

WPS Addition & Renovation Joint Building Committee
Meeting #13
October 3, 2006
Dover, New Hampshire 03820

- A. CALL TO ORDER:** A meeting of the GES Phase II & WPS Addition and Renovations Joint Building Committee was called to order on Tuesday, October 3, 2006 at 5:10 p.m. at Woodman Park Elementary School's cafeteria.
- B. ROLL CALL:** Present were Jason Hindle, Carolyn Mebert, Doris Grady, Mark Geuther, Citizen Representative; and Ray Bardwell, Citizen Representative. Also present were John O'Connor, Superintendent; Laurie Verville, Business Manager; Joanne Eaton, Facilities Manager; Patrick Boodey, Principal of WPS; Michael Bliss, Clerk of the Works; Gary Goudreau, Goudreau & Associates; Eric Cooper, Bonnette, Page & Stone (BPS); Steve Silver, Goudreau & Associates; and Nick Skaltsis, by personal invitation.
- C. APPROVAL OF MEETING MINUTES:** Mr. Hindle asked if there were any questions or comments regarding the minutes. Mr. Geuther stated that there was a correction to "F" the heading should read, "Release of Retainage to Beloin Construction." Mr. Hindle asked if there was anything else, hearing none, Mr. Hindle asked for a motion of approval.

Ray Bardwell moved, Doris Grady seconded, approval of the September 14, 2006 meeting minutes.

An oral **VOTE PASSED: 5 – 0**

- D. APPROVAL OF E-MAILS:** Mr. Hindle asked if there were any questions or comments regarding the attached e-mails. Hearing none, Mr. Hindle asked for a motion of approval.

Mr. Bardwell moved, Doris Grady seconded, approval of the e-mails.

An oral **VOTE PASSED: 5 – 0**

- E. LETTER FROM STATE OF NH DEPT OF ED ON BUILDING AID FOR OCTOBER 2007:**
Ms. Verville stated that this was for information only from Mr. Ed Murdough, Administrator of the Bureau of School Approval & Facility Management. He requested assignment of people for topics a-e on the letter; the names of the people responsible are written next to each topic. This is required to receive building aid in October 2007. Mr. Bardwell asked if this was an internal assignment or something that Mr. Murdough did; Ms. Verville stated she was the one who made the assignments.
- F. UPDATE FROM STATE OF NH DEPT OF ED ON MAXIMUM ALLOWABLE COST LIMITS:**
Ms. Verville stated that the costs are projected for April 2007 through March 2008 and is broken down by square footage in respect to the different counties; currently we are below the threshold for Strafford. She just wanted to share this information with everyone. Mr. Bardwell asked that we are at \$137 now, but does this amount include the soft cost. Mr. Goudreau stated that it didn't, it was construction costs only. Ms. Verville said a report is being developed as the numbers come in from the sub-contractors. This way they will be able to compare numbers to get a better idea; however, she was not able to have the report ready for this meeting.
- G. FIELD TESTING BUDGET:** Ms. Verville stated that Mr. Bliss and she met with John Turner. The costs outlined only one piece of the soft cost for structural steel. Ms. Verville stated that John Turner traveled to the steel plant and monitored the process. They came up with an estimated budget of \$15,000 for all testing of structural steel on the addition. Mr. Bardwell asked what the average cost would be for the steel; Ms. Verville stated that it was .004 per million. She is requesting to obligate \$15,000 for John Turner Consulting for testing throughout the project. Mr. Goudreau stated that even though it comes in a little higher than going directly

through the steel plant. If we went directly through the steel company, it would actually cost more because an additional cost would be charged for testing the steel on site. Turner will go to the plant and test the steel at the plant themselves, saving us money overall. Mr. Hindle asked if there were any other questions or comments. Hearing none, Mr. Hindle asked for a motion for approval.

Ray Bardwell moved, Doris Grady seconded, approval of \$15,000 to John Turner Consulting for testing throughout the project.

