

East Bridgewater High School Building Committee



Meeting No. 38

Date & Time: 7:00 pm Monday 12 March 2012
Location: East Bridgewater High School - Library

Attended (✓) Name, Affiliation

East Bridgewater High School Building Committee

- | | |
|-----------------------------|-------------------|
| ✓ David Floeck, Chair | ✓ George McCabe |
| ✓ Susan T. Cote, Vice-Chair | ✓ Theresa McNulty |
| ✓ Patricia Coppola-Lugo | ✓ Cheryl Pooler |
| ✓ Greg Gurney | ✓ Paul Vieira |
| ✓ Elizabeth Hayes | |

RFWalsh Collaborative Partners:

- ✓ Simon Tempest
- ✓ Allyson Toner
- Joe Naughton
- Paul Kalous

1. The meeting was called to order by Chairman, David Floeck at 7:45PM.

Meeting Minutes

2. The Committee voted to approve Meeting Minutes #36, dated January 9, 2012.
 - a. Motion – Susan Cote
 - b. Second – Cheryl Pooler
 - c. Abstentions – Beth Hayes
 - d. Vote – Approved
3. The Committee voted to approve Meeting Minutes #37, dated February 13, 2012.
 - a. Motion – Beth Hayes
 - b. Second – Paul Vieira
 - c. Abstentions – Cheryl Pooler
 - d. Vote – Approved

Project Update

4. Simon Tempest gave an update on the Project progress.
 - a. Overall the project is on schedule. Foundations are 100% complete as of Friday, 3/9/12. Steel is slightly ahead of schedule. Zone D & C of the building are erected and steel erection in Zone A began today. Steel will continue to be delivered to the site over the next couple months. Steel detailing will follow steel erection. Temporary drainage channels are being used to control water on the site during construction. As of Friday, the water table on the site has been lowered as a result of this system.
 - b. The site contractor continues to pump the temporary storage tanks. Tank installation for the permanent wastewater treatment tanks will take place in the next couple weeks. The site contractor has proposed to install a temporary leach field in front of the high school at no additional cost to the owner. The proposed

work would take place over April vacation. The site contractor excavated a test pit in the proposed locations today to determine if the soil is suitable for a temporary leach field in this location. The site contractor is gathering all the details and will be submitting the information to the Board of Health and DEP for their review and approval. If permitting is achievable, this temporary leach field could be beneficial to both the Contractor as well as the Owner. The temporary leach field would relieve the site contractor from the daily pumping of the temporary storage tanks until the pump station is online, which would be a significant cost savings. The site contractor has submitted a claim for additional pumping that has been reported during daily pumping of the temporary tanks. These additional costs could be avoided with the installation of a temporary leach field. The Contractor is only responsible for pumping until the permanent system is operational. If the Contractor eliminates costs of daily pumping, it could prevent the pump station from being online before the new building is complete and the permanent power is available. If the pump station is online before the permanent power is in place, a temporary electrical service will be needed to run the facility in the meantime. If the Board of Health and DEP indicate this temporary leach field can be permitted, the proposed work will be brought to the Committee for approval before any work takes place.

Local Approvals

5. The Building Committee met with the East Bridgewater Planning Board @ 7pm, prior to the meeting. Chairman, David Floeck presented alternative options to constructing a Third Lane exiting the new school onto Plymouth Street. Police Chief John Cowan, DPW Director John Haines, PARE Corporation, and RFWCP were also present at the hearing. The Planning Board agreed to the alternative of having a police officer at the exit during peak traffic times to control traffic instead of constructing a third lane. The Planning Board is however requiring that the Project prepare design documents and file for all permitting that would be required to construct a third lane in this location so that the lane can be constructed immediately if traffic is found to be an issue once the new school is operational. Chief Cowan explained to the Planning Board that it would be safer and more efficient for an officer to direct one lane of traffic exiting the school than it would be with multiple lanes. With minor schedule adjustments, there would be an officer available between the existing traffic control officer and the crossing guard at the middle and elementary school. The Building Committee and the Police Chief chose this as the preferred option because it is the most effective way to minimize traffic delays while greatly increasing the safety of this area.

