

# **NORTH SMITHFIELD**

## **SCHOOL BUILDING COMMITTEE**

**April 9, 2009**

**KENDALL DEAN**

**5:30 PM**

### **BOARD MINUTES**

**Present: David Chamberland, Paul Vadenais, Paul Nordstrom and Stephen Lindberg. Absent: Edward Yazbak, Jane Biron, John Perry, and Scott Majeau.**

**The meeting was called to order at 5:48 p.m. Following roll call by Janice Bradley it was noted that a quorum of members was not met and the meeting could not be held. John Perry arrived at 5:50 p.m. and the meeting continued.**

#### **Old Business**

**1. Running Track – The question did the board receive the original warrantee from Gilbane was asked. It was received and the warrantee was accepted.**

**2. Technology/Smartboards – Ron Fagnoli meet with David DeQuattro, Larry Pantano, Dave Fenney, Jerry Benjamin, Marc Plant, and Eric Butash by phone, regarding the installation of conduit per the documents. Griffin will drill one 4” hole in two Science rooms in the desks. In another two Science rooms Griffin will drill a hole in the floor for the conduit. There will be a cost of \$1,500. The original installation of two conduits in the walls met the specifications. David DeQuattro explained that all parties met together to discuss what was needed to be done. Mr. Lindberg stated that if the documents were reviewed and no discrepancies found, who missed this in the original design. But apparently nothing was missing. Should this work be done by the school department? David Chamberland felt the job should be kept in the project. Griffin will do it and be paid. Four Science rooms were involved.**

**At 5:50 p.m. when John Perry arrived and the quorum was met motion to approve the minutes to the March 5, 2009, meeting was made by Paul Nordstrom the seconded by John Perry. The committee unanimously approved the motion.**

**Motion to recommend for payment to the Town Council requisition #19F, Job #4178010, in the amount of 131,710.50 for Construction Management Services for the period through March 31, 2009 was made by David Chamberland and seconded by Paul Nordstrom. The committee unanimously approved the motion with Mr. Stephen**

**Lindberg abstaining.**

**3. FF&E – The ban saw arrived today.**

**4. Landscaping – Ron Fagnoli stated that effective April the School Department will maintain the grounds. The punch list and validate germination of certain areas still has to be done. If all is OK it will be considered done or the areas will be corrected. Mr. Fagnoli submitted all instructions to up keep the grounds.**

**6. RI DEM UST Facility #02761 – The underground storage tank is not completed.**

**7. Punch List – Mr. Fagnoli stated that ten items are left on the list. This should be done by next week. Griffin Electric will take care of Room 251 and the speakers and jacks. The band lockers will be installed by the maintenance department after the floors are washed and sealed.**

**The water will be analyzed and might be treated with chemicals. In the boys bathroom first floor the faucets do not work properly. Apparently the faucets need to be cleaned often.**

**Motion detectors and sun sensors are the responsibility of the School Department. Griffin Electric will do a punch list and David**

**Chamberland asked Bob Desrochers not to sign anything. Do not accept ownership of anything. David Chamberland felt the sensors should be under Griffin's warrantee. Lights that don't work correctly will also be under Griffin's warrantee. Stephen Lindberg stated that this should be Gilbane's issue not the School Department at this time.**

**Ron Fagnoli explained the following Design Builders changes;  
#CR2404 – To correct the incorrect order of 139 handicapped desks.**

**A motion to recommend to the Town Council to approve #CR2404 of the Design Builder's Contingency in the amount of \$2,889, was made by David Chamberland and seconded by Paul Nordstrom. The committee unanimously approved the motion.**

**Mr. Fagnoli explained the Owner's Contingency changes:**

**#2594 – Band saw cost**

**#2690 – Fire alarm monitoring service in the amount of \$1,082. David Chamberland stated a steel pole should be installed to prevent further accidents from happening (a car backed into the fire alarm unit.) Paul Vadenais felt that even through the fire alarm system needed to be reset, we should not pay for this because it went off for lack of water in the tank.**

**#2700 – Water testing – Was already approved for the Town Council.**

**A motion to recommend to the Town Council to approve the above from the Owner's contingency in the amount of \$4,635 was made by**

**David Chamberland and seconded by Paul Nordstrom. The committee unanimously approved the motion.**

**8. Commissioning/Heating System – Four items, 14-17, the ventilators will be corrected on Monday. Sebesta Blomberg will issue a final report. Discussion followed. Paul Vadenais mentioned the overuse of oil and the one year extended warranty on the heating system and compensation of fuel used.**

**Band room storage closet – Griffin wired the room on a permanent basis. The lights stay on all the time. This will be corrected. Bob Desrochers will check the hall light in the Music area also. Mr. Lindberg wants these lights off.**

**Stephen Lindberg mentioned that Dyane Tech was asked to cover or cage an area in front of the stage where the interface for computers is located. A cover is preferred.**

**Paul Vadenais reported that the damaged spot on the gym floor was corrected. But the urethane is delaminating from the paint all over the gym floor. Gilbane will call Kenvo.**

**The vinyl tiles need attention.**

**Door handles are falling off or are loose and ruining the finish on the doors. Gilbane will look into it.**

**Bob Desrochers mentioned certain ceiling tiles need to be replaced.**

**Paul Vadenais mentioned the invoice for the School Department for oil at the field office and felt this should be discussed between Gilbane and Mr. Lindberg.**

**Roofing – Eagle Corners. A hole in the roof was noticed in February. No one seems to know how this happened. Quite a few people were on the roof for one reason or another. Mr. Desrochers noticed leaks in the fall. Mr. Fagnoli mentioned that the repair cost should be paid for by the project in the amount of \$564. Mr. Chamberland asked Stephen Lindberg to send a letter to Eagle Corners and asked them to reissue the bill addressed to Gilbane.**

**The bill for the Charcoal filter will be paid for by the School Department.**

**11. Electricity Usage – Paul Vadenais felt that there is an issue of high use at the Middle School when in fact the reality is the inefficiency at the high school. Replacement of the windows is much needed. David Chamberland felt the use of electricity during the period from July 1 to August 27 be paid for by both Gilbane and the School Department. Out of the Owner's Contingency - \$11,000.**

**The schools building committee will recommend to the Town Council**

to pay the School Department \$11,000 out of the Owner's Contingency. An invoice will be given to the schools building committee for this expense next month.

12. Water Line/Fire Suppression – Fleet did test on the fire alarm and a leak was found between the building and the pump house. Fleet might be responsible and it was suggested to lower the pressure. A sonar pipe finder will be used to locate the leak was recommended by David Chamberland. Discussion followed. Mr. Chamberland does not approve the requisition. Mr. Fagnoli suggests to hold payment if you feel Fleet is not doing it properly. He said that Fleet indicated that this leakage is allowed by code. No one agreed. This corrective work might have to be done during the summer.

Motion was made to accept the warrantee for the track by Gilbane was made by David Chamberland and seconded by Paul Nordstrom. The committee unanimously approved the motion.

David Chamberland mentioned that the use of the leftover money can be discussed over the next month. He asked Bob Desrochers to list items needed.

Mr. Desrochers received a couple of prices for the painting of the former Superintendent's office. Painting of the interior, wall paper, door of the basement and exterior wood - \$15,000/\$17,000 – from Color Concepts. The board would like to convert this office into one

**large room for the use of meetings by groups such as athletic parent groups. Mr. Chamberland asked Bob Desrochers to get more prices.**

**Discussion regarding improving access to the football field from the parking lots.**

**Security around the football field is being installed by Dane Tec. Cameras will be installed.**

**The next meeting will be on May 7, 2009**

**This meeting was adjourned by David Chamberland at 7:27 p.m.**