A roll call **VOTE PASSED: 5 – 0**

H. CIP BALANCE: Ms. Verville reported the following balance for the FY: 2006 in the CIP account as of September 28, 2006 is \$79,492.31

Expenditures to Date:	\$ 70,507.69
Obligations to Date:	<u>\$ 0.00</u>
Remaining balance is	\$ 79,492.31

Ms. Verville then reported the following balances for the FY: 2007 CIP Account as of September 28, 2006 is \$8,274,448.41

Expenditures to Date:	\$ 209,132.37
Obligations to Date:	<u>\$ 516,419.22</u>
Remaining balance is:	\$8,274,448.41

Mr. Hindle asked if there were any questions or comments regarding the CIP reports. Ms. Grady questioned the \$716.24 to Seacoast Newspaper. Ms. Verville mentioned that it was for ads for the Clerk of the Works and the RFP bids. Ms. Grady asked if we also used Fosters for the same advertising; Ms. Verville stated that we had. Mr. Hindle asked if there was anything else. Hearing none, Mr. Hindle asked for a motion of approval.

Doris Grady moved, Ray Bardwell seconded, approval of the CIP Financial Report.

An oral **VOTE PASSED: 5 – 0**

I. PAYMENT OF BILLS:

Mr. Hindle read the following payments into record:

- a. John Turner Consulting Inc. Invoice #06-212-002 dated 9/11/06 for \$1,073.00
- b. Cocheco Printworks Invoice dated 09/21/06 for \$67.20
- c. John Turner Consulting Inc. Invoice #06-212-003 dated 9/19/06 for \$1,162.00

Mr. Hindle asked if there were any other questions or comments. Mr. Geuther asked if we were going to go over and above \$15,000 for testing. Ms. Verville stated that it was. Previous meetings the bills were discussed regarding testing that had to be completed immediately to start and on the project and was not included in this contract. Mr. Geuther asked if this was for testing on the addition only and would we have to go out to bid for any testing that may need to be done during renovations. Ms. Verville stated that she does not believe that any testing will be required during renovations; however, if there was, it would be a very small percentage. Mr. Goudreau also stated that he doesn't anticipate any testing during the renovation process. Mr. Bliss stated that they are not expecting any additional steel to be required in the renovation process and Mr. Goudreau stated that if there was, it would be minimal. Mr. Hindle asked if there were any other questions or comments. Hearing none, Mr. Hindle asked for a motion of approval.

Ray Bardwell moved, Mark Geuther seconded, approval of the above payments.

A roll call **VOTE PASSED: 5 – 0**

J. DISCUSSION & SIGNAGE OF GMP DOCUMENTS: Ms. Verville mentioned that prior to being done; there are several corrections on page 9 of the attached document, "Assumptions & Clarifications in Preparing GMP." Ms. Verville mentioned that page 9 excludes some of the alternates. Mr. Goudreau said that they need to clarify

some of the items. One section states that it “excludes the construction of alternate parking areas;” however, the last line states, “includes alternate for parking adjacent to Silver Street.” This needs better clarification. Mr. Goudreau mentioned that there were a couple of other lines that needed better clarification; however he did not have the paper work that had the exact information for clarification. One item he noticed was the AISC steel plant certification; we will be saving money on that, because John Turner Consulting will be doing that part of the testing. Ms. Verville stated that until this gets cleaned up, it won't be signed. Mr. Bardwell asked about the GMP projected costs, does it include the soft costs and the hard costs so that we can have hard numbers. Also, what do we need to go forward from here. Mr. Goudreau said that he intends to do an estimate with full costs. He also said that there is the abatement for approximately \$200,000 - \$300,000. Ms. Verville asked if one week was enough turn around time to get costs back on the abatement. She is working on it and will have it out by the end of next week and would like to have the bids back the day before Veteran's day because we need to get arms around cost. Mr. Goudreau said that most likely any company that responds will come in with some sort of qualifications. Ms. Verville said she will get the information out to the companies by the end of next week and have them back by November 1st. Mr. Bardwell asked if line item totals could be carried over easily; Ms. Verville stated that it would be.

Mr. Hindle stated that this will be tabled until the next JBC meeting.

