

**Permanent Building Committee
Minutes of July 29, 2015**

Present from the Permanent Building Committee: Ellis Neofotistos, Harvey Gagnon, Phil Thibault, Doug Dooley and Paul Jussaume. Also present Recording Secretary Samantha Carver and Town Accountant Linda Wright. The meeting was held at the Historical Society Building 1660 Lakeview Avenue, Dracut, MA.

High School Fieldhouse Restroom Project

Present for this portion of the meeting was Jay Mason of Architectural Consulting Services and Andy Graham from Dracut Public Schools.

Mr. Mason stated that he is not complete on the plans but will have them by the deadline established at an earlier meeting of August 5, 2015. Mr. Neofotistos asked Mr. Mason how long he thought construction would be for this project. Mr. Mason stated between ten to sixteen weeks and then stated it would probably be six to eight weeks to get out of the ground and make the building weather tight.

The Committee began discussion on dates for advertisement and when to go out to bid if plans would be ready by August 5th. After discussing several dates that would bring the beginning of construction into mid-October the Committee discussed whether it would be more prudent to hold off going out to bid until the Spring. The Committee after a brief discussion decided to hold off bidding until the Spring.

The Committee would like to have Mr. Mason come back in next week with the plans for review but also send a copy to Andy Graham so that he can review them ahead of time. Mr. Mason will be contacted by the secretary for the time of the meeting.

High School Project – Executive Session

Mr. James P. Hall was present for this discussion.
Steve Broadhead, Kris Stephenson of Hill International
Frank Tedesco, Bill Peters of Mount Vernon Group
Andrew Graham of Dracut Public Schools and Michael McNamara, Dracut School Committee Representative

The Committee discussed entering into executive session for a discussion of potential litigation on the High School project relative to Griffin Electric's REA.

Mr. Thibault made a motion to enter into Executive Session at 5:32 p.m. to discuss strategy with respect to litigation on the High School Project and to reconvene in open session. It was declared by the Chairman that open meeting may have a detrimental effect on the litigation position of the body. Mr. Dooley seconded the motion. By roll call vote; Mr. Thibault – yes, Mr. Gagnon – yes, Mr. Dooley – yes, Mr. Jussaume – yes, Mr. Neofotistos – yes.

Mr. Thibault made a motion to come out of Executive Session at 6:20 p.m. Mr. Dooley seconded the motion. By Roll Call Vote: Mr. Thibault – yes, Mr. Gagnon – yes, Mr. Dooley – yes, Mr. Jussaume – yes, Mr. McNamara – yes, and Mr. Neofotistos – yes.

Mr. Neofotistos announced that while in Executive Session no motions were taken on the discussion.

Mr. Thibault made a motion that the Committee authorize Hill International to send a letter to CTA Construction requesting a meeting for additional information on Griffin Electric's REA. Mr. Jussaume seconded the motion. The motion carried unanimously.

High School Project

Michael McNamara was present for this portion of the meeting.
Also present: Steve Broadhead & Kris Stephenson of Hill International
Frank Tedesco and Bill Peters, Mount Vernon Group
Paul DuRoss and Jarod Smith of CTA Construction
Dominic Afonso, Domingos Roda of D&F Afonso
Robert Poxon of Guerriere & Halnon, Inc.
Kate Biedron of CDM Smith
Andrew Graham of Dracut Public Schools
Attorney James P. Hall was present for this portion of the meeting

Sanitary/Drainage Lines

Ms. Biedron presented the Committee with a chart that summarized the problem areas with the drainage as they relate to a color coded plan. Ms. Biedron created a chart that summarized each comment received via email from G&H and Nitsch relative to the drain capacity. The areas highlighted in blue on the plan are in good shape. The areas highlighted in red (three areas) need to be addressed. An area was added by Nitsch Engineering in one of the emails back and forth however no comment was noted by G&H.

The Committee asked what the concerns of the people in attendance had. CTA's concern was to be able to have enough time to do the work prior to school starting. Afonso (the site contractor) commented that they would have to be aware of the gas and water lines and possibly hitting ledge. They had encountered some of these issues originally.

Sanitary Line Options

A plan was presented to the Committee showing an option for a pump station or an option going across the baseball field to the Frederick Street manhole. The Committee along with Ms. Biedron of CDM Smith reviewed these options along with members from Hill, MVG and CTA.

Nitsch Engineering provided a color coded plan and an email describing each option available to try and revise the sewer system serving the school. Option 2B and Option 3 were discussed as the most viable options. Mr. Graham was asked his opinion and he stated that he does not want

the cost and maintenance of a pump station and would rather see them try the other option with gravity feed.

Ms. Biedron had checked with the Conservation Department to see what would be required. She stated that an RDA was already issued for this area and it could not be amended. There could be an emergency RDA issued depending on the circumstances. Ms. Biedron also noted that if a grinder pump was installed a generator would be needed and because of the piping the E1 Grinder would have to be a custom order which would be an eight to ten week lead time.

Mr. Tedesco discussed the flows and has asked his team to compare four other High Schools they've just done with the flows from the Dracut project. Discussions from past meetings on the flows from the Dracut School is that the flow numbers seemed low.