Furniture, Fixtures, & Equipment (FF&E)

6. The Committee discussed putting together a sub-committee for FF&E programming to oversee the process. FF&E programming will be a similar process as the programming that took place during design. Ai3's furniture consultant will meet with department heads for input on furniture, fixtures, and equipment that should be purchased for the new school. The limited FF&E budget will need to be closely monitored throughout the process. The Committee agreed that an FF&E sub-committee would be developed to oversee the process, attend meetings, and report back to the Building Committee who will make the final decisions. The FF&E subcommittee will be made up of David Floeck, George McCabe, Trish Lugo, and Paul Vieira.

Quality Control

7. RFWCP reported that the Geotechnical Engineer, PARE Corporation, began working half days and will complete with geotechnical testing on the building within the next week. PARE will be back on site during tank excavation and installation for the wastewater treatment plant. Briggs will be on site on a weekly basis for steel inspections. There was an issue with the concrete supplier adding water on site and a few of the 28-day concrete strength test reported by Briggs were returning lower than the specified 3000 psi. A meeting was held March 6th with the concrete supplier and concrete sub-contractor to address the issue. EDG, the Structural Engineer, Briggs, Fontaine, and RFWCP were also in attendance at the meeting. The issue is now under control and the structural engineer has confirmed that concrete strengths are sufficient and test reports continue to be monitored closely. Since the issue was addressed, all 28-day concrete strength tests that have returned above the specified 3000 psi and all 56-day breaks have met or exceeded the specified strengths as well.

Project Budget

8. RFWCP distributed the Potential Change Order (PCO) log and reviewed the items listed. The PCO log is used to track any potential changes in order to closely monitor the contingency budget throughout construction. PCO #6 for additional dewatering at the wastewater treatment plant is the largest request. It has been rejected however, the site contractor is proceeding with the work "under protest", which means he disagrees with the response from the engineer. A meeting is scheduled March 20th with Ai3, PARE, Fontaine, CC Construction (the site contractor), and RFWCP to review the claim and determine what costs, if any, are legitimate. RFWCP will report the outcome of this meeting to the Committee next month. PCO #1 for additional steel in the wastewater treatment building has been reviewed and approved by Ai3. Pricing for PCO #2 is currently being revised. PCO #3 is for replacement of a gas line, that is being required by Columbia Gas. RFWCP met with Columbia Gas today to revise pricing. The work is expected to take place over April vacation. PCO #4 for water and fire protection piping install has been rejected. PCO #5 is for the additional pumping of the temporary storage tanks. This has been rejected at this time because the pumping is not complete and, as mentioned previously, this could potentially be eliminated if a temporary leach field is installed. PCO#7 for additional cost for reframing roof in the amount of \$4,913 has been approved by Ai3. PCOs #8-#12 are related to utility conflicts during the force main work on Central Street. Additional information is needed from the site contractor to support these requests. PCO #13 for additional cellular acoustical decking has been rejected. Fontaine is reviewing Ai3's Proposal Requests related to kitchen equipment revisions to develop pricing and will submit a Change Order Request for PCOs #15-#17.
 - a. The Committee voted to approve PCO #1 in the amount of \$3,978 for additional steel in the wastewater treatment facility.
 1. Motion – Susan Cote
 2. Second – Cheryl Pooler
 3. Vote – Unanimous
 - b. The Committee voted to approve PCO #7 in the amount of \$4,913 for additional cost for reframing roof.
 1. Motion – Susan Cote
 2. Second – George McCabe
 3. Vote – Unanimous
9. The February 2012 Monthly Invoice Package was reviewed at the finance meeting this morning with George Samia, Phyllis Tirrell, Marilyn Thompson, Susan Cote, and Trish Lugo.
10. Committee voted to approve RFWCP Invoice #101017-18 in the amount of \$42,711.25 for Project Management services during the month of February 2012.
 - a. Motion – Cheryl Pooler
 - b. Second – Susan Cote
 - c. Vote – Unanimous
11. The Committee voted to approve Ai3 Invoice #0017B-1003 in the amount of \$25,574.34 for Basic Services during the month of February 2012.
 - a. Motion – Cheryl Pooler
 - b. Second – Susan Cote
 - c. Vote - Unanimous
12. The Committee voted to approve Ai3 Invoice #0018E-1003 in the amount of \$22,443.85 for Authorized Supplemental Services during the month of February 2012.