K. WALK-THROUGH OF BUILDING AND DISCUSSION ON RENOVATION BUDGET:

Lower level - map A.03: Mr. Goudreau stated that it shows the new cafeteria using part of the old and being turned diagonally so that it takes over the corridor and part of the current library area. The kitchen will remain where it is and 2 service lines will be made to serve the students faster. Mr. Skaltsis mentioned that turning the café would mean taking out partitions; does the cost outweigh the benefits for turning it. Mr. Goudreau mentioned that they looked at leaving the café as it was and placing the SAU office in the remaining space. However, there wasn't enough space, more corridor space would be needed and they were trying to keep the SAU office separate from the school. Mr. Skaltsis stated that this was a very expensive alternative; he also asked if some of the walls being taken out were bearing walls. Mr. Goudreau said that they weren't; all bearing walls were staying where they were. He said he would pull out the old numbers that he started with for comparison. This layout came about so that the SAU offices had a clean break from the school; a decision was made to have it so there was no mixing between the school and SAU. Mr. Bardwell asked about a contract with fixed numbers at the McConnell Center; has the School Board looked at moving over to the McConnell Center and would that ultimately be a cost savings. Dr. O'Connor stated that for the past 15 years the School District has been under pressure to leave City Hall. The School Board made it clear that they did not want to move over to the McConnell Center. He also said that moving the café diagonally, they are estimating the renovation costs to be \$510,000. Mr. Bardwell said that the space over at the McConnell Center would already be renovated wouldn't that save the district money. Mr. Skaltsis stated that the space over there is open space; they are leaving it to the companies moving in to do their own renovations and then there would be the cost of renting the space. Mr. Bardwell said that what if 10-15 years down the road we need more space at the school, the question could be raised as to why the SAU office was moved to the school. Mr. Skaltsis asked if this level/section could be saved until Phase III so that we can take a closer look at utilizing the space better. Mr. Cooper mentioned that leaving it for Phase III will cause a problem for Goudreau & Associates and also BPS. Mr. Goudreau said the documents are all going under Phase II so that the core areas can be done during the schools off time. They are lumping the 2 phases into one contract and encumbering the monies under the one contract. Mr. Skaltsis then asked if we put the café with the SAU renovations, what impact would that have. Mr. Goudreau stated that it is part of the scope of work and it would have to be removed from the GMP, if that is what the committee wants. Mr. Bardwell thought the point of the walk-through was to see where we can cut costs. Dr. O'Connor stated that the School Board was clear about not moving to the McConnell Center. Ms. Mebert stated that they were very clear about not moving to the McConnell Center and the other options were to stay where we are currently or move to Woodman Park School. However, her feelings are, and she is not speaking for the rest of the Board members, is that she would like the SAU office to remain at City Hall. Her concerns are if the district goes to full day kindergarten, where are those classrooms going to be; there could also be other changes that come along and she would like to see that space reserved just in case. Mr. Bardwell asked about the SAU moving to the other side of the hallway and leaving the café as it is. Mr. Goudreau reiterated that they have already looked into this and the offices wouldn't fit. It would only be two-thirds of what it already is and that it was discussed previously to avoid fingering off the SAU into the school. Mr. Skaltsis asked if this wing could be left alone except for the updating

of the wiring and other utilities. Dr. O'Connor said that \$500,000 is expected for renovations of the SAU area only. He also said that currently they are looking at \$2 million over what was given 18 months ago. We are now looking for ways to economize without taking away from the project. He reminded everyone that it is the JBC Chair and School Board members that have to justify the changes and costs of the project. Mr. Bardwell stated that he did not feel it was fair for the JBC members to vote on things without having the numbers available; where can we save the most money. Mr. Goudreau mentioned that the whole point of this is for the members to come up with suggestions; which he will present to Mr. McBey so he can get back to use with the numbers. He also stated that the GMP bid is not being done in 2 weeks; it is scheduled to go out in December. Dr. O'Connor asked about the cost if we leave the café down as is. Mr. Geuther said that it will most likely come down to either paying now or later. Mr. Silver said that all the lighting and sprinklers have to be done in that hallway anyways to meet code. Mr. Cooper said that we either do it all or none; the electrical and sprinkler can be capped so that if the area for the SAU offices change, the systems will already be in place. Mr. Goudreau asked about abating for this section; Mr. Cooper said that if we did, we will have to do it for the lighting and ceiling in that hallway.

