

3.5M ELEMENTARY/MIDDLE SCHOOL/TUCKER FIELD

BUILDING COMMITTEE

MINUTES

A meeting of the Building Committee held on Wednesday, December 13, 2006, at the Cumberland Administrative Office/Superintendent's Conference Room, 2602 Mendon Road, was called to order by Chairman Earl Wood at 5:41 PM, with the following present:

Earl Wood, Chair; Thomas Bruce, James Hamel, Donna Morelle

Also Attending: Richard Hilton, Craig Showstead; KBA: Mike McKeon, Ashley Prester

Absent: Maureen Aveno, Mark Lindgren, Eugene Sartini

I. Ashton/JJM Cumberland Hill Update

A. KBA Construction Phasing - Mr. Prester reviewed the schematic for phasing at Ashton and Cumberland Hill. He asked if background checks were required on construction workers because in Massachusetts a Corey check is required. Mr. Bruce will check with the police department to see if that is a service they could perform. Mr. Prester stated they do have a no smoking, no swearing on site policy. On a motion by Mr. Bruce, and a second by Dr. Morelle and Mr. Hamel, it was VOTED 4-0 TO APPROVE the phasing as presented. Mr. Hilton reported the doors are done at Ashton and the double doors have been started at Cumberland Hill. Discussion ensued regarding the presentation at the Workshop following this meeting.

II. Tucker Field Update

A. Concession Stand RFP - Mr. Showstead reported the grinder pump has been installed. Bids will be opened on the 21st. The walls are going up, but may need temporary bracing for the winter. He reported since he will be leaving his position with the town, he has left notes and information to be passed on and noted he would be available for any questions. Mr. Showstead reported that he did have a contract through January 27 for temporary wood and wire fencing around the site for security. It was agreed he should extend that contract until work begins again in the spring.

III. Discussion of 2007 Meeting Schedule - On a motion by Dr. Morelle, and a second by Mr. Hamel, it was VOTED 4-0 TO APPROVE the meeting schedule for 2007 (meeting the second and fourth Wednesday of each month). The schedule will be posted on the Secretary of State web site.

IV. Payment of Invoices - On a motion by Mr. Hamel, and a second by Dr. Morelle, it was VOTED 4-0 TO APPROVE the KBA invoice in the amount of \$42,138.17, including reimbursables. This is through 100% program, 100% schematic and document design and 90% construction documents.

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V. Review and Approval of Minutes

A. November 8, 29, 2006 - On a motion by Mr. Bruce and a second by Mr. Hamel, it was VOTED 4-0 TO APPROVE the minutes.

VI. Adjournment of Business Meeting - On a motion by Mr. Hamel, and a second by Mr. Bruce, it was VOTED 4-0 to approve adjourning at 6:25 p.m.

Respectfully submitted,

Shirley Harris

Recording Secretary

Approved January 10, 2007

Workshop

A joint informational workshop of the Cumberland School Committee and the 3.5M Elementary/Middle School/Tucker Field Building Committee with the Town Council was held Wednesday, December 13, 2006 at the Cumberland Administrative Office/Cafetorium, 2602

Mendon Road, Cumberland, RI at 6:45 p.m., with the following present:

3.5M Building Committee: Earl Wood, Chair, Maureen Aveno, Thomas Bruce, James Hamel, Donna Morelle, Superintendent

School Committee: Frederick C. Crowley, Chair, Robert C. Thibodeau, Karen MacBeth, Lisa Beaulieu, Donald J. Costa, Earl Wood.

Town Council: James Higgins, President, Mia Akerman, Bruce Lemois, Jason Kirkpatrick, Jeffrey Mutter, Kelly Nielson Morris; Mayor-Elect McKee

Mr. Wood introduced Mike McKeon and Ashley Prester from Kaestle Boos Associates, architects for the project. Mr. McKeon reviewed the history of the committee's work beginning with the ballot question in June 2003. He presented the schematic drawings of the work currently being considered, as well as the design development cost estimate. Mr. Wood then opened the floor to questions and answers.

Ms. Aveno explained to the audience that the committee had done the windows and doors at Ashton and Cumberland Hill Schools and proceeded with exploring what was needed to be done at the two schools. When it was realized there wasn't enough money to do everything at both schools, the gyms and all the updates, the committee looked at the cost to do just the gym at each school or just one school. With the cost of inflation, there is almost enough money to do all the work at Ashton School. It was decided to go out to bid on Ashton School and have Cumberland Hill bid as an alternate. She added that the committee is looking for guidance from the School

Committee and the Town Council. The Superintendent explained that Ashton School is not preferred to Cumberland Hill. There is evidence in the planning with consideration to teaching and learning needs, ADA compliance, code issues and life safety issues at both schools, but this comes down to the budget. The budget is closest to Ashton and it has been suggested that if there is any money left to put it towards the Cumberland Hill fire code issues.

Mr. Bruce reviewed the established housing aid and if there were a small general aid bond it would require a referendum approved by the legislature and the voters. He explained caps, bonding and debt service, noting he was sensitive to the tax payers. Ms. MacBeth commented that she would like to see education prioritized and would prefer a library to a gym. Mr. Wood explained the library at Ashton is 1300 square feet and the library at Cumberland Hill is 1500 square feet, but is an existing classroom. Mr. Higgins noted that this started as equity issues. The Superintendent stated the building committee was emphatic about keeping Cumberland Hill in the scope. They have asked KBA to continue with the plans. If only one project can be done, there will be estimates of what the alternates would cost.

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Mr. Bruce noted there are seven other schools to be considered with

fire code issues and Mr. Wood explained the School Committee has already looked at the other schools through Edwards & Kelcey. Mr. McKee thought there should be three bids, each school bid separately and then have a combined bid. The budget was reviewed again with how building upgrades were impacting ADA compliance. Mr. Kirkpatrick requested a copy of the RIDE document.

The workshop was adjourned at 8:13 p.m.

Respectfully submitted,

Shirley Harris

Recording Secretary