

GES Phase II and WPS Addition & Renovation Joint Building Committee
Meeting #23
March 15, 2007
Dover, New Hampshire 03820

- A. CALL TO ORDER:** A meeting of the WPS Addition and Renovations Joint Building Committee was called to order on Thursday, March 15, 2007 at 5:05 p.m. at the Superintendent's office.
- B. ROLL CALL:** Present were Jason Hindle, Carolyn Mebert, Doris Grady, Mark Geuther, and Ray Bardwell (by phone). Also present were John O'Connor, Superintendent; Laurie Verville, Business Manager; Patrick Boodey, Principal of WPS; Joanne Eaton, Facilities Manager; Gary Goudreau, Goudreau & Associates; Michael Bliss, Clerk of the Works; Keith McBey, BPS; and Jim Kimball, BPS.
- C. APPROVAL OF MEETING MINUTES:** Mr. Hindle asked if there were any questions or comments regarding this e-mail. Hearing none, Mr. Hindle asked for a motion.

Mark Geuther moved, Carolyn Mebert seconded, approval of meeting minutes of February 15, 2007.
An oral **VOTE PASSED: 5/0**

SAU Office:

- D. LIST OF BIDDERS FOR RETROFIT:** Ms. Verville stated the list provided was of firms that contacted her stating they were interested in bidding on the design/build for the SAU office at the McConnell Center. She mentioned she had recently heard from Horne Construction and Mr. Bliss had spoken with a rep from Careno Construction. It is still a public bid and is being advertised through Foster's and Construction Summary. At this time, she is looking for an okay from the JBC members to continue with the bid. Mr. Hindle stated that Mr. Geuther would remove himself from the committee if Horne Construction were one of the bids received. However, if Horne Construction does not make the final decision making process, Mr. Geuther would be back on the committee for the final decision. Mr. Hindle then asked Ms. Verville if the bid was ready to be sent out tomorrow. Ms. Verville stated it was, she was just waiting for approval from the committee to continue with the bid process. Mr. Hindle asked if there were any objections. Hearing none, Mr. Hindle told Ms. Verville to continue with the bid process.

Mr. Bardwell then asked if the funding for the SAU office has been approved. Mr. Hindle stated it has already been approved and the project is good to go. Mr. Hindle also told Mr. Bardwell, where he is still in Florida and is not able to see the City Council meetings, there is going to be a special meeting next Wednesday, March 21st for Woodman Park School. Mr. Hindle also mentioned at last night's meeting there was a public hearing regarding the additional funding for Woodman Park School; however, the rules on bonding states the information has to be out to the public for three days before a vote can take place.

Woodman Park School:

- E. REQUEST FOR FUNDING:** Ms. Verville stated she had asked Mr. Bliss to contact reputable firms regarding abatement of pipe insulation and flooring in room 102-A & B to keep the project moving and on schedule. Mr. Bliss contacted three reputable firms. The deadline for the quotes was yesterday, March 14th. The results are as follows: DecTam came in at \$1,140.00; Morrissey Environmental came in at \$3,970.00; and Enviro-Advantage did not submit a bid even though they did attend the site walk with Mr. Bliss. Ms. Verville mentioned the ideal time for the work to be completed would be March 30th. She is also asking the committee to look at DecTam to do the work in the amount of \$1,140. Ms. Grady asked why there was such a big difference in prices between the two companies. Ms. Verville stated there could be a variety of reasons. Some companies have a lot of projects being completed at the

same time and may need to go to a company like Labor Ready for additional labor, which increases costs. Mr. McBey mentioned he has worked with DecTam on other projects and they are very aggressive and always have enough people on hand to do the job. Mr. Hindle asked Mr. Bliss if there were any issues when they did the project during winter break. Mr. Bliss mentioned they did a good job and communicated well with him. When working on the job, they found other areas that were not specified in the original proposal for the corridor and did the extra work within the time available. They also cleaned everything up after they had completed the job to everyone's satisfaction. Ms. Verville said for the record that before asking for proposals, she had phoned Environmental Services to see if the three companies had any issue outstanding. All three companies were clear.

Mr. Hindle asked if there were any questions or comments regarding this e-mail. Hearing none, Mr. Hindle asked for a motion.

