

**Permanent Building Committee
Minutes of September 24, 2014**

Present for the Building Committee was: Chairman Ellis Neofotistos, Harvey Gagnon, Doug Dooley, Phil Thibault and Michael McNamara. Samantha Carver recording secretary. The meeting was held at the Historic Society Building at 1660 Lakeview Avenue, Dracut, MA.

Absent: Paul Jussaume

High School Project

Present from Hill International – Steve Broadhead
Present from the School: Andrew Graham

The Chairman called the meeting to order at 4:50 p.m.

Photographs

Mr. Broadhead described the pictures as follows: (1) auditorium progress, (2) acoustic panels for the stage, (3) fencing for areas of construction, (4) courtyard area concrete

Mr. Stephenson reported that he has met with Linda Wright to go over the payments from the MSBA and they will be getting together again on Friday. They are still waiting for a determination on BRR number three from the MSBA. The MSBA has made no determination on Change Orders 46-111. Greg Brunell will be taking over for Victoria Cuello at the MSBA and has been kept abreast of these issues. Mr. Kalous had advised Ms. Wright not to pay the request until we had the B.R.R. Mr. Stephenson stated he and Ms. Wright went through the project costs to see what items she could pay however there is a minimum she has to ask for. She will be asking other communities if they've ever had to deal with this issue.

CCD 152R – This is a CCD regarding the fence changes around the school property. Mr. Graham stated that this adds some costs but we are eliminating some fencing as well so there should be a credit coming back. He also stated that the cement strip at the ball field has been eliminated. There was a discussion that the dumpster pad noted on CCD 22 has not come through as a change order.

The additional fencing was discussed to be in the \$9,000 to \$10,000 range. Mr. Thibault made a motion to approve the additional fence locations as noted on CCD152R. Mr. McNamara seconded the motion. The motion carried unanimously.

Sample Process/Binder

Mr. Stephenson brought a sample of the binder Hill International is keeping on items owed to the Town on the project and these have been split out into categories. Hill International, Mount Vernon Group and CTA need to sit down and do a closeout process and this is supposed to happen two weeks from now.

FF & E Update

The Ricoh copiers are to be delivered on 09/26/2014 and some art room furniture items will also be coming in.

New Items

Courtyard Concrete – Mr. Broadhead stated that the committee may be disappointed in the landscaping in the courtyard. He stated the stamped concrete is off center on one of the pads. There is an issue with the pitch at one of the catch basins coming out at the cafeteria in the courtyard as well.

Matt Schweitzer will check the ADA requirement as it relates to catch basins to see if this is an issue. Mr. Schweitzer also stated that this area is not finished so currently is drawing their eye to these areas.

Mr. Graham discussed getting the area near the lobby power washed at the concrete wall. There was a discussion about issuing a CCD and doing some other remediation in the courtyard. Mr. Schweitzer set up a meeting with Building Inspector Dan McLaughlin to hear his concerns and capture them. There were about eight items and they have already resolved four to five of them. There was a discussion on the crawl space excavation and that CTA seems to be dragging their feet on this CCD.

Ongoing items

- Utility reimbursement
- 2C Wing lockers – installed
- Loam – ongoing – testing report not back yet
- Ribbon Cutting – names are being gathered and a meeting with the Superintendent is Friday
- Commissioning meeting is set for 09/25/2014 –
 - Rooftop ductwork
 - Damper behind louver
 - CO2s installed and functioning
 - IDF needs to be cooled it was 90 degrees SAR will be out to the site to look at IDF D103; since start of school this issue has been happening
- Grand Piano – purchase order has been issued
- Warranty Information on repeaters – Mr. Stephenson reached out to 2-Way Communications for warranty information

Amanti's contract – Mr. Neofotistos asked if Amanti's contract provided repeated any items already owned by contract. This has not been completely reviewed.

Mr. Graham would like to utilize Sterling Movers again when the music area is turned over to them on October 6, 2014.

Mr. Thibault made a motion to authorize Sterling Movers for an additional three days of moving at the High School. Mr. Dooley seconded the motion. The motion carried unanimously.

Storage

Mr. Graham continues to have items in storage in Dracut. He stated the PBC will have to tell him when he would need to move everything out and no longer have storage being paid for.

Mr. Graham also reported that they had had a backup in the cafeteria at 3:30 p.m. and they had to bring in Clean Drains and they were there until 11:00 p.m. They had to have a custodian on overtime. They did five or six cleanouts. This happened in an area where all new piping is.

Mr. Graham talked about his list of needs and stated that he has some doors he would like to replace.

Town Hall Project

Mr. O'Brien was present from Johnson Roberts Associates to discuss a CCA that he needs to have approved to remove the additional asbestos discovered on the old Town Hall. He also stated that they will begin to receive closeout documentation and training.

Mr. Thibault made a motion to authorize Johnson Roberts Associates to issue a CCA to CTA for asbestos containment material at the roof on the old Town Hall. Mr. Gagnon seconded the motion. The motion carried unanimously.

Mr. O'Brien also noted that some of the plantings at the new Town Hall have been substituted and the Landscape Architect has approved these substitutions.

Requisition for CTA

The Committee reviewed a requisition for CTA in the amount of \$535,682.

Mr. Thibault made a motion to approve CTA's requisition in the amount of \$535,682 as recommended by Johnson Roberts. Mr. Gagnon seconded the motion. The motion carried unanimously.

Adjourn

Mr. Thibault made a motion to adjourn the meeting at 6:34 p.m. Mr. Dooley seconded the motion. The motion carried unanimously.

Permanent Building Committee










