
JOINT SPECIAL SCHOOL BUILDING COMMITTEE
THURSDAY, MAY 27, 2021
VIA ZOOM (Teleconference)

An online meeting of the JSSBC was held at via Zoom on **Thursday, May 27, 2021**. Alderman Dowd called the meeting to order at **7:00 p.m.**

Present: Alderman Dowd, Alderwoman Harriott-Gathright, Alderwoman Wilshire, Alderwoman Klee, Alderwoman Lu, Ms. Raymond, Ms. Brown, Ms. Giglio, Ms. Johnson, Ms. Bishop (7:17)

Also Present: Mr. Parker, Mr. Smith, Mr. Oullette, Mr. DuBois, Mr. Lemarier

This meeting & Presentations can be watched in their entirety at:

https://www.youtube.com/watch?v=Q0f_v8RTAHE

Referenced documents can be viewed at:

<https://www.nashuanh.gov/AgendaCenter/Search/?term=&CIDs=37,&startDate=05/10/2021&endDate=05/29/2021&dateRange=1%20month&dateSelector=2>

Alderman Dowd

As Chairman of the JSSBC, I find that due to the State of Emergency declared by the Governor as a result of the Covid-19 pandemic and in accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically.

Please note that there is no physical location to observe and listen contemporaneously to this meeting, which was authorized pursuant to the Governor's Emergency Order. However, in accordance with the Emergency Order, I am confirming that we are providing public access to the meeting by telephone, with additional access possibilities by video or other electronic means, and streaming live on Nashua ETV channel 16. To access Zoom, please refer to the agenda or the City's website for the meeting link. To join by phone dial: 1-929-205-6099; Meeting ID: 899 8810 5763; Password: 578727.

We previously gave notice to the public of the necessary information for accessing the meeting through public postings. Instructions have also been provided on the City of Nashua's website at www.nashuanh.gov and publicly noticed at City Hall and the Hunt Memorial Library. If anybody has a problem accessing the meeting via phone or Channel 99, please call 603-821-2049 and they will help you connect. In the event the public is unable to access the meeting via the methods mentioned above, the meeting will be adjourned and rescheduled. Please note that all votes that are taken during this meeting shall be done by roll call vote.

PREVIOUS MEETING MINUTES APPROVAL – April 27, 2021

Alderman Dowd moved to waive the reading of the JSSBC meeting minutes of Thursday, **April 27, 2021**, accept them and place them on file. **So voted unanimously by roll call.**

REMARKS BY CHAIRMAN**Alderman Dowd**

We had a walk through today at FMS and checked off the blocks for finishing up that school, which will be done this summer. We hope to have a tour late August open to this committee as well as the full BOA and BOE. And then sometime in September we'll have the dedication when everything is done. I also wanted to mention, that as soon as PMS closes, because of the major construction going on there and that the solar farm is being built there, we're going to be closing that site down entirely. We are going to provide access to the track and field via coming across the bridge over Henri Burke. But we don't want anyone driving around there, as it's a hard hat area. And there will be signs indicating its closure. And we found out today that the furniture for FMS is going to take 10 weeks rather than 4 weeks. So we're going to have to order them right away, so I'm going to ask for permission to extend up to the guaranteed maximum price for furniture budget amount, and that will come up later. We'll have to get that ordered in the next couple of days or it won't be that for the start of school. And we don't want to have that happen.

REMARKS BY SCHOOL ADMINISTRATION**Mr. Smith**

You received an updated agenda and financials yesterday afternoon. So when we get to the invoices, that's the paperwork you should use.

ITEMS FOR DISCUSSION & APPROVAL OF INVOICES***Architect's Report - Harriman*****Mr. Oullette**

I don't have a presentation tonight, so I'll verbally share what's been happening over the past month. At FMS we've been working on the furniture package, and that will get in the bidder's hands tomorrow. And that will be advertised at the same time, and also posted on the City and School websites. At PMS we're finalizing color selections in the gymnasium with Principal Falzarano and the Athletic Department. We're also working on getting 5 additional parking spaces.

At the NMS we continue to work on construction documents for a late June bid set. We did just issue a 90% review set to the NSD and Harvey, and some other key reviewers to make sure we're on track. So that's going quite well, and it's another month until those hit the street for Harvey to price. On May 13th we met we did a presentation for the Middle School Steering Committee, of what the entire middle school project status was. And we also went a little deeper looking into what the NMS was beginning to look like.

Mr. Parker

I thought it was a very successful meeting, and I think it quelled a lot of anxiety. So we appreciate that, so thank you.

Mr. Oullette

Oh absolutely, it was our pleasure. And so we also ended up following up with the new Principal... new to us, we hadn't had the opportunity to meet with the new Principal at EMS. So on May 25th we met up, and look at the process in depth. And he seemed to be very appreciative of that meeting. And we discussed having a staff update to that staff, but then we decided it was best to wait until Fall for that.

