



**DOVER SCHOOL
DISTRICT**

JOINT BUILDING COMMITTEE DOVER HIGH SCHOOL AND REGIONAL CTC MINUTES

Meeting Type:	Regular Meeting
Meeting Location:	Superintendent's Conference Room
Meeting Date:	Tuesday, September 29, 2015
Meeting Time:	4:30 p.m.

- I. CALL TO ORDER AND ROLL CALL:** A meeting of the Dover High School and Regional Career Technical Center Joint Building Committee was called to order on Tuesday, September 29, 2015 at 4:30 p.m. in the Superintendent's Conference Room at the McConnell Center. Present were Robert Carrier, Jason Gagnon, Mark Geuther, Sarah Greenshields, Amanda Russell and Matt Severson. Also present were Superintendent Elaine Arbour, Business Administrator Karen Taylor, CTC Director Louise Paradis, Facilities Director Jeffrey White, HMFH Project Director Laura Wernick, HMFH Project Manager Tina Stanislaski, HMFH Project Coordinator Bobby Williams, PC Construction Project Manager Scott Blair, Dover City Planner, Chris Parker, PC Construction representatives Joe Picoraro and Garrett Bertolini.
- II. CITIZENS' FORUM:** No one addressed the JBC.
- III. APPROVAL OF MEETING MINUTES FROM AUG 11, 2015, September 1, 2015 and September 15, 2015:** Jason Gagnon moved / Matt Severson seconded to approve the minutes of the meetings listed. An oral **VOTE PASSED 6/0**.
- IV. FINANCIAL REPORT:**
- a. AUTHORIZATIONS:** Ms. Taylor stated that there is no financial report yet for the second phase of the project. She added that she will be meeting with the City finance department to review account numbers, spreadsheets and budgets since there will be no fewer than five sources of funding. Amanda Russell moved, Jason Gagnon seconded to pay the invoice of \$116,352.88 for Dover High School and \$36,743.01 for the Career and Technical Center for a total of \$153,095.89. A roll call **VOTE PASSED 6/0**.
- Mr. Carrier asked the status of the feasibility monies to which Ms. Taylor responded that one invoice was paid to PC Construction. She believes there is still \$289,375.19 remaining in the account after the payment of \$96,000 to PC Construction. Ms. Taylor added that the consultant for the turf field could still be paid out of the high school portion of the project. The balance will be discussed with bonding with the City Finance Department and they will be updated so that they know the cash flow situation.
- V. REVIEW SCHEMATIC DESIGN SCHEDULE:** Ms. Wernick stated the goal for the schematic to PC Construction is November 10. If that happens, it could go to the School Board for December 14 meeting. They will need to meet with community members, educators, etc. before the November 10 date. The information from the meetings may alter the plans and they would like to schedule a second round with educators and furniture consultant prior to October 10. The site and concept has not changed but there is still a great deal of movement in response to information received from educators.
- Ms. Stanislaski presented changes to the site plan (Attachment). Changes were made based on discussions with staff and administrators and include relocation of Animal Science area, change in fire lane, weight and cardio area and softball field among others. Ms. Stanislaski stated that the plan



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changes on a daily basis. It was determined that the animal barn may need to be moved or rebuilt. CTC administration has been relocated providing them with a separate entrance. This would be helpful with students waiting between blocks and for access to evening programs. This would also upgrade security in the building. Programs were placed next to like programs whenever possible.

Ms. Stanislaski continued to review changes and stated that a tunnel was added in order to transport equipment (Lawnmowers, etc. to the court yard. Mr. Gagnon asked how high the tunnel would be stating his concern for stacking of snow. He cautioned that it be wide enough to fit substantial equipment. He was assured that this would be reviewed thoroughly.

Ms. Stanislaski noted that there will possibly be tiered seating and outdoor classrooms in the courtyard area near the academic areas. Mr. Severson asked if there would be greenhouse space to which it was determined that it is currently located on the top floor and will be close to science areas.

Ms. Wernick clarified that the names they will be using for floors of the building are lower level, entry level and upper level.

Mr. White asked if drainage had been discussed yet. Ms. Stanislaski responded that they have not discussed in detail at this point, but different options will be considered. Mr. Parker noted that drainage could be one of the biggest site issues. He recommended making it a showcase project and an educational piece as well as an efficiency improvement.

Ms. Greenshields asked Ms. Stanislaski to look into underground radiant heat and its cost effectiveness. Solar heating will also be researched.

Ms. Russell is a proponent of harvesting rain water for potential savings. Mr. Carrier noted that additional grant money may be available for this type of project.

Mr. Severson wasn't sure a rain garden in the courtyard area would work, since student space would be limited. Ms. Gagnon added that the soil may not be the best in the interior of the courtyard area. Ms. Stanislaski stated that all alternatives would be discussed. Mr. Carrier asked if this would be an opportunity for CTC students to become involved. Ms. Paradis responded that it would make sense if the CTC had an environmental program.

Ms. Stanislaski commented that the borings came back fine so far so standard foundations should be OK. It was determined that rammed aggregate piers allow for the use of standard foundations.

All agreed the drawings look good at this point. Ms. Stanislaski commented that the Athletic Director also approves of the plan. Some PE teachers have an issue with curtain dividers in the gym. It was confirmed that sound blocking material would be used. Partitions would be priced to see they may be a possibility. Dr. Arbour stated her concern for rigid partitions. They can cause damage to floors and injuries to students.



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Mr. Geuther noted that UNH has a Storm Water Center that can be contacted for additional information.

Mr. Carrier asked to move Stakeholders Report up in the agenda.

