



**DOVER SCHOOL
DISTRICT**

JOINT BUILDING COMMITTEE – GARRISON SCHOOL MINUTES

Meeting Type:	Regular Meeting
Meeting Location:	Room 305, McConnell Center
Meeting Date:	Thursday, April 13, 2017
Meeting Time:	3:00 p.m.

- I. CALL TO ORDER AND ROLL CALL:** A meeting of the Garrison School Joint Building Committee was called to order on Thursday, April 13, 2017 at 3:00 p.m. in Room 305 of the McConnell Center by JBC Chair Betsey Andrews Parker. In addition to Ms. Andrews Parker, present JBC members included Dennis Ciotti, Keith Holt, Jan Nedelka, Steve Haight and Karen Weston. Also in attendance were Garrison Principal Beth Dunton, Business Administrator Libby Simmons, Jeff White, Harriman representative Dan Bisson, and Clerk of the Works Mike Brooks.
- II. CITIZENS' FORUM:** No one addressed the JBC.
- III. APPROVAL OF AGENDA:** Jan Nedelka moved, Dennis Ciotti to approve the agenda as presented. An oral **VOTE PASSED 6/0.**
- IV. INTERVIEWS FOR CONSTRUCTION MANAGEMENT SERVICES**
 - A. 3:00 Harvey Construction**
 - B. 4:00 Eckman Construction**
 - C. 5:00 Turnstone Corporation**

Each construction management presented to the JBC their qualifications.
- V. DISCUSSION OF INTERVIEWS AND SELECTION OF CONSTRUCTION MANAGEMENT SERVICES:** The committee members each shared thoughts on the presentations. Mr. Bisson stated that he had worked with Harvey and Eckman and with individuals from Turnstone. Non-committee members also provided input for the committee. Positive attributes of Turnstone include passion and sincerity. A negative would be that there may not have been enough corporation knowledge and lack of articulation in their presentation. Harvey and Eckman both have higher bonding capacity, well-prepared, thought-out approach, much experience with large projects. The committee questioned if this project may be too small for the larger organizations. It was determined that they have specific groups that work with specific sized projects.

Karen Weston moved, Dennis Ciotti seconded to enter into negotiations with Harvey Construction. A roll call **VOTE PASSED 6/0.**
- VI. UPDATE ON DRED CONVERSION:** The Committee reviewed the letter provided by Attorney Blenkinsop. The City is trying to find space that will qualify for the DRED conversion. It was determined that the land does not need to found in one parcel, but can be separated into a few pieces. The land cannot come from a parcel of land that has the word. "Park" in it. Mr. Ciotti will ask Attorney Blenkinsop if the City can repay the cost of what was given many years ago.
- VII. WETLAND DELINEATION DISCUSSION:**

Mr. Bisson stated that Titcomb would reduce their fee to \$2000 but would not provide a report. Information would still be available and a report would most likely be needed in for the future. Mr.



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Bisson felt that the Committee would not be at risk without the report. Keith Holt moved to approve the amended Titcomb cost proposal. A roll call **VOTE PASSED 6/0.**

VIII. HARRIMAN UPDATE: Mr. Bisson stated Design Development is due by May 18 and construction documents are due by July 18. He provided Ms. Simmons with the signed contracts for review by the City Attorney.

IX. APPROVAL OF MINUTES FOR 3/28/17 MEETING:

Dennis Ciotti moved, Steve Haight seconded to approve the meeting minutes listed above. An oral **VOTE PASSED 6/0.**

X. FINANCIAL AND STATUS UPDATE: Ms. Simmons reviewed the financial update.

XI. MANIFEST APPROVAL: There were no manifests for approval.

XII. REVIEW ACTION ITEMS:

- Dr. Arbour will contact DOE Engineer Amy Clark regarding GES wing movement if she hasn't already
- Ms. Simmons will contact all three companies and negotiate a contract with Harvey Organization. JBC will approve the proposal.
- Ms. Simmons will contact Recreation Director Gary Bannon to discuss impact of not having use of the Garrison gym during the summer months. Recommendation for this by May 9 if possible if Harvey's contract has been approved.
- A meeting will be scheduled with Harvey Construction, Ms. Dunton, Mr. White, Mr. Bisson and Mr. Brooks to explore options on how to proceed. Important for planning for summer.
- Mr. Ciotti will speak with Attorney Blenkinsop about a possible DRED buyout option
- Harriman Update

XIII. MATTERS OF INTEREST: none

XIV. BUILD NEXT AGENDA: The next meeting is scheduled for 4:30 on Tuesday, April 25. Harriman Update, Gym Impact Discussion, Contract proposal with Harvey Construction, DRED Update and potential available land.

XV. ADJOURNMENT: Karen Weston moved, Keith Holt seconded to adjourn the GES JBC meeting at 7:15 p.m. An oral **VOTE PASSED 6/0.**