



**DOVER SCHOOL
DISTRICT**

JOINT BUILDING COMMITTEE – GARRISON SCHOOL MINUTES

Meeting Type:	Regular Meeting
Meeting Location:	Supt Conference Room, McConnell Center
Meeting Date:	Tuesday, January 29, 2019
Meeting Time:	4:30 p.m.

- I. CALL TO ORDER AND ROLL CALL:** A meeting of the Garrison School Joint Building Committee was called to order on Tuesday, January 29, 2019 at 4:32 p.m. in the Supt Conference room in the McConnell Center by Chair Dennis Ciotti. In addition to Mr. Ciotti, present JBC members included Karen Weston, Carolyn Mebert and Keith Holt. Steve Haight and Jan Nedelka were excused. Also, in attendance were Harriman representative Dan Bisson, Harvey Construction representative Carl DuBois, Facilities Representative Mike Brooks, Superintendent Bill Harbron, Business Administrator Libby Simmons, Clerk of the Works Stephanie Parsons, and Principal Beth Dunton.
- II. CITIZENS' FORUM:** No one addressed the JBC.
- III. APPROVAL OF AGENDA:** Keith Holt moved, Karen Weston seconded to approve the agenda as presented. An oral **VOTE PASSED 4/0.**
- IV. APPROVAL OF MEETING MINUTES FOR JANUARY 15, 2019:**
Keith Holt moved, Karen Weston seconded to approve meeting minutes of January 15, 2019 as presented. An oral **VOTE PASSED 4/0.**
- V. APPROVAL OF CHANGE ORDERS:**
Keith Holt moved, Karen Weston seconded to approve PCCO #020 in the amount of \$1,514.29 for change orders 47 and 52. A roll call **VOTE PASSED 4/0.**
- VI. HARRIMAN/HARVEY UPDATE:**
Mr. Bisson stated that hallways and additional windows are progressing quickly. Sliding glass doors will be removed soon. Everything is going well at this point. Mr. DuBois agreed that all is going well. Steel is all in for reinforcements. Walls are being prepared for drywall. He will provide an update on the punch list at the next meeting.
Mr. Ciotti asked for a status update on the air leaks in the vents at the joints to which Mr. DuBois responded that they will be taken care of.
- VII. MANIFEST APPROVAL:** Keith Holt moved, Karen Weston seconded to approve GES75 to Desmarais Environmental in the amount of \$3,258.00 for additional abatement work in the corridors around the cafeteria. A roll call **VOTE PASSED 4/0.**
It was confirmed that all areas touched in the building are asbestos free.
- VIII. HEATING SYSTEMS:** Karen Weston moved, Keith Holt seconded to suspend the rules to allow outside expert Jeffrey Cormier address the committee via phone. An oral **VOTE PASSED 4/0.** Mr. Cormier stated that he is an engineer employed by Harriman Architects with a location of Auburn, Maine. He has been actively involved with trying to determine the issue with the heating system.



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Mr. Cormier provided information on tests that had been performed, stating that an ultra-sonic flow test was completed on January 21st. It was determined that making a change in piping won't affect the performance. The recommendation is to provide a new pump with increased pressure capability on the new boiler. The goal is for 200 gallons per minute (gpm). The current output is approximately half of that. He stated that the pump is under warranty, but he doesn't believe there is anything wrong with the pump. Mr. Cormier believes that a pump with larger horse power motor is needed for additional resistance which will incur additional electrical costs. He can order a new pump with an expected delivery time of 5-6 weeks. He can also check with the manufacturer to determine if they have one that may be compatible. Heat has not been an issue at the school and work on this issue can continue while school is in session.

Mr. Ciotti stated his concern that the old system worked well, and the redundant system is not functioning properly. He questioned if the system was designed with the wrong pump.

The cost of this is unknown, but Mr. DuBois cautioned that the cost could be higher than anticipated. Mr. Cormier will put together a PR and price it out to determine the cost to present to the JBC.

Ms. Weston asked if they would get a credit for the first pump that wasn't doing the job adequately. Mr. DuBois responded that he didn't think they would be eligible for a credit. Mr. DuBois added that they can summarize the process with Oliver Electrical. He asked if the pump may be usable for one of the other schools to which Mr. Brooks responded that he doesn't know at this point.

Karen Weston moved, Keith Holt seconded to request a PR for the pump so that the total cost is known. An oral **VOTE PASSED 4/0**.

- IX. SECURITY SYSTEMS:** Mr. Brooks received a quote from Burns Security in the amount of \$2,200 which will cover the cost to reconnect the keypads and relocate motion detectors in the school.

Karen Weston moved, Keith Holt seconded to approve \$2,200 for maintenance to the security system. **A roll call VOTE PASSED 4/0**. The last wing will be completed after the project is done.

- X. COMMITTEE FINANCIAL REPORT:** Ms. Simmons reviewed the financial report. She noted that the contingency and unobligated fund is \$196,002. She received the payment from Eversource in the amount of \$16,067.

- XI. DRED UPDATE:** Mr. Ciotti stated that there is no DRED update at this time.

- XII. REVIEW ACTION ITEMS AND BUILD NEXT AGENDA:** Agenda items include DRED update, financials, manifests, change orders, heating system, air leak update. The next meeting will be February 12 at the McConnell Center.



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- XIII. MATTERS OF INTEREST:** A cost hasn't been determined for the drainage issue yet. Community Services Director John Storer has stated that the JBC may be able to save money if the City assists with the project in the spring.

Ms. Weston asked if a rain garden had been installed to which Mr. Bisson responded in the negative.

- XIV. ADJOURNMENT:** Karen Weston moved, Keith Holt seconded to adjourn the meeting at 5:30 pm. An oral **VOTE PASSED 4/0.**