X. STAKEHOLDER MEETING REPORT:

Ms. Greenshields, Mr. Carrier and Ms. Wernick met on Monday with groups including: Dover Listens, Dover Economic Development, SEED, Chamber of Commerce, Art Commission and Department of Recreation. Below is a summary of their input.

Dover Listens: Michele Holt-Shannon and Alyson Rendinero Webb - Flexible space for the community, be aware of generational differences, open past 3 PM, not just about fixing façade—remember what adds up to make a school, ample opportunity for early education.

Dover Economic: Dan Barufaldi - Goal is to improve relationship and make open and collaborative, great place to recruit for businesses.

SEED: Bev Shadley - Would like to make a community oriented facility. High school could be a great place to pull stakeholders together. Find 5 top endeavors for District.

Chamber of Commerce: Molly Hodgson - Need to focus on getting it right from the beginning. Think twice before shortcuts. Dover is lacking a cultural place and the project might help.

Arts Commission: Jane Hamor and two additional representatives - would like a performance arts center which would be a blend of private and public. Would like orchestra pit, box office, high level audio visual, lobby space, ample restrooms, coat check, sound proofing, and proper stage area. Cultural institution is at the heart of economic development.

Comments from JBC and others:

- Sometimes difficult to have large performances due to scheduling.
- Some improvements can be made over time.
- CTE may have sound design and lighting classes
- If set can't be removed, stage is out of commission until show is over
- Size of auditorium needs to be determined-Don't want to overbuild if it can't be supported
- Should have capacity of approximately 950 and be driven by educational need,
- Common thread is that the school is for the community

Dover Recreation: Gary Bannon-needs to be built for community, at this point there is no extra recreational space, senior programming fast growth area, likes town square feature, how would



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multiple events handled in regards to traffic and parking. Appreciates openness and hope to embrace community school, concerned with gym entrance.

JBC members agreed that portable box office may be most appropriate. Mr. Carrier agreed that growth is extremely high in Dover and the schools must come first in terms of recreation. He suggested meeting with all parties relating to total recreation.

Ms. Taylor asked that funding is there to support use of facilities, specifically fee structures. Dr. Arbour confirmed that fee structure is being reviewed. School use would be a priority over revenue.

It was confirmed that a quorum for the JBC is 4. Subcommittee meetings will be announced on the web site and elsewhere but do not require posting of meetings since there will not be a quorum present at the meetings.

Ms. Greenshields concluded by stating that there is homework to do with all groups, but the most time sensitive are Arts Commission and Recreation department. She asked if the JBC would like to request endorsements from any of the groups.

Mr. Carrier would agree with requesting endorsements. Mr. Geuther didn't know the purpose since funding has already been secured. Dr. Arbour and Mr. Severson thought that it could be helpful with fundraising. Ms. Russell agreed that it could be helpful. Mr. Gagnon asked what the return to the project is and would it be better to put effort into the design. Ms. Greenshields responded that it is giving the groups permission to broadcast the message and doesn't think it's a large amount of work for the JBC. Fundraising would be a separate subject.

Dr. Arbour cautioned committee members with making promises or commitments without speaking with the group. She added that they will be meeting with Bev Shadley and Alyson Genovese about outside fundraising. Mr. Severson agreed with Mr. Gagnon that the JBC may be better served to work on the schematic design.

Ms. Greenshields agreed that the vote of confidence from the Chamber of Commerce should come after the schematic design. She felt it would be short-sighted to listen to concerns and desires of Arts Commission and Dover Rec. She felt they should have more conversations with both groups.

Mr. Carrier reminded that the other subcommittee is the HVAC Subcommittee.

- VI. REVIEW MEETINGS TO DATE:** Included above
- VII. IMPLICATIONS OF INPUT ON PLANS:** Included above
- VIII. FUTURE MEETING SCHEDULE:** Already scheduled
- IX. REVIEW PSS AND OVERALL BUDGET:** Ms. Wernick reviewed the DHS/CTC budget (attached to meeting minutes) including encumbered expenses.



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Mr. Geuther commented that if building costs run over, turf is something that may not be added. Ms. Russell responded that if turf isn't used, there may not be enough space. She added that there may be title IX issues also if turf isn't used. Dr. Arbour asked if field use could be balanced so that one group is not constantly more accessible. Ms. Gagnon agreed with Mr. Geuther that he would not want to have a turf field at the expense of something else.

Ms. Russell added that the current field has 40 uses a year at a cost of \$12,000 and turf allows unlimited use at a cost of \$4,000.

Jason Gagnon moved, Amanda Russell seconded to approve PSS 5 with an amendment to only approve turf field through schematic design up to \$11,000. A roll call **VOTE PASSED 6/0**.

X. STAKEHOLDER MEETING REPORT: Moved up in agenda.

XI. MATTERS OF INTEREST: Mr. Williams brought up a program where money could be received from Comcast for a TV studio and asked if it is worth pursuing. Dr. Arbour had some knowledge of the program and will research further.

Dr. Arbour stated that she is investigating Project XQ, a program developed by Steve Jobs wife. Dr. Arbour believes Dover could be a candidate for a large amount of money from this group. Ms. Greenshields noted that Dr. Arbour will need assistance with this application. Dr. Arbour will ask Ms. Genovese and Ms. Shadley for help with this task.

Ms. Williams added that it is important to have student voices in this project. School Board Student Representative will be asked for his assistance.

XII. ADJOURNMENT: Amanda Russell moved / Matt Severson seconded to adjourn the JBC meeting at 6:45 p.m. An oral **VOTE PASSED 6/0**.

Respectfully submitted,

Robin LaFleur

Robin LaFleur, Recording Secretary