Ray Bardwell moved, Carolyn Mebert seconded approval of funding the small abatement project of two small rooms to DecTam in the amount of \$1,140. A roll call **VOTE PASSED: 5/0**

F. CIP FINANCIAL REPORT: Ms. Verville read the following into record:

Ms. Verville reported the balance of the FY 2006 CIP account as of March 15, 2007 is \$79,492.31; which remains unchanged.

Ms. Verville reported the balance for the FY 2007 CIP Account as of March 15, 2007 and after the last obligation approved for \$1,1400.00 to DecTam the balance is \$3,276,704.13.

Mr. Hindle asked if there were any questions or comments regarding the CIP reports. Hearing none, Mr. Hindle asked for a motion of approval.

Carolyn Mebert moved, Doris Grady seconded, approval of the CIP Financial Report. An oral **VOTE PASSED: 5/0**

G. PAYMENT OF BILLS:

Mr. Hindle read the following payments into record:

- a. RPF Associates, Inc. Invoice #06.2308.2 dated 2/11/07 for \$3,900.00

Mr. Hindle asked if there were any questions or comments regarding the bill. Mr. Geuther asked if the amount was within the number they quoted; Ms. Verville stated it was. Mr. Hindle asked if there were any other questions; hearing none, Mr. Hindle asked for a motion of approval.

Carolyn Mebert moved, Doris Grady seconded, payment to RPF Associates in the amount of \$3,900. A roll call **VOTE PASSED: 5/0**

- b. John Turner Consulting Inc. Invoice #06-212-011 dated 2/5/07 for \$380.00
- c. John Turner Consulting Inc. Invoice #06-212-012 dated 2/19/07 for \$380.00

Mr. Hindle asked if there were any questions or comments regarding the bills. Ms. Mebert asked what the trip charge was for \$5.00. Ms. Verville asked Mr. Bliss if it was for his travel to the steel plant; Mr. Bliss stated it was for going to the site and that he made two separate visits on separate days. Ms. Verville stated it was part of their proposal to charge a flat fee versus mileage. Ms. Mebert asked if the \$5.00 was a charge per individual visit. Mr. Bliss stated the charge was for a round trip travel. Mr. Geuther asked if the inspection was because the steel was placed in the wrong spot for the roof. Mr. Bliss said the inspector came out when he could not check on the previous steel discrepancies. Mr. Bardwell then asked the same question as Mr. Geuther; Mr. Hindle mentioned that question was just asked by Mr. Geuther and said the inspection was not for the roof. Mr. Bardwell mentioned he did not hear Mr. Geuther. Mr. Hindle asked if there were any other questions or concerns. Hearing none, Mr. Hindle asked for a motion of approval.

Doris Grady moved, Carolyn Mebert seconded, payment to John Turner Consulting Inc. for both invoices totaling \$760. A roll call **VOTE PASSED: 5/0**

d. RFS Engineering Invoice dated 2/16/07 for \$1,066.14

Mr. Hindle asked if there were any questions or comments regarding the bill. Ms. Grady mentioned this bill shows a charge of \$23.04 for postage and \$0.60 for telephone. Ms. Verville said this is how the billings are done and how RFS wrote the proposal. The original quote was for services on the wetlands project totaling \$2,500.00 and is all on file. Abutters to WPS were notified by certified mail and there were 87 letters that went out. Out of all the letters, she has received only one phone call from a parent asking for clarification on what was being done. Ms. Verville does not believe there will be any problems with the dredge & fill permit. Mr. Bardwell asked if she has received feedback from the Department of Environmental Services for the dredge and fill permit. Ms. Verville said she has not heard anything, but will keep everyone informed. Mr. Hindle asked if there were any other questions or comments. Hearing none, Mr. Hindle asked for a motion of approval.

Doris Grady moved, Carolyn Mebert seconded, payment to RFS Engineering in the amount of \$1,066.14. A roll call **VOTE PASSED: 5/0**

e. Goudreau & Associates Invoice #2006.02-13 dated 2/28/07 for \$144,166.60

Mr. Hindle asked if there were any questions or comments regarding the bill. Ms. Grady asked how soon he would hit \$1,000,000; Ms. Verville mentioned this is a progress billing. She also mentioned the documents are ready to go out for bidding. Mr. Hindle asked if there were any other questions or comments. Hearing none, Mr. Hindle asked for a motion of approval.

