

# MIDDLE SCHOOL JOINT BUILDING COMMITTEE

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DATE: DECEMBER 11, 2013  
SUBJECT: **REGULAR JBC MEETING #78**  
LOCATION: PORTSMOUTH MIDDLE SCHOOL – MEDIA CENTER  
TIME: 7:00 P.M. OR SHORTLY THEREAFTER

## MINUTES

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- I. CALL TO ORDER- Co-Chair Dwyer called the meeting to order at 7:28 p.m.
- II. ATTENDANCE
  - CO-CHAIRS: LEGG AND DWYER
  - CITY COUNCIL MEMBERS: CLAYBURGH
  - SCHOOL BOARD MEMBERS: WALKER AND STEVENS
  - CITIZEN MEMBER: MIDDLETON LIST AND CARRIER
  - NON-VOTING MEMBERS: BUSINESS ADMINISTRATOR BARTLETT,  
SUPERINTENDENT MCDONOUGH AND CLERK OF THE WORKS HARTREY
- III. ACCEPTANCE OF MINUTES
  - i. NOVEMBER 13, 2013

MOTION: Motion to accept the minutes of November 13, 2013 by Ms. Walker  
SECOND: Mr. Carrier  
DISCUSSION: NONE  
VOTE: Unanimously Approved
- IV. CORRESPONDENCE - NONE
- V. PUBLIC COMMENT- NONE
- VI. OLD BUSINESS
  - i. PARROTT AVE CONSTRUCTION UPDATE – No Parrott Avenue Construction Update. Mr. Weathers is feeling under the weather.
  - ii. SCHEDULE UPDATE – Mr. Hartrey updated the committee on behalf of Mr. Weathers, providing the following Work Update:
    1. Work Completed Since Last JBC:
      - All Site Curb Installed
      - All Sidewalks Complete
      - Binder 75% complete
      - Added HC Tip-Down @ Connie Bean Entrance
      - Pavers at New Front Entrance
      - Foundations – Less Crane Access Openings

- Landscaping at Courtyard
- Seat Wall at Courtyard
- Installation of Interior Handrails at the Connector.
- Revised Soffit Framing and Gyp at Front Vestibule 75% complete
- 3 Hour Firewall between Phase 2 and 3
- Underground Drainage at Rear Parking Area
- Concrete Pad for Duct Collector Unit
- Steel Erection Complete
- Installation Joists 25%
- Connector Flooring and base 2<sup>nd</sup>/3<sup>rd</sup> Floor

## 2. Connector

- Completion of Gyp Soffits
- Installation of Security/Card Access during Christmas Break
- Installation of Wood Steps/Ramps/Sills in 2 Weeks
- Sprinklers Finished during Christmas Break
- Misc. Roof Work Completed
- Installation of Exterior Handrails during Christmas Break
- Carpet Mat Flooring at Ramp and Upper Area during Christmas Break

## 3. Upcoming Work

- Meeting with Principal Stokel to Discuss Tech. Ed Work
- Paver Work in Continuing
- Steel Joist and Deck Detailing Between Now and Christmas
- Mason to Remobilize to Provide Exterior Wall
- Curtain Wall Frame at the Courtyard is Onsite

iii. **SPRINKLER LEAK REPORT** – Clerk of the Works Hartrey reported that Gilbane was tremendous in their response. The break occurred on November 25<sup>th</sup> at approximately 3:30 p.m. It occurred on the third floor boys' bathroom. Areas impacted were:

- Boys/Girls Bathrooms adjacent to Stairway Four
- Bottoms of Gyp Walls on Third Floor

- Second Floor Walls/Ceilings
- First Floor Main Office

With the help of the Portsmouth Fire Department and the school's facilities staff, all standing water was removed from the building within an hour of the event. Crews were on site until 1 a.m. cleaning, removing water damaged building components, setting up fans and dehumidification. On Tuesday, crew removed Gyp walls that were impacted and dehumidification continued. Wednesday all damaged electrical components were replaced and tested. All life safety systems were back on line before noon time. The Scott Lawsen Group reviewed the areas and consulted with Clerk of the Works Hartrey. Moisture testing UV cameras were used to identify any areas where additional materials should be removed. Roughly another 50 square feet of additional gyp board was removed. All other impacted areas were verified by SLG to be non-moisture containing. Repair work began. Dehumidification continued until Monday, December 2<sup>nd</sup>. All bathrooms are now functional with at least one sink working. Additional repairs at valves below sinks will be required. Drywall repair is complete, sanding and painting and damaged duct installation is scheduled to be complete on December 16th.

- iv. DRAINAGE ISSUE ON ROGERS AVENUE – Temporary drainage was provided as requested. Final swale will be provided and finished with loam and seeding.

II. NEW BUSINESS – NONE

III. MANIFEST

MOTION: Motion to approve the manifest in the amount of \$827,903.90 by Mr. Carrier, pending final approval by the requisition review team.

SECOND: Ms. Stevens

DISCