

East Bridgewater High School Building Committee



Meeting No. 60

Date & Time: 6:00 pm Monday 26 August 2013
Location: EBHS – Main Office Conference Room

Attended (✓) Name, Affiliation

East Bridgewater High School Building Committee

- | | |
|-------------------------|-------------------|
| David Floeck, Chair | ✓ Elizabeth Hayes |
| ✓ Paul Vieira | ✓ George McCabe |
| ✓ Patricia Coppola-Lugo | ✓ Theresa McNulty |
| ✓ Dave Foley | ✓ Kevin Smith |
| ✓ Greg Gurney | |

Collaborative Partners (CP):

- ✓ Simon Tempest
- ✓ Kate Schroth
- ✓ Andy Vo
- Joe Naughton
- Paul Kalous

The meeting was called to order by Paul Vieira at 6:08PM.

Meeting Minutes

The Committee voted to approve meeting minutes #58, dated July 29, 2013.

- i. Motion – Theresa McNulty
- ii. Second – Paul Vieira
- iii. Abstentions – Kevin Smith, George McCabe, Beth Hayes
- iv. Vote – Approved

PROJECT UPDATE

The new school's insurance has been switched to the Town from FBI.

C of O

Temp C of O was issued for the building on 8/15, excluding the gym or auditorium. The auditorium was released 8/23 and the gym will be released by 9/9. The football field has not been released yet; and no tentative date has been given. The concession stand is not scheduled to arrive on site until 10/14. FBI is working with the manufacturer to get the fabricated onsite sooner. FBI is also waiting on a permit from the state for the press box lift. Once the permit is released, the lift can be delivered, set-up, and then the state has to issue a second installation permit (the lift requires the same permits as an elevator). The building inspector will potentially release the synthetic turf field, but not the bleachers or press box Ai3 Architects and the Building Inspector to determine how the field can be used before the concession stand is installed and the lift approved. The field may be able to be used for practice, but no games with spectators. Because of a state plumbing code requirement, the field cannot be opened for games before the concession stand bathrooms

are operable. The goal is to have the field open for the homecoming game; on the 19th October it all depends on when the concession stand arrives on site (1 week on site install). The idea of temporary toilets for the field was discussed and CP explained the Building Inspector is negative about this idea. CP will talk to FBI, but FBI is doing all they can to get the fabricated building on site.

IT

- CP explained there have been several IT installation glitches. The conduits in the science lab walls are too small, CP working to resolve this issue. Beth Hayes added that the computer stands hit cabinets in the science labs as well. Can the arms on the computer stands be adjusted? It was also brought to CP's attention that some of the gas hook ups in the science labs were installed backwards by the plumber. CP to talk to FBI/Sagamore
- The camera IP addresses are currently being resolved. Ai3 instructed Griffin to proceed with the work using a CCD and argue about the cost later. The security system has to be up and running for the start of school. The initial cost estimate to reprogram the cameras with the new IP address was \$14k. Ai3 told CP that they have run into this issue before, and they remember it costing closer to \$12k to resolve. Ai3 has issued a CCD for the work.

MEP SYSTEMS

- CP to confirm with Sagamore the AHU filters have been replaced.
- CP to confirm the drain pan has been replaced in the gym unit. Kevin Smith stated if the drain insulation could have gotten wet and obstructed the vapor barrier. CP to get a written letter from the manufacturer explaining the Victualic Coupling failure to keep on file. Ai3 should also write a letter about the issue for record.
- There have been no other issues after the leak with the AHUs. The system seems to be under control. CP explained the heating system is not running so there is no re-heat because the boilers are not on. Sagamore will take care of remaining balancing issues.
- The commissioning agent has been on site and will come back once we have all of the information from Sagamore. A pre-balancing report has been released, but the system will not be commissioned until the full balancing report has been approved.
- The manufacturer has been onsite for start-ups and the Building Committee asked if they will be returning before warranty runs out to check on the system. The boilers need to be turned on before October to make sure they are working properly. Kevin Smith stated there is no zone re-heat with hot water currently is boilers are not turned on. He added that hot water is needed in the summer so the boilers should already be on.

IRRIGATION

CP stressed that a decision needs to be made on the irrigation system. The H2O final quote was \$385k.excluding electrical which is another \$41k FBI is revising their quote once again and will have a new number for us this week, his last quote was \$299k and CP thinks it may go up \$30k +. The Building Committee needs to vote on this matter at the next meeting. (The cost of other local sprinkler projects were discussed previously as being cheaper may not have been prevailing wage or included wells.)

GYM EQUIPMENT

CP has been looking into purchasing gym equipment that is closer to the original price; the Building Committee wanted to look into equipment that was equal in quality, but cheaper. CP has found athletic equipment that may be very similar in quality to the Life Fitness, but cheaper. CP is meeting with the gym equipment rep. tomorrow, 8/27. The equipment needs to be ordered before school starts. Paul Vieira asked Kelly Bitinas to look at the equipment with CP and help make a decision.