Over the past week I've been having a lot of correspondence with the Tech Ed Lab teachers for the EMS, and coordinating the equipment that needs to go into that space. Previously and tomorrow we're having a door hardware meeting reviewing the hardware and how the controlling of how the door should be. That will be with Facilities and Safety & Security, in order to make sure that that school is as safe as we can possibly make it, in terms of the hardware portion of it.

And then one other topic on the NMS is that there was a lot line relocation that made its way to the Planning Board last week for the track and field space, that was going on to the adjacent property. And that received an approval last week, which was great news. So those are the updates on the 3 schools.

As I said earlier, most furniture deliver time have increased to 10 weeks, which puts us into the beginning of September. So in discussions with Mr. Smith, Alderman Dowd and Principal Coffey, we're trying to strategize on how to create a better scenario here. So one of the suggested options was to request a "not to exceed" approval from the Committee here tonight, for the furniture budget that has been set aside from the conception of this project. And that budget amount is \$423,375.

Mr. Smith

If you look at your financial sheets, it's actually \$428,375 for Furniture, Fixtures & Equipment for FMS.

Mr. Oullette

Sorry about that.

Alderman

Okay, so it's \$428,375. And by the way, we won't expend that much if we don't have to, it depends on the bids. And we won't exceed it because it's "not to exceed".

ALDERMAN KLEE MOVED TO ALLOW THE EXPENDITURE OF THE PREVIOUSLY BUDGETED AMOUNT OF \$428,375 FOR FURNITURE FOR FMS, AND ALLOW THE CHAIRMAN TO SIGN THE BIDS, WHICH WILL BE THE LOW BIDDER UNLESS THERE IS AN ISSUE WITH THAT BIDDER, AND WILL BE REVIEWED BY THE CHAIRMAN AND BY MR. SMITH FOR APPROVAL.

SO VOTED UNANIMOUSLY BY ROLL CALL.

Construction Manager's Report – Harvey

Alderman Dowd

Okay, we're ready for the Construction Manger's report now. Ken, I believe you have a Presentation for us.

Mr. Lemarier

Yes, I have a full project update presentation for you this evening.

Began PowerPoint Presentation of project updates, which can be accessed at:

https://www.youtube.com/watch?v=Q0f_v8RTAHE&t=1434s

Alderman Dowd

Okay, do you want to go to your change order now?

Mr. Lemarier

Sure. So I think most of this group is familiar with the Prime Contract Change Order (PCCO) process. So tonight I'm presenting PCCO #2 for approval. This change order is comprised previously approved potential change orders. Like with FMS, these are unforeseen items that come about during the beginning of the project. So there are 4 new items that are part of this change order. And I just want to note that all of these items have been reviewed internally by Harvey, Harriman and the School Department team members. So these have all been properly vetted out by the construction team, and everyone has had input and approved these items which I'll run through for you.

Alderman Dowd

All of these costs are covered in the contingency of the original budget. These do not require any additional bonding money.

Mr. Lemarier

So the first one is PCO #4. This was a proposed request issued by Harriman during the submittal process. This change order is for Masonry Veneer Anchor & Tie Alternations, and totals \$19,359.25. This includes a professional engineer stamp, and the up charge in the required material. This has all been reviewed by this group.

PCO #5 is for Additional Dumpster Tipping Fees for PMS, which can't be dumped in our landfill, and totals \$34,183.50.

PCO #6 is the last item that has a cost associated with it. This is the ACI #11 which is related to Site Utility Modifications. Again, this is another unforeseen item that was required by code. The total of \$11,891.72 captures all the required facets of this change order.

Alderman Dowd

Again, that's why we have these contingencies; to cover the unknown unknowns. So you need a motion to accept the full PCCO?

Mr. Lemarier

I do have one more item to present, and then I'll present the full value of PCCO #2.

PCO #7 is kind of a bookkeeping thing, that does not affect the PMS or FMS project. This change order is comprised of adjusting labor rates for Harvey Construction. So this is just something that's going to be amended to the original agreement with the City of Nashua. This is a zero dollar change and will be reflected in the new middle school GMP. We just wanted to make sure that we get this included in the original contract, for bookkeeping purposes. Is there anything you wanted, Carl?

Mr. DuBois

Contractually this changes the rules to change into the prime contract, so that if it's ever audited people can actually see where the change was made, and then the change going forward in the billing cycle. So it's more about keeping the paperwork all squared, if the project was every audited.

Alderwoman Lu

When do these new rates take effect?

Mr. DuBois

Not until the new middle school, not with the GMP's that what we're under contract with for FMS or PMS.

Alderwoman Lu

Okay, thank you.

MS. RAYMOND MOVED TO ACCEPT PCCO #2, COVERING PCO's #4, #5, #6 AND #7 FOR A TOTAL OF \$65,434.47.

SO VOTED UNANIMOUSLY BY ROLL CALL.

Mr. Lemarier

That's it for me, thank you everybody.

Alderman Dowd

Okay, the next item is the Franklin Street update.