Lower level - map A.01: Mr. Goudreau stated the storage room stays; however, the stairwell doors will be replaced and will be 3' - 4' wide. At the end of the hallway it will be the OT/PT room with a storage closet in the room and the ESOL room will now be a storage room. Across from the current stairwell will be a cut through with a small set of stairs and a ramp that will lead to the new addition. Mr. Geuther asked if the walls will be staying. Mr. Goudreau stated that the location of the doors will change and on the top floor at the north end, the walls will be taken down. Mr. Cooper asked that if the doors are changed, will that be a code issue. Mr. Goudreau said that the doors between classrooms be changed, not the doors leading into the hallways. Mr. Goudreau then mentioned that they will be taking part of one classroom to enlarge the art room to 1,040 sf; which a typical classroom size for art is 1,000 sf. Mr. Hindle asked what the time line was; Mr. Cooper said that this will start in Phase II of the project. Mr. Geuther asked what was critical, this end or the other and then asked what was happening with the lockers. Mr. Goudreau stated that they are still in, per the scope of the work, even though they weren't wanted in the original scope. Mr. Geuther asked if it would be cost effective and ok if the doors were just replaced. Mr. Goudreau said that the current tiles in the hallways are 10 years old and that it's in the scope to replace the tiles throughout the whole school and in the stair wells. He mentioned that once walls start being removed to enlarge other classrooms, old tiles will be encountered that will not match anything currently down and they don't want to keep them. Mr. Skaltsis asked if we had numbers for replacing all of the tiles. Mr. Goudreau stated that he did not, but could get the estimate from BPS. Mr. Geuther asked if the only changes in the stair wells were the tiles and doors. Mr. Goudreau mentioned that the door frames will have all new glazing, and the walls *will be wet walls*, and the doors and tiles will be completely replaced. Ms. Mebert asked if any of the walls were going to be redone; Mr. Goudreau said no. Mr. Bardwell asked about the savings if the current tiles are kept, because they are a neutral color and are still in good shape. Mr. Goudreau said that if the tiles are kept, accent tiles will have to be placed in the areas where walls have come down because they no longer make that color scheme. Mr. Geuther also mentioned that we will end up paying more to be careful to protect the current tiles than to have them all replaced. Mr. Skaltsis asked about the kiln and if Woodman already had one on order. He also asked if Garrison had a kiln. Mr. Cooper stated that he has done jobs where they have built the room, but a kiln was never purchased. Mr. Hindle asked what, if any, were the pros and cons with the lockers. Mr. Boodey mentioned that many lockers don't have the middle shelf. They also have issues with items being taken out of the lockers because they don't lock. Dr. O'Connor mentioned that only the upper grade levels use the lockers. Mr. Goudreau asked if the district would be willing to get a vendor to take out the lockers. Mr. Goudreau continued on to the behavioral specialist room, the custodial room will be the demarcation room with all the telephone data wiring, etc. Across the hall will be the computer lab, the bathrooms have been refigured to be ADA compliant, then there will be staff baths. Mr. Geuther asked if all the rooms were going to be wired as wireless versus being hard wired. Dr. O'Connor stated there is no phone service where we're at currently; however, it would save some on the cabling. Mr. Goudreau suggested getting input from Bailey Rigg, Network Manager, on the wiring and various nodes.

Mr. Goudreau continued stating that the stair and elevator will not be changing and next to that will be a conference room that will hold 15-20 people only. This room is a dedicated size and there are no windows. He also mentioned that this was originally designated as the book room; however, the teachers thought it would be best to have the conference room on the lower level and the book room on the top floor. Dr. O'Connor asked if Mr. Boodey would talk to the teachers regarding the switch. Mr. Boodey stated that he was told the main reason was because SPED is down on this level and they have a lot of conferences; he's not sure if it was teacher versus

SPED driven for the change. Mr. Goudreau continued with the east side being the SPED resource rooms and speech room; only a few walls will be coming down.

