with Stanley and Milestone throughout this process. He said that he hopes to have drawing done by the end of next week.

Cannon asked about whether the deep digging down was necessarily the best plan. Dumont asked what was the most cost effective way to deal with the settlement issue? Salomon said that they have looked at three different solutions, but feel that the piles are the best option and are the most economical.

Lane said that she had spoken with the school's principal about a potential construction start date of Monday, June 8th, which is doable. She said that they had talked about Monday, June 1st, but she was concerned that because making the building completely ready involves removing the phone and internet service that the administration and secretaries might not be ready to be out of the building. The principal knows that he and his staff will still have access to the front office throughout construction, but they will not have phone or internet service.

Gadomski asked when the GMP would be ready as we would need this in place sooner than later.

Gehris said that once they receive final drawings and can go through the bidding process for the needed subcontractors, they will then be able to finalize the GMP. This should be ready in the next few weeks.

Ingoldsby reviewed the recent asbestos report he received. There was a minimal amount found. There is a sink in a storage closet that needs to be removed because the basin's undercoat has asbestos. Additionally, the adhesive used to adhere the stair treads on the stair case next to where the new elevator shaft is going also has asbestos in it. Ingoldsby said that he would get pricing on the mitigation costs.

Pepin asked if it was necessary to remove the stair treads. Salomon said that ideally it was since these stairs are adjacent to the demolition zone. He felt that the cost would likely be between \$5,000 and \$10,000. Gadomski asked if there might be any potential cost savings if this project was coupled with the abatement project at the high school. Ingoldsby said he would find out. In order to move this forward since the GMP has not been finalized, Gadomski said that the district will fund the asbestos abatement and stair tread replacement out of the school district budget. Gadomski asked how long the abatement will take? Gehris said that it is usually done in 2-3 days.

Budget Update – SMS Elevator Project:

Lane said there is no budget update at this point other than we are waiting for the final GMP so that the JBC can review and approve it.

The next JBC meeting was set for Monday, May 18, 2020 at 8 AM. This meeting will be done remotely.

Adjournment: A motion was made by Dumont, seconded by McCallion to adjourn. VOTE: motion passed, unanimously. Meeting adjourned at 8:31 AM.

Respectfully submitted,

*Lori Lane
Assistant Superintendent*