

**Joint Building Committee Meeting**  
**SAU 56 Conference Room**

**April 4<sup>th</sup> 2016**

**4:00 pm**

- 1. Call to Order:** Bolduc called the meeting to order at 4:00pm and the following members were present: Bolduc, Gibson, Dumont and Messier. Also present was Jeni Mosca, Marie D'Agostino, Katelyn Carrington, and Lori Lane.
- 2. Approval Of Minutes:** A motion made by Messier seconded by Gibson to approve the minutes from March 21<sup>st</sup> 2016. VOTE: Motion passed, unanimously.
- 3. Flooring Update:** Supt. Mosca stated that at the last meeting we were concerned with moisture in the floor and the good news is that we passed the test and we are okay. She stated that what we thought may be a potential cost is not going to be. Lane stated that in the building we noticed that the squares are cracking around the edges and they were thinking that it was moisture and now they are thinking it is the adhesive so it is a challenge getting the adhesive off and it is not an easy fix. She stated that that good news is that there is no moisture but there will be some expense in getting the adhesive up. Supt. Mosca stated that we had talked about the floor in culinary and how by removing the equipment we will end up with different flooring in order to match it and we talked about putting in better quality flooring. Lane stated that the issue is that right now we have an epoxy floor and when we take out the equipment we will cut into it and it looks grungy so the idea was to replace it with a brick colored tile that is very common in kitchens and it is a better floor and it will look better for years. Supt. Mosca stated that it is on our alternate plan and we knew the cost was \$28,000 so we wanted to present it to you tonight. Messier asked if this change order reflected any line item and a cost not to exceed in the initial design or did they forget about this. Lane stated that there is a \$10,000 allowance for patching the floor so the balance is the \$28,000 for a total of \$38,000. Messier asked where does that leave us over or are we still under. Supt. Mosca stated that we have only had one change order for the bridge for \$9,000 and this would be the second change order. She handed out an updated budget and stated that under the clerk of the works we had originally \$30,000 and now that sits in the owner's contingency and that is the only change to this budget. Gibson asked why they picked this type of floor. Lane stated that it is standard in the culinary field and in kitchens. Gibson stated that in his experience it is not the best because water tends to sit on it. He stated that he doesn't know if there is a different alternative. Lane stated that she doesn't know. Supt. Mosca stated that they can ask for more information. Bolduc stated that North Branch and Banwell are not here due to the weather and my questions would be the same as Bob. He stated that they are not easy to clean with the grout line and the kitchen has a lot of grease that could get into the grout. He stated that the epoxy is easy to clean because there are no lines in it. He stated that he is wondering why they don't stay with that. He stated that if something is dropped it will crack the tile. Supt. Mosca stated that she will put it on the agenda for the next meeting. Messier stated that if it is the industry standard it makes sense but he doesn't believe that waiting is a big deal. Gibson stated that just because it is the industry standard it doesn't mean that it is the best. He stated that his concern is that people who work in the restaurant business don't like that surface. Dumont stated that there must be a drain system in the floor. Gibson stated that the problem is that the moisture will follow the grout lines.
- 4. Concrete Slab Greenhouse:** Supt. Mosca stated that there are some issues if they remove the slab and taking care of stuff underneath so they want to make sure that there isn't anything that will cause us problems. She stated that we will discuss at the next meeting. Bolduc stated that he was over there yesterday and the only thing left is the foundation. Gibson stated that he thought that we were replacing the concrete slab. Carrington stated that they want the engineer to go and make sure something doesn't happen underneath.
- 5. Project Update:** Supt. Mosca stated that they are done the demo in area A and are starting the demo in

area C so there will be some jack hammering that will occur this week and they are starting to do the framing in topper tots. Bolduc stated that he doesn't know where the areas A, B and C are. Supt. Mosca stated that she doesn't know where they are. Carrington stated that she believes that phase I is area A and phase II is area B. Lane stated that Area A is the wing with Topper Tots, Building trades and auto, where they have focused most of their work. C is the area where marketing is. Supt. Mosca stated that they talked about being ahead of schedule but that they will hit a lull due to the lag time with the materials that they are ordering. She stated that they will not be here on Friday April 22<sup>nd</sup> as this is a mandatory North Branch day of meetings. She stated that Julianne was here over the weekend so there will be some weekend time.

**6. Other:** Bolduc asked if they have had any distractions or dust. Carrington stated that she hasn't heard a thing about dust. She stated that there has been minimal noise but nothing horrific. She stated that they do have some space heaters due to the weather and have opened up some areas to have alternate locations if they get cold. Bolduc stated that in regards to the change orders if they could keep us up to date on what they are and how they have affected us. Dumont stated that there is a \$30,000 savings in doing the roof on the initial estimate. Messier stated that they carried \$30,000 to do it for the patching but you never know what will happen between now and then. Supt. Mosca stated that we are also \$100,000 over budget so we are still making that up. Dumont asked what that is made up of. Supt. Mosca stated that a bunch of things make that up. She stated that we are hoping to make it up and we have the contingency. Messier stated that we have only spent \$9,000 from the contingency and probably the \$28,000 for the flooring. Lane stated that they started to submit and get responses for the RFP's and they have received the responses for the culinary and they will come here for a final vote. Messier asked if we can wait to approve that. Lane stated that she is not ready for them tonight but Joe has pushed her to get them out and they will bring the information to the next meeting after they go through them. She stated that the lead time for the equipment is extensive. Supt. Mosca stated that she will add it to the next meeting agenda. She stated that Cris from Banwell has accepted a job elsewhere and that happened a week ago and it was a little shocking as Lori has spent a lot of time creating a relationship with him for a year now. She stated that they met with Ingrid to work on a transition plan and Ingrid will be coming to the Monday morning meetings as well as the JBC meetings along with Tom another person in their office. She stated that she worked with Lori on a transition plan. She stated that the majority of work for Banwell is done but it is helpful when you know the design like Cris did so we asked if Cris can be available to us with Tom as the transition happens. Messier asked if they gave us a list of the equipment so we have that. Supt. Mosca stated that Lori met with each teacher and advisory groups on the space and current trends in equipment needed for the program and they spent time with Cris on the design and the space and how it will function in each space. Messier stated that it should be a seamless transition then and if Cris can get a better job we shouldn't stop him, were all set if he transitioned with the other individual so let's not panic. Supt. Mosca stated that we don't make widgets, everything we do is on relationships we have with people and it is difficult when someone gets pulled out of it after all the time and effort and we were a little concerned with how the process happened but we feel we have a good plan in place. Messier stated that on the girls' softball field the power for the scoreboard comes from the CTC so they may want to check if that has been disconnected before softball starts.

**7. Next Meeting:** April 11<sup>th</sup> 2016 4:00pm SAU 56 Conference Room

**8. Adjournment:** A motion made by Dumont seconded by Messier to adjourn. VOTE: Motion passed, unanimously. Meeting adjourned at 4:40pm.

Katie Krauss  
JBC Recording Secretary

Pending Board Approval