The Committee would like to receive a preliminary design from Nitsch Engineering. The Contractor who would be digging these pipes up would like to see a profile done and also elevations, slopes and as-builts. Ms. Biedron noted that Nitsch should assume all water is at five feet.

Mr. Tedesco stated he would try to get a preliminary design from Nitsch for next Wednesday's meeting to the Frederick Street manhole. Ms. Biedron asked that Nitsch Engineering take into account any gas/water lines and figure a .1' drop in each manhole. Some manholes may need to be added at 301-302 to get a better angle.

Mr. Neofotistos asked about concerns from the participants who would be doing the work. Mr. DuRoss from CTA had concerns about the ballfield and tearing up the irrigation system.

HVAC Issues

Mr. DuRoss reported that Amanti was in the school today but did not have an update on their progress.

Rooftop Dunnage Access – this is ongoing sketches have been sent to NH Steel.

Auditorium Seating – the factory has received the two sample fabrics sent.

Invoices – CTA Requisition #33

The Committee reviewed a requisition submitted and approved by Hill International for payment to CTA in the amount of \$59,837.00. The Committee questioned the date of the requisition and noted that most of the requisitions are dated through the end of the month not the first. It was noted by CTA that this was in error. The Committee would like the form corrected and brought back due to the fact that it was an already notarized form.

MSBA Update

Mr. Stephenson reported that the MSBA questioned BRR#7 needing clarification. Hill International provided the MSBA with clarification. Hill is waiting to hear back from the MSBA. Mr. Stephenson also reported that the MSBA advised Hill to wait until everything is settled on the drainage and sewer lines before submitting all the closeout documents. A list will be provided on outstanding items.

Next week's meeting

High School Project – Nitsch to provide a preliminary sanitary sewer design and Requisition #33 will be reviewed and approved

Andy Graham Items

Mr. Graham inquired as to whether the tables and trash receptacles for the court yard had been voted on. It was noted that an official motion was not made and that the last time this was before the Committee Mr. Graham was going to compare the items to make sure they were the same as the items he was looking at with a different company. The Committee would like the latest quote sent to Hill International to be tracked within the budget and they will take this up at another meeting.

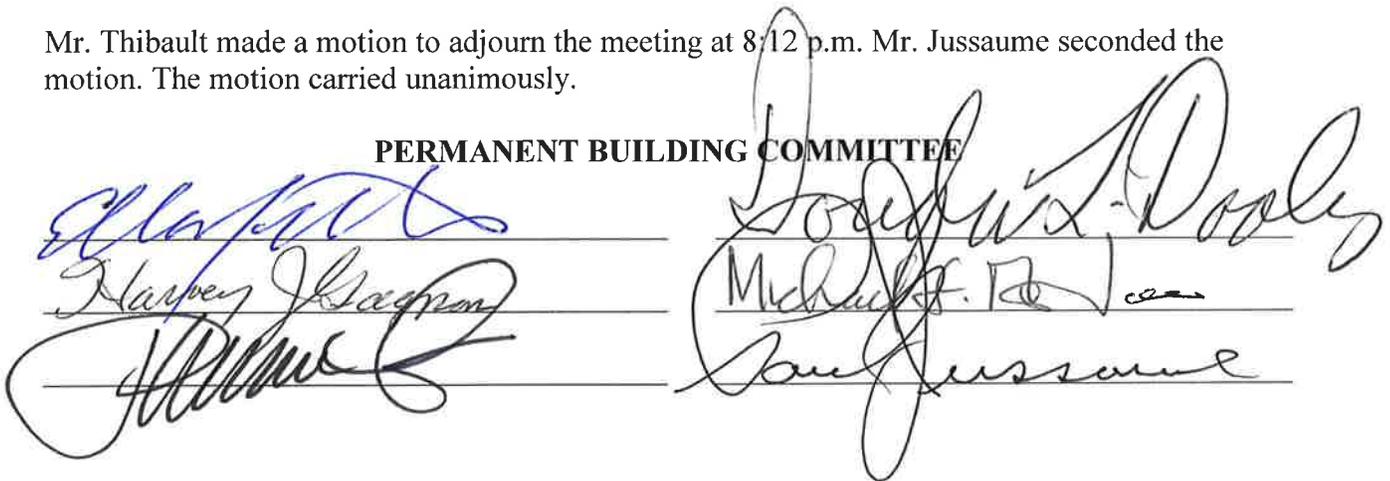
Mr. Graham also mentioned to the Committee that the Transitional Skills classroom area was never fully furnished. This may have been due to the last minute change to the design of the area. He stated they have a few items in the area but it needs more furniture and may revisit this with the Committee once he finds out what is needed.

Mr. Graham updated the Committee on the auditorium stage and stated that they have pulled back the bullnose and taken up some of the flooring. This issue could be due to the underlayment. The Subcontractor is addressing it.

Adjourn

Mr. Thibault made a motion to adjourn the meeting at 8:12 p.m. Mr. Jussaume seconded the motion. The motion carried unanimously.

PERMANENT BUILDING COMMITTEE



The image shows handwritten signatures of five individuals on a document. The signatures are arranged in two columns. The left column contains three signatures, and the right column contains two. The signatures are written in blue and black ink. The names are not legible due to the cursive handwriting.