Lower level - map A.02: Mr. Goudreau said that the north wing they will be installing 2 new walls making it into the custodial office and storage; the remainder of the space will be for receiving/storage. He mentioned that when several members went on the tours of other schools, they mentioned that the receiving/storage area that one of them had was very useful. Where it is being placed made the most sense due to location for distribution. One wall will be taken out for a larger receiving room. Mr. Skaltsis asked about enhancement of lighting and vents. Mr. Goudreau said that they are going to cut down concrete wall buttress and slope the grading down. He also stated that they will be able to do the cut down without affecting the structural grading on the slope. Ms. Mebert noticed that there were two separate resource rooms and they were different sizes. Mr. Goudreau mentioned that they were leaving one wall intact. Ms. Mebert said that one will be legal size and the other isn't. Mr. Goudreau mentioned that one is 850 sf and the other is less.

First floor - map A.05: Mr. Goudreau mentioned that they were going to capture half the hallway and split it for the last two classrooms to get into state compliance. He then stated that the bathroom will be cored out to make a classroom 920 sf. Mr. Skaltsis asked if the bathroom was being removed from its current location. Mr. Cooper stated that they have to move it because it would be above an electrical room and that is not acceptable. Mr. Goudreau said that the boys bathroom will be moved to the center core, there will be an additional 6 water closets and 4 lavatories added to the gym. He did not do a scope of the stage area, the only thing being done is adding railing to the stairs going up on stage. Mr. Geuther asked about the floor in the gym and if it was being refinished or replaced. Mr. Goudreau stated that the numbers we were given were to replace the floor. Mr. Bliss said we could add an alternate to refinish instead of replace the floor. Mr. Hindle stated that the floor might have to be replaced because the current floor has been refinished maybe too many times in the past that it might be at the end of its usage. Ms. Verville stated that she was having Ms. Eaton look into the number of times the floor has been refinished. Mr. Bliss mentioned that the thought was that the SAU office is going to be under the gym and with a new floor put down, an insulation would be placed under the new floor to help cut down on some of the noise. He also noted that this would not eliminate the noise. Mr. Bardwell asked if this is something that could be revisited. Mr. Boodey said that it is still very loud on the lower level under the gym when they are playing basketball. Mr. Goudreau said that even with a new floor, it will lessen the noise but it would still be loud with basketball because air born sound is still there. Mr. Skaltsis asked about the corridor partition and if the perpendicular walls were bearing walls. Mr. Goudreau said that they were not. Mr. Skaltsis then asked if there could be a breakout of cost to justify taking down some of the walls to enlarge the classrooms and questioned why the rooms needed to be at least 900 sf. Ms. Verville said that it is necessary to qualify for building aid. Mr. Skaltsis asked if all the rooms had to be 900 sf where this is not a new building, is it expected of existing buildings to have the same 900 sf class sizes. Mr. Goudreau stated that the goal was to bring the rooms up to code; he hasn't asked to see if rooms can stay at current size. He also mentioned that 2 or 3 rooms at the most will remain at 750 sf.

First floor - map A.06: Mr. Goudreau stated that in the gym, both sets of pull-out bleachers will be removed and a new set will be placed on one side of the gym. The current ones are very hard to open and are a hazard. Mr. Boodey mentioned that they really aren't bleachers, he's only ever seen it as storage for the folding chairs. Mr. Geuther said that in all the years his kids have gone to Woodman, he has only seen them pulled out once. Mr. Goudreau then went on to the balconies and said that if they are going to be used, several things need to be done to bring them up to code; a new guard rail with height ballast, egress to the stairs, and fire walls. The ceiling in the scope is designed to come down; the steel will be fixed and painted. This will give 8' – 9' extra height. Acoustic panels will be put in like at Garrison and they will have new basketball hoops, also similar to Garrison. Dr. O'Connor asked if the scope included the work for the balcony. Mr. Goudreau stated that he didn't know, but would find out. Mr. Bardwell asked what if we didn't put in the new floor and put that money towards the balcony. Ms. Mebert asked how often the balcony was even used. Mr. Boodey said that he believes that the only time the bleachers and balcony are used are during graduation and sometimes during the student/teacher basketball game; so about twice a year. Dr. O'Connor said that the last student/teacher game, they were not used. He also mentioned that the seats are in bad shape and they are full of dust. Mr. Hindle asked what the cost would be to get rid of the balconies all together. Dr. O'Connor said that the balconies are cemented in and the seats are screwed into the cement, so taking that down would be impossible. Mr. Bardwell asked if that could be placed in a future project. Ms. Mebert asked if we don't do anything, how would that affect the certificate of occupancy. Mr. Goudreau said that if nothing is done, we would not receive a certificate of occupancy. We would have to

either make the changes to come into code or block off the stairway to the balcony. Mr. Hindle asked if there was any other way to use the space. Mr. Goudreau then mentioned that he is still looking at the basketball backstops like what is currently over at Garrison. Mr. Bliss asked if the bleachers will be pull-outs. Mr. Goudreau said that they are pull-outs and will be on one side of the gym only. In the lobby the walls and floors are not going to be touched, the ceiling will be redone and the 5 doors currently in place will be replaced with 3 doors. The concrete stoop will be rebuilt with a ramp and the canopy in front, in the rear and the two sides will be redone if the structure is still in good shape. Mr. Boodey stated that they are all in bad shape, you can see through them. Mr. Goudreau asked if the structural steel was ok; Mr. Bliss mentioned that Ms. Eaton had it looked at earlier and she was told that it was ok. Mr. Goudreau stated that if that is correct, all that would need to be done was to have new decking and membrane put over the current structural steel.

First floor - map A.04: The new core will have the student bathrooms where the current copy room is. East side of the elevator to the stairwell will be the administration area. Two classrooms currently on that side will also be made into the administration area. There will be no bathrooms in this area; however, there will be faculty bathrooms across the hall and going into the new wing. West side down will be the nurse's suite, guidance office, teachers' room and copy room. Classrooms at that end of the hallway will remain as they are where they aren't dissected like at the other end of the floor. Mr. Geuther noticed that storage on this floor has been eliminated. Dr. O'Connor said that there would be a new intercom throughout the building. Mr. Goudreau said that it will be a complete gut of the electrical system.

Second floor - map A.07 & A.09: The existing bathroom is coming out and will be placed in the corridor to the new addition. Access to the new wing will be 16" higher with stairs and a ramp. Currently the 11' floor-to-floor doesn't work. Two classrooms will be adjusted so that they are now 900 sf and across the hall those two classrooms will remain the way they are. The girls' room has been moved next to the stairwell. Mr. Bardwell asked about the lockers that are not going to be used, if those parts could be used to replace or repair the lockers that are used by the upper grade levels. Mr. Hindle asked if we could get numbers on the lockers. Ms. Verville mentioned that the cubbies in the classrooms were included as part of the cost. Mr. Boodey also mentioned that too much time is spent on the fixing the lockers and other things and still things are taken from them. Mr. Goudreau said that it sounds like the sentiment on the lockers being removed is the same as a year ago. Next to the elevator and stairwell is the book room that was flip-flopped with the conference room on the lower level. Mr. Cooper mentioned that they are the same size rooms and can be flip-flopped back at anytime. He also has a concern with the weight load on the floor when the room will be filled with books and does not know if is wise to have the book room on the second floor. Dr. O'Connor asked if the lift was being removed from the stairwell. Mr. Boodey stated that when the fire department was there, he asked that if it's not going to be used he knows of a few places that could use it.

Second floor - map A.08: Current bathroom has been reconfigured to two staff bathrooms and next to them is a classroom (850 sf). Across the hall are the teacher workroom (460 sf) and another classroom (935 sf). This was worked so we end up with a decent size music room with a storage room. In speaking with the music teacher, she said that the storage room is not needed. She does have some need for storage, but this room is not needed. The current scope for the music room is 1,590 sf with an additional 280 sf for storage for a total of 1,870 sf. Choral will be one side and the corridor will now be storage. Mr. Skaltsis asked why the need for that much room for chorus and asked what was the size of the music room at Garrison. Mr. Goudreau said that at Garrison, the music room is 1,000 sf. However, according to the music teacher that will not be enough space for the chorus at Woodman. Mr. Boodey also stated that the space is being designed to hold 80 staff members for meetings. Mr. Skaltsis asked if the floor is being elevated; Mr. Goudreau said that it isn't, the teacher didn't want it. Mr. Goudreau then mentioned that the bathroom at the end is being demolished to make room.

Mr. Goudreau stated that he is going to need to know what decisions are made so that if needed, he can change the scope. Mr. Hindle asked for a list of recommendations. Dr. O'Connor said we need to ask them know while they are here. Someone pointed out that the behavior specialist is on the lower level and why can't they be moved to the administration office; that would be the best location for that person. Mr. Boodey said that people exist now and he wants to make sure they have a spot. He has a concern with ESOL not having space. He expressed a need for a separate room for ESOL because there is a growing need with new families moving into the area that are not English speaking and this group is growing all the time. Dr. O'Connor mentioned that the school psychologist doesn't need a dedicated space because they are not in the school full time and a space can always be

found for them when they need it. He also asked if there was a way we could have numbers for our next meeting. Mr. Cooper stated that if he pulls his office staff off their current project, it will hurt him. Mr. Goudreau said that it is totally up to Mr. McBey. Mr. Goudreau needs to know what the scope is going to be so that Mr. McBey can work on the numbers. Mr. Skaltsis asked what the importance was on getting the numbers so quickly. Dr. O'Connor said that we know we are going to be short on monies and wanted to alert the City Council of the possible need for more money. Mr. Goudreau said that we need to get the information together so that we can go out to bid for the GMP. Mr. Skaltsis said that we should be working on the scope of the work and worry about the cost later. Energy has already dropped 20% over the last 6 months and that numbers might be lower now than when original figures were given. Dr. O'Connor stated that bidding will be in January 2007. Mr. Goudreau mentioned that his concern is that if the GMP is not signed, we run the risk of the costs going up. Mr. Bliss also stated that we want to keep on the 22 month construction schedule. Mr. Goudreau mentioned that he will have BPS get cost estimates together. Dr. O'Connor asked what the timeframe would be to go in front of the Council asking for more money. Mr. Hindle said that you can go any time. Mr. Skaltsis suggested adding another \$1.5 million in this round; he also said that you can go in front of the Council at anytime to request additional monies. He gave an example of if the boiler died, at any one of the schools; we would still need to go to the Council to ask for money to purchase a new one. He feels that the Council members are aware that we could come before them and ask for more money for the project at any time. Mr. Skaltsis stated that past council members said they want the building fixed and that is what we are doing. Mr. Hindle mentioned that Catherine Cheney, David Scott and Dennis Ciotti all approved the financials. Mr. Boodey asked about guidance on the bubblers. Mr. Goudreau said that it has been taken care of. He said that he feels it's important that the client knows code compliance and it is frustrating when things are presented and not worded correctly. He also mentioned that he has received an array of e-mails and the floor drains are staying in. Mr. Bardwell asked where we are now. Mr. Goudreau said that he has an itemized list from tonight's walk-through that he will type up and give to Mr. McBey to work on numbers. Dr. O'Connor said for the scope of work, we will need to know the square footage of the rooms. Mr. Goudreau said that they decided on 900 sf of classroom space to meet needs down the road. Mr. Boodey mentioned that if we are taking out the lockers, we need to make sure there is something for coats and backpacks in the rooms.

L. NEXT MEETING: The next meeting for the JBC is scheduled for Thursday, October 19, 2006, at 6:00 p.m. in the Woodman Park School Library.

M. ADJOURNMENT: A motion was made and seconded for adjournment of the JBC Committee at 7:18 p.m.

Respectfully submitted,

Jason Hindle, Chair
Join Building Committee
JH/pb