Carolyn Mebert moved, Mark Geuther seconded, payment to Goudreau & Associates in the amount of \$144,166.60. A roll call **VOTE PASSED: 5/0**

H. APPROVAL TO PUBLIC SERVICE OF N.H. FOR INSTALLATION OF 3-PHASE PAD

MOUNT TRANSFORMER: Ms. Verville stated the information from Public Service of N.H. is for the new transformer. It is an agreement with PSNH to do the work outside of BPS's contract; similar to what happened at Garrison Elementary. Ms. Grady stated she noticed in the first paragraph is an amount of \$5,992.00 and at the very bottom of the page it shows \$5,922. Mr. Bardwell then asked if the agreement should have the billing address as Dover School District and not Bonnette, Page & Stone; this should be corrected as well. Ms. Verville said she would contact PSNH to find out the correct amount and have a new request made with the corrected bill to information and amount.

Mr. Hindle asked if there were any other questions or comments. Hearing none, Mr. Hindle asked for a motion of approval.

Mark Geuther moved, Carolyn Mebert seconded, approval to PSNH for installation of a 3-phase pad mount transformer not to exceed \$5,992.00. A roll call **VOTE PASSED: 5/0**

I. UPDATE PROVIDED BY MICHAEL BLISS, CLERK OF THE WORKS: Mr. Bliss stated since the last meeting, during the February break, BPS built the electrical room. This is also when it was made aware the abatement needed to be done for the insulation around the pipes. The transformer was delivered this week; which was originally scheduled for delivery in April, and would have delayed parts of the project. The roof deck over the gym has been repaired and Phase I continues to be on schedule. Windows have been delivered and have started to be installed; the second floor has been taped, work on sheetrock and tape going up has started on the first floor, and the electrical and mechanical is still being worked on. Mr. Bardwell asked if the roof leaks have been fixed. Mr. Bliss said they had not been. This week there were a few good days where they got up on the roof and noticed several places where the lining is cracked or missing and tried patching those areas. This was the first week where they were able to push the water away and take a good look at the roof. However, there is still water because it is trapped between the two layers of roof. The next time there is 3-4 days of good weather, this will be the

next section of the roof to be done. Mr. Bliss also mentioned there are low spots on the roof where the water doesn't drain and leave large areas of standing water. Mr. Bardwell then asked if the roof would be shimmed at the same time it is being replaced. Mr. Bliss said there was talk about drains and still needs to be discussed further to prevent future leaks. They were given a "heads-up" in the gym because there was space to walk around, this area you can't walk around and see the damaged areas. Currently they need to see if the screws will hold in the decking.

Ms. Mebert said that in Mr. Bliss's last progress report, he stated materials blew off the roof; are these items that need to be replaced and will cost the project money. Mr. Bliss said there was an actual wheel barrel that belonged to the roofing company that blew off the roof during last Tuesday's wind and landed on the main canopy. Mr. Boodey mentioned there were insulation and plywood sheets that blew off the roof that week. Ms. Mebert asked if there was any damage done from the wheel barrel and other items. Mr. Bliss stated there was no damage done and no one was hurt. He also mentioned there was an area of roof that had not been adhered yet and it started to lift; however, Mr. Cooper caught it and nailed the edging down before they lost the roofing material. He also mentioned there were ice chunks that were on the roof and some were being blow off the roof during the heavy winds last week. Mr. Bliss said Mr. Boodey and other staff members do not remember ever seeing it happen before; however, some of the café personnel stated it has happened in the past. Mr. Bliss said the way to remedy this would be to add more roof drains and avoid this problem in the future.

- J. PROGRESS REPORT BY BONNETTE, PAGE & STONE:** Mr. McBey stated he had nothing to add to Mr. Bliss's report on the addition. Mr. McBey mentioned the Phase II & III drawings are completed and have gone out to bid. He mentioned he has received a pretty significant interest in the project. He also mentioned that his staff along with Mr. Goudreau's staff have been fielding calls and answering questions and believes things look good for Phase II & III. Mr. Hindle asked if Mr. Goudreau had any comments. Mr. Goudreau said he did not. Mr. Hindle then said that the Council would be voting on the additional monies on Wednesday; he does not see any issues with the vote. Mr. Bardwell asked where the boiler replacement stood. Mr. McBey said he would know more on Tuesday after they receive the bids and will report back to everyone on the results.
- K. OTHER:** Mr. Goudreau brought in color panels for the new addition's classrooms, hallways, offices, media center, and conference rooms. While Mr. Goudreau was setting up the panels, Mr. Hindle asked Mr. Bardwell when he would be returning to New Hampshire. Mr. Bardwell stated he would be heading back on April 3rd. Ms. Verville then stated while everyone was waiting she would talk about the letter she wrote to the Mayor regarding energy modeling for Phases II & III. She said she would read the following for Mr. Bardwell because he did not have the information. She read the following from the letter, "While the preliminary calculations do not resemble dramatic and immediate savings, it is important to note that the three energy conservation measures outlined in this report (air conditioning, boiler, and ventilation units), are well above the minimum efficiency thresholds. The long-term investment will result in a more energy efficient facility." She then told Mr. Bardwell that she will scan and e-mail the information to him for his records.

Mr. Hindle then mentioned the City Councilors did a walk through of Woodman Park on February 21st and stated he felt it went well. He mentioned there were a lot of questions, which were answered. He also mentioned many of the Councilors seemed impressed with the progress of the addition and Mr. Hindle said he was glad there was a walk through. Mr. Bardwell said he had been reading excerpts from Foster's regarding feedback from some of the Councilors and some were wondering why they did not have advanced notification about the possibility of additional monies being requested. Mr. Hindle mentioned at the February 21st meeting and some of the workshops, Mr. Scott had asked that question. Mr. Hindle mentioned that as a committee, they try with diligence to provide the Council with all numbers available. Mr. Hindle mentioned Mr. Scott has not said anything further. Mr. Bardwell stated at the CIP meetings he attended, there was enough said that the Councilors should have had a heads-up about the request for more monies for the project. Ms. Grady mentioned she had spoken with both the Mayor and Councilor Trefethen and that the JBC may come back to the Council for an additional \$3.5 million. Ms. Grady then stated the committee is only asking for \$3.1 million. She feels they both had

advanced notification on this. Mr. Hindle then mentioned a request was made for renovations at WPS back in 1992 and the cost then was \$1.5 million. He said again that he doesn't see any issues and should have a unanimous vote.

Mr. Goudreau had the three panels set up and began explaining that they comprise the bulk decision on colors and materials for Phase I. He also mentioned he believed the committee was the ideal body to make the decision; however, if there were other people they would like to make choices, the sooner these decision can be made, the better it would be to get the order in on materials to keep the project on schedule. The first board shows colors choices ranging from blues and greens to tans/browns and violets/purples. Carpet will be in the media center, offices and conference rooms only in the addition; all other areas will have either linoleum, VCT, or tile. He tried to give a large opportunity of color choices and said the committee may want to make 1-2 choices under the blues and greens and either 1 or 2 choices under the warmer colors. There are samples for the rubber base, windowsills and paint chips for the walls, (the two lighter colors as the wall color and the darker for the door trim). Ms. Mebert stated she thought the windowsills were going to be wood; Mr. Goudreau stated that was for Phase II & III only. The addition has plastic sills; this decision was made because of cost savings. Phase I has punched out windows so there are not as many. Mr. Bardwell asked about blending the carpet into the tiles. Mr. Goudreau said the carpet is going to have a plastic laminate and this will flow with the other finishes. He said it's going to end up being people's opinions and he thinks he put together a good choice of colors and combinations. Mr. Bardwell asked Mr. Goudreau if he had any recommendations himself. Mr. Goudreau said he could tell the committee what he prefers, but he is not the person that will be living in the building.