- a. Motion – Theresa McNulty
 - b. Second – Greg Gurney
 - c. Vote – Unanimous
13. The Committee voted to approve Fontaine Bros' Application for Payment #6 in the full amount of \$3,834,775.37 for Work completed during the month of February 2012.
- a. Motion – Theresa McNulty
 - b. Second – George McCabe
 - c. Vote – Unanimous
14. The Committee voted to approve the following Briggs Engineering invoices in the total amount of \$3,875 for construction testing services through February 18, 2012.
- a. Briggs Engineering invoice #58936 in the amount of \$602.00, dated 1/21/12.
 - b. Briggs Engineering invoice #59029 in the amount of \$684.00, dated 1/28/12.
 - c. Briggs Engineering invoice #59132 in the amount of \$840.00, dated 2/4/12.
 - d. Briggs Engineering invoice #59196 in the amount of \$897.00, dated 2/11/12.
 - e. Briggs Engineering invoice #59256 in the amount of \$852.00, dated 2/18/12.
- a. Motion – Beth Hayes
 - b. Second – Cheryl Pooler
 - c. Vote – Unanimous
15. The Committee voted to approve the Paul W. Losordo invoice dated 3/1/12 in the amount of \$640.00 for legal services through February, 2012.
- a. Motion – Beth Hayes
 - b. Second – Susan Cote
 - c. Vote – Unanimous
16. The Committee discussed Ai3's Contract Amendment #10 in the amount of \$6,028 for professional engineering services associated with evaluating the condition of additional portions of the existing sewer piping from the Central Elementary School to the existing septic system located at the new East Bridgewater High School site. As previously discussed, approximately 2,000 gal/day of additional flow, beyond what was originally estimated, has been reported during the daily pumping of the temporary storage tanks by the site contractor. Leaking sewer drain lines or a cross connection to the storm water drainage system are the suspected causes for the additional flows but the source is unknown. The Town requested that this situation be investigated to avoid adding additional flow to the new Wastewater Treatment Facility and investigations should take place as soon as possible so that the problem can be fixed during construction. Before a scope of work can be determined for remedial measures to the system, the cause of the additional flow must be identified. Ai3 Contract Amendment #10 is for PARE Corporation to investigate the source of the additional flow. PARE will evaluate the condition of approximately 400 linear feet of the existing sewer line using video inspection in an effort to determine where the additional flow is coming from. The work is estimated to take approximately 1-2 days and will take place over April school vacation. This amendment does not include additional design services to address any infiltration or inflow identified during these investigations.
- a. The Committee voted to approve Ai3 Contract Amendment #10 in the amount of \$6,028 for professional engineering services to investigate the source of the additional flow at the Central School.
- a. Motion – Beth Hayes
 - b. Second – Cheryl Pooler
 - c. Vote – Unanimous

17. The meeting was adjourned at 9:05PM.

- a. Motion – David Floeck
- b. Second – Cheryl Pooler
- c. Vote – Unanimous

Future Meetings/Events:

| Date | Time | Group | Location |
|-------------|-------------|-------------------------------|-------------------------|
| 13 Mar 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 20 Mar 12 | 10:00 AM | Site Work Meeting RE COR#006 | Ai3's Office |
| 27 Mar 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 9 Apr 12 | 10:00 AM | Finance Meeting | Superintendent's Office |
| 9 Apr 12 | 7:00 PM | EBHS Building Committee | EBHS Library |
| 12 Apr 12 | 10:00 AM | Steel Topping Off Ceremony | EBHS |
| 10 Apr 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 24 Apr 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 8 May 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 14 May 12 | 10:00 AM | Finance Meeting | Superintendent's Office |
| 14 May 12 | 7:00 PM | EBHS Building Committee | EBHS Library |
| 22 May 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 5 Jun 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |
| 11 Jun 12 | 10:00 AM | Finance Meeting | Superintendent's Office |
| 11 Jun 12 | 7:00 PM | EBHS Building Committee | EBHS Library |
| 19 Jun 12 | 1:00 PM | Construction Progress Meeting | RFWCP Site Trailer |

These notes will become part of the project record as written, unless corrections or additions are received in writing within 6 days of distribution.