FRANKLIN STREET UPDATE**Mr. Smith**

The School Department bought 55 Franklin Street a couple of months ago, and the purpose of that purchase was to house all our preschool students and also our Brentwood students. The lease for Brentwood runs out the end of June, and we have overcrowding in our elementary schools, so this will help with that situation. As part of that move, we're also ending our lease on June 30th with the First Church, which houses the Title I Program. Those students will actually be going to Broad Street, to take the place of the preschool students coming to Franklin Street. The building was built in 1972 and is actually built very well. It's four stories and our plan is to have the preschool on the 1st and 2nd floors, and the high school on the 3rd floor.

So Phase I of the renovations is to get the facility ready for the upcoming school year. Much of the work is being done in house by my crew and with a series of small contracts. We're going to be installing a brand new fire alarm, public address system, intercom system, IT network, a telephone system, fresh paint job, and clean it from top to bottom. And currently there's some abatement going on, primarily in the boiler room. The facility unfortunately has some asbestos in it, which would occur in a building built in the early 70's. But we'll get through that. The other piece that we're working on is flooring. The Preschool Program is looking at playground equipment to put on the outside. I do invite you to drive by, the outside of the building looks very nice. We eventually hope to also have some sort of outdoor facility for the high school students on the western side.

So one of the issues that we've had, is having preschoolers on the 2nd floor and having high schoolers on the 3rd floor. The Fire Marshall indicated that we cannot share same egress paths. We had Harriman also do an assessment of the building for us, which aided our decision to purchase the building. And during that process, the need for additional stairwells for egress never came up. But it has since come up, and we can't have high schoolers trampling preschoolers in stairwells during an evacuation of the building. So we cannot put preschool classrooms on the 2nd floor until we have an alternate means of egress for the high school students from the 3rd floor.

Harriman came up with some designs, and created exterior towers on either side of the building, mainly steel construction. That requires a lot of different trade work, and is a little beyond my comfort level, so the JSSBC will manage that process. It deals with a lot of issues that JSSBC typically does. The other aspect of this, is that the ventilation system in this building is pretty much original to the building. We thought that we would get to it over time, but with the ESSER money, we think we can attack it much sooner. So that's certainly a funding source with anything around ventilation. My plan is by the next meeting, I'll send all of you the assessment that Harriman originally add, and I'll be working with them to come up with a proposed scope of work for Phase II. And that's what this committee will be working on going forward. So the plan would be to try to do all of this between now and the beginning of the following school year, if possible.

Alderman Dowd

Did the BOE vote last night to send this to the JSSBC?

Mr. Smith

They did.

Alderman Dowd

So the School Board is asking JSSBC to take this project under its wing. Unless there are any objections, we can vote on a motion to accept the Franklin Street Project to be under our purview.

MS. RAYMOND MOVED TO TAKE ON THE 55 FRANKLIN STREET BUILDING RENOVATION TO INCLUDE THE CONSTRUCTION OF THE EMERGENCY EGRESS STAIRWELLS AND ALL PHASE TWO RENOVATION WORK.

SO VOTED UNANIMOUSLY BY ROLL CALL.

INVOICES

Mr. Smith

We have a number of invoices tonight, which are all in front of you. Read through the following invoices:

Harriman Invoices, Total \$164,327.93
\$130,463.28 -NMS
\$12,894.46 – FMS
\$20,970.19 - PMS

Harvey Invoices, Total \$1,057,281.64
\$488,360.16 – PMS
\$568,921.48 – FMS

HIS Hayner/Swanson, Total \$13,681.88
\$2,080.00 – PMS
\$11,601.88 – FMS

John Turner Consulting, Total – \$3,300.00
\$700.00 – FMS
\$2,600.00 – PMS

Page Street Rentals, Total \$190.00
\$190.00 – FMS

Vanasse & Associates Invoices, Total \$2,457.07
\$2,457.07 – PMS

Weston Title Service, Total \$682.00
\$682.00 – NMS

William Scotsman, Total \$7,985.00
\$4,034.00 – FMS
\$3,951.00 – FMS

And all that comes to a grand total of \$1,249,905.52.

Alderman Dowd

Okay, I'm looking for a motion.

**ALDERWOMAN WILSHIRE MOVED TO APPROVE THE FOLLOWING INVOICES, TO:
HARRIMAN A&E FOR \$164,327.93; HARVEY CONSTRUCTION FOR \$1,057,281.64;
HAYNER/SWANSON FOR \$13,681.88; PAGE STREET RENTALS FOR \$190.00; JOHN
TURNER CONSULTING FOR \$3,300.00; VANASSE & ASSOCIATES FOR \$2,457.07; WESTON
TITLE SERVICE FOR \$682.00; WILLIAM SCOTSMAN FOR \$7,985.00, FOR A TOTAL OF
\$1,249,905.52.**

SO VOTED UNANIMOUSLY BY ROLL CALL.

COMMENTS BY COMMITTEE MEMBERS

Alderman Dowd

That one little piece of land left to secure for the road to the new middle school... things are going exceptionally well. I hope to have some really good news for everyone next week, much better than anticipated. Then we can start working on the new middle school and get all the approvals from the State, which takes forever.

Alderwoman Harriott-Gathright moved to adjourn. **So voted at 8:20 p.m.**

Submitted by Jacki Waters