

TO: MEMBERS OF THE JOINT BUILDING COMMITTEE:
Co-Chairs: School Board Chairman Kent LaPage
City Councilor Joanne Grasso
City Council Members: Laura Pantelakos and Thomas Ferrini
School Board Members: John Lyons and Ann Walker
Citizen Member: Robert Iafolla
Ex Officio: W. Peter Torrey, Business Administrator
Also: John Bohenko, City Manager
David Holden, City Planning Department

FROM: W. Peter Torrey, Clerk for the Committee

DATE: February 23, 2005

RE: Joint Building Committee Meeting Minutes

The Joint Building Committee held a meeting at the Board Room at Little Harbour School on February 23, 2005. Attending were: City Council members: Co-Chair Joanne Grasso and City Councilor Thomas Ferrini; School Board members: Co-Chair Kent LaPage and John Lyons; Robert Iafolla and School Business Administrator W. Peter Torrey.

Absent: School Board member Ann Walker and City Councilor Laura Pantelakos.

Also attending: Forrest Ransdell, PHS Principal, Wes Bonney of Team Design, Wayne Blais of Hutter Construction, and Bill DiBartolomeo, Clerk-of-the-Works.

1. Meeting Call to Order and Roll Call

Co-Chair LaPage called the regular meeting of the JBC to order at 7:45 a.m.

2. Approval of Minutes

Motion: Co-Chair LaPage called for a motion to approve the minutes from the meeting of January 19, 2005. Mr. Iafolla moved. Co-Chair Grasso seconded. The motion was unanimously voted.

3. PHS - Project Status Report

Mr. DiBartolomeo reported on the status of the PHS project –

Site Work - Not much happening due to winter conditions.

Exterior Work - Canopies are being framed and decked at Career Tech entrances, siding and fascia work is continuing.

Interior Work - Existing corridor walls (for the most part) ceramic tile work has been completed and flooring will be started when school is out (summer) due to the intricate floor pattern. Interior partitions, studs and wallboard work are progressing, as is the mechanical and electrical roughing.

Welding Shop - Turned over the Welding Shop/Classroom area and is now in operation.

This came out very well and is very impressive with the increase in square footage and state of the art equipment.

Co-Chair LaPage expressed his disappointment that the flooring will not be completed in the Career Tech area until the summer with the completion of the Career Tech Center. Mr. Blais reported that the pattern starts at the Culinary Arts and ends at the new main corridor. Mr. Blais explained that he didn't want a visible transition point halfway down the corridor. He further expressed his concern at not starting this flooring until summer because of all the traffic from the students and construction workers and that the flooring should be the last item to be completed for the Career Tech Center. Co-Chair LaPage was hoping to have the flooring and base board completed for the dedication on Sunday, April 17, 2005. Mr. Iafolla stated that he would hate for Hutter to deviate from their schedule and that the school is still "under construction". Co-Chair Grasso suggested that a sign could be placed to indicate that the flooring is to be completed with the completion of the Career Tech Center. Mr. Blais further stated that the flooring in the foyer across from the auditorium is not down yet to avoid damage in case the auditorium doors and casings are removed (item on the "wish" list for consideration). Mr. Blais stated that the Career Tech Center is to be completed by August 15, 2005. Hutter has been working around the Culinary Arts program trying to work yet allowing the program to continue.

4. Old Business

Cost of PHS Gym Update - Mr. Blais stated that after comparing prices with competitive companies, the gym floor has been subcontracted with American Sports Flooring. The price is under \$240,000 and will include the relocating of the bleachers, new floor sanded and finished and will include a vapor barrier. As soon as graduation is over this project will be started. Mr. Ransdell reported that currently the graduation date is tentatively scheduled for June 10th. He further stated that the seniors need 175 days in order to graduation, with four current snow days, graduation could be moved to June 17th if we have two more snow days. Mr. Lyons questioned the maintenance of a new floor. Mr. Blais stated that the floor would need to be screened and re-coated every year and sanded every ten years.

Cost of Project - Mr. Blais distributed a worksheet regarding the cost to date (as of 12/31/04) for the PHS combined projects. Mr. Blais stated that we are still *at or under budget*. The committee reviewed this report with Mr. Blais.

Project Alternates - Scope-of-Work List - The Project Alternates - Scope-of-Work List was reviewed by the committee with Team Design and Hutter Construction. This list is divided into three priorities (Need/Want/Wish). Mr. Ransdell stated that the new baseball hitting net can be removed from the need list as one is being donated to the high school. Co-Chair LaPage stated the need to the City and the community to replace the three tennis courts that were removed. A discussion took place as to where these tennis courts could be constructed. Mr. Torrey was asked to present a final FF & E financial analysis as well as solidify any other funding sources that would be available to the JBC at the March meeting so that items can be decided upon from the Project Alternates - Scope-of-Work List. Mr. Iafolla further suggested that Mr. Torrey obtain the authorization from the School Board to expend these additional funding sources. Co-Chair LaPage stated that the School Board also needed to review its "punch" list. Mr. Bonney stated that Mr. Blais would keep the committee informed with critical priorities.

5. New Business

Mr. Ransdell stated that Hussey Seating no longer services the current gym bleachers. When there is a problem with the motors, you cannot manual operate the bleachers. Replacement bleachers would cost approximately \$300,000.

Mr. Ransdell further mentioned that very few (possibly three to four) cars park in the neighboring church parking lots.

Dedication - Co-Chair Grasso stated that the PHS dedication would take place on Sunday, April 17, 2005 at 2:00 p.m. A program is being put together for this dedication. The public is invited to this dedication. A construction slide show will be running at various spots in the high school, student guides will take visitors on tours of the school, school music groups will be entertaining, as well as a passing of the “keys” ceremony will take place. Co-Chair Grasso praised the dedication of those that have served on the Joint Building Committee for over the last five years. Four current members have served since the beginning (Robert Iafolla, Kent LaPage, Joanne Grasso, and Peter Torrey). Co-Chair Grasso further praised the fact that the recording secretary, Virginia Kelleher, has worked for the committee since the inception of the committee.

6. Financial

Mr. Torrey presented the February financial report in both a combined version as well as separated for both the main project and the Career Center. Mr. Torrey further reported that the budget is on target and within the scope of the budget.

Motion: Co-Chair LaPage called for a motion to authorize the payment of Manifest #89 in the total amount of \$154,341.24 for the Portsmouth High School main project. Co-Chair Grasso moved after properly vouched. Mr. Ferrini seconded. A roll call vote was taken. The motion was unanimously voted.

Motion: Co-Chair LaPage called for a motion to authorize the payment of Manifest #90 in the total amount of \$561,281.02 for the Career Center. Co-Chair Grasso moved after properly vouched. Mr. Ferrini seconded. A roll call vote was taken. The motion was unanimously voted.

7. Next Meeting

The next meeting of the JBC has been scheduled for Wednesday, March 23, 2005 in the **conference room at PHS** at 7:45 a.m.

8. Adjournment

Motion: Co-Chair LaPage called for a motion that the meeting be adjourned. Mr. Lyons moved. Co-Chair Grasso seconded. The motion was unanimously voted. The meeting was adjourned at 9:15 a.m.

Respectfully submitted,

W. Peter Torrey, Clerk for the Committee

WPT/vk