SITE WORK / DEMOLITION

- The fields behind the school have been started; the goal is to get complete them by the end of the fall.
- The Haz-Mat abatement has begun in the old school and will take about 2 months to complete.
- CP to look at plans to see if there are bollards/plantings that will surround the generator. WWTP piping is also a target for cars and needs to be fenced in. The gas main also needs bollards around it so no one drives into it. CP to talk to FBI.

WWTP

The WWTP was signed-off on, but not operational yet because there has not been enough flow created in the school. The system has been pumped with Clearwater.

FF&E

- Trish Lugo stated the racks in the Superintendent storage room have not been removed and asked who will take them out?

GENERAL PROJECT INFORMATION

- George McCabe asked about the street signs and the dedicated signage. CP explained that the Cassandra Sign is behind schedule, but FBI is working with them to get all of the interior and exterior signage in place as quick as possible.
- Kevin Smith stated that the first row of the auditorium seating is too close to the stage and potentially affecting the egress path. CP to look at plan.
- Ai3's Final Punch List is being done now. CP to pressure Ai3 because the longer they wait, the more that will be added. Paul Vieira is also putting together a punch list from the teachers. CP will talk to Ai3. Some subs have already begun their "work to complete" punch list. The gaps in the interior brickwork will be on Ai3's punch list.
- Cleaning has been an issue. FBI has done a final clean on the 2nd and 3rd floor, and will do a final clean on the 1st floor right before school starts. The Custodians will touch up the 2nd and 3rd floors before school starts after the tours. If the cleaning is not approved by the Superintendent after the final clean is done, the Town could hire an outside group. The exterior windows are going to be cleaned and FBI knows they are responsible for cleaning them; they are waiting for all of the site work to be finished, and paving hardened, before final exterior window clean is done because it is very expensive.
- The Building Committee asked about power on the track, and CP responded that it was too late and the work could not be done in time. George McCabe said that he needs power in the center, but could possibly run a cord over the goal posts (all he needs is one extension cord). CP replied it is a major expense to add, but CP will talk to the electrician. At the end of the project, when we know what money is left, this topic can be discussed further and the scope added.

PROJECT BUDGET

A decision needs to be made on the irrigation system. FBI is revising their number but will not hold to \$299k, the number might go to \$330k or \$340k. CP thinks there is some money in the budget that can be moved around (extra money that was not spent). One example is we saved \$70k on the movers, so that money could be used for something else. There is also \$250k set aside for the old school demo, CP believes that we may not use all of this money (\$250k is max amount we would need to cover the demo). Shredding is not included in that price, but CP believes it will only cost about \$1,000. CP continues to stress that sprinkler numbers will be provided at the next Building Committee meeting, 9/9, and a decision needs to be made.

CP distributed and reviewed an updated PCO Log dated 8/22/13. Pending change order requests (CORs) include all CORs that have been reviewed by CP, Ai3 and engineers and have been recommended for approval. The following pending change order requests were discussed:

- COR #83 - FBI is upset about the fence that was damaged last winter by DPW. No one has come forward and reimbursed them, there was about \$10k in damages. CP asked the Committee how they want to proceed. The Committee responded by stating DPW trucks did the damage, so the Town insurance should reimburse FBI. The fence was located on the edge of the site by the Fire Department. CP will talk to George Samia about how to proceed.
- COR #96 – Boiler Room railing is being fabricated.
- COR #99 – Camera IP address programming is proceeding and Ai3 has issued a CCD.
- COR #101 – The Building Committee asked CP why they are responsible to paying for the elevator change. CP responded by saying it is a code change and needs to be done to pass inspection.

Other Business

The next Building Committee meeting has been tentatively scheduled for Monday, September 9th @6PM.

The meeting was adjourned at 7:04PM.

- i. Motion – Beth Hayes
- ii. Second – Theresa McNulty
- iii. Vote – Approved

Future Meetings/Events:

Date	Time	Group	Location
27 Aug 13	1:00 PM	Construction Progress Meeting	CP Site Trailer
03 Sep 13	1:00 PM	Construction Progress Meeting	CP Site Trailer
09 Sep 13	6:00 PM	Building Committee Meeting	EBHS Main Office Conference Rm
10 Sep 13	1:00 PM	Construction Progress Meeting	CP Site Trailer
17 Sep 13	1:00 PM	Construction Progress Meeting	CP Site Trailer
23 Sep 13	7:00 PM	Building Committee Meeting	EBHS Main Office Conference Rm
24 Sep 13	1:00 PM	Construction Progress Meeting	CP 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.