Mr. Goudreau moved on to the restrooms stating the staff restrooms will have linoleum versus tiles on the floor because he believes the adults can determine how much water should be on the floor, there will be no base trim, instead the linoleum will be cut in a way that it will go 4" up the wall and will be one piece. Same as above in regards to the paint, the lighter colors for the walls and the darkest for the trim. He also mentioned there are many different schemes that can be done with the painting for example, paint 3 walls one color and the fourth would be the other color. The student bathrooms will have ceramic (mosaic) 2" x 2" tiles, the wall are glazed 4" x 4" tiles. He mentioned there were limited floor colors on the tiles because he chose to go with group #2. Mr. Boodey asked what the walls were; Mr. Goudreau stated 4' up will be Wainscoting. Mr. Boodey mentioned he didn't want the walls to be too light colors because of students marking them up with pencils and pens. Mr. Goudreau mentioned the tiles are going to be glazed so it will be easier to wash those off. Mr. Bardwell asked if the committee was making a decision on Phases II & III also tonight. Mr. Goudreau mentioned these colors were picked for the addition only; however, the same color schemes could be used for Phases II & III if the committee wishes. Mr. Goudreau then went to the last board, which was for the remaining 80% of the building and would consist of VCT, plastic, rubber, and paint. The colors range from warms to greens, blues and violets. He has set the colors up to have 2 different colors for the rubber base, then there is the field tile, which are the 2 tiles on either side. Mr. Goudreau stated these could be used as accents. He then asked how the committee wanted to approach the classrooms. He said there are many different ways of doing it, color schemes could be used by floor, by wing, or each classroom could have a different color. Ms. Grady stated she liked the vibrant colors and wanted to make the colors different than the ones that are used time over time. Mr. Goudreau said he made a conscious decision to use different tones while working on the schemes. Ms. Grady stated she wants to have the students feel good about going into the school and their classrooms and mentioned the 3 colors that are on the bottom are the colors typically chosen. Mr. Hindle then asked if anyone had any questions or comments. There were none. Mr. Goudreau continued by asking if the committee would have any others making decisions on the color schemes. Mr. Grady stated she felt the more people involved, the more confusing it would get. Mr. Goudreau said there would always be people who do not like the colors chosen. Ms. Grady mentioned she thinks it's too green over at Garrison, everything seems to be painted green. Mr. Hindle then stated the JBC historically makes the decisions. Ms. Mebert then asked who made the decision on the paint colors over at the McConnell Center on the first floor because she liked some of the colors and how it was done. Dr. O'Connor said if she was referring to Dover Adult Learning Center, they had volunteers come in and paint the rooms and believes the paint was donated. Mr.

Geuther then stated he would like to hear Ms. Eaton's thoughts on the colors. Ms. Eaton mentioned from a maintenance point, she would like to keep it to a couple of colors. The floors need to stay away from whites because they aren't stripped every year and they get dirty fast. Ms. Mebert then asked about the decision of the layout on the tiles. Mr. Goudreau mentioned he still has to put the design together and he would bring the design(s) in for the committee's review. Ms. Mebert then asked if there was a price difference on the different colors for the VCT. Mr. Goudreau said the VCT is the same price no matter what colors are chosen. Ms. Eaton then asked if the VCT was Armstrong; Mr. Goudreau stated it was. Mr. Bardwell then asked how the quality was determined. Mr. Goudreau said he ID'd in the specs a year ago price grouping that went from 1 all the way up to 4 or 5. He chose to go with grouping #2 because it is a higher quality than group 1, but is more cost effective than groupings 4 or 5. He also mentioned it is the same with the carpet; grouping #2 is approximately \$30.00 a yard. Mr. Bardwell asked if this included installation; Mr. Goudreau said it did. Mr. Hindle then asked if the committee was prepared to make a decision. Dr. O'Connor asked Mr. Boodey if he had any colors in mind. Mr. Boodey asked Dr. O'Connor about the Middle School and what his thoughts were on how it was done, did they use different colors on different floors? Dr. O'Connor stated everything was green and white; the only difference was the design on the floor. The classrooms had 3 walls painted one color and the fourth painted another. The classrooms were pretty standard, only difference was the accent tiles were a square, circle, etc. Ms. Grady mentioned the difficulty with the Middle School was the committee was not given any time to look at the color schemes. They were told at the meetings that this is what it was going to be. Dr. O'Connor then stated to contrast the floors, maybe make the first and third floors the same and the second floor a different color. Mr. Boodey asked if it was possible to have a different color scheme for each floor; Mr. Goudreau said he could.

Mr. Hindle then mentioned where Mr. Bardwell was not physically at the meeting and was not able to make a decision on the colors, could the next meeting be scheduled. Mr. Bardwell stated he defers the color decision to the members in Dover. (RECORD NOTE: The next JBC meeting was scheduled and Mr. Bardwell ended his call at approximately 6:05 p.m.)

Ms. Verville then mentioned she needs to begin looking into supplies for the staff to begin moving. She is also exploring renting a storage unit to put where BPS trailers are now for storage of classroom items during the summer months. Mr. Hindle asked Mr. Boodey what he would like to see. Mr. Boodey mentioned he would like to have a separate color scheme for each floor. Ms. Verville then asked if it would be possible to keep the boards in the office for people to look at and then a vote be placed. She said things change depending on mood and lighting. Mr. Geuther mentioned the longer it takes to make the decision, there is the risk of run dates for the materials that could delay schedules. Mr. Hindle asked if the committee agrees to proceed in making the decision for colors tonight; everyone agreed.

Staff Bathrooms: Ms. Mebert asked if the staff bathrooms were unisex; Mr. Goudreau stated the adult bathrooms were, the student bathrooms were not. Ms. Eaton then stated if the staff bathrooms are unisex, it would be wise to stay away from lavender/violet colors. Ms. Mebert mentioned the green with dark green laminate. It was agreed that the staff bathrooms would be the green color scheme with three walls the lightest color on the chip and the fourth wall the next color up.

Student Bathrooms: Ms. Eaton stated she liked the accent to be the third color over. Dr. O'Connor asked about the blues to mix it up. Ms. Mebert stated she liked the green over the blue. Mr. Goudreau then asked what color the committee would like to see the toilet partition. Mr. Boodey mentioned a color that would not show writing, currently they are having a problem with some of the upper grades writing on the partitions. Ms. Eaton mentioned the committee might want to stay away from the darker colors where the dividers are plastic; there will be static electricity, which will show dust and lint. (RECORD NOTE: Dr. O'Connor and Ms. Mebert had a previous engagement over at the University and left the meeting at approximately 6:20 p.m.) Before Ms. Mebert left, Mr. Hindle asked if she had any preferences on the remaining choices. The final decision for the student bathrooms was for the green color scheme with the partition being green.

Office/Media/Conference Rooms: Mr. Geuther asked if the media center was part of the library; Mr. Goudreau stated it was with its own office space. Ms. Eaton stated the colors to the far right, which were green and blue tones, should not be used for the carpets, because they would show too much dirt. Mr. Boodey stated the committee is really making a decision of 2 color choices because there really are

no conference rooms on the first floor. Mr. Hindle mentioned before Ms. Mebert left her choices were for the lighter greens and light blue scheme. Ms. Verville mentioned she would like to see the light blue scheme in the library center and offices. A final decision by all remaining members was to have the library center and offices the light blue and the media center the light green.

Classrooms/Hallways: Ms. Grady mentioned having a color scheme per floor; it would be easier for the students to figure out where they are to go if someone told them to go to the dark blue floor. Mr. Boodey mentioned to either go warm to cool or cool to warm for the color schemes per floor. Ms. Eaton mentioned she would like to see the light blue scheme on the middle floor. She feels this color scheme would look nice with the main entrance into the building. Ms. Grady suggested the dark blue on the top floor, light blue on the middle floor and the green on the bottom. Mr. Goudreau reminded the committee that there would be doors separating the lobby from the hallways so the colors would not be seen. Ms. Grady asked if during Phase II & III the floors are going to be similar. Mr. Goudreau said if the committee members wanted to use the same color schemes throughout the two buildings, it would be best to carry it on the same floor. Mr. Boodey then stated he would like to see the green on the top floor. Mr. Goudreau then asked about having the dark blue on the lower level with pre kindergarten and kindergarten; however, it will not give the break between the two floors as was originally discussed. He does feel there is enough contrast between the two blues that it shouldn't be a problem for students. A final decision was made on the color schemes and are as follows: Lower Level – Dark Blue; First Level – Light Blue; Second Level – Green. Mr. Goudreau then mentioned the hallways would have a chair rail made of red oak at 4' from the floor, so there is an opportunity to do something different with the walls.

J. NEXT MEETING: The next meeting for the JBC is scheduled for Thursday, April 12, 2007 at 5:00 p.m. at Woodman Park School in the library.

K. ADJOURNMENT: A motion was made and seconded for adjournment of the JBC Committee at 6:40 p.m. An oral **VOTE PASSED 3/0**.

Respectfully submitted,

Jason Hindle, Chair
Joint Building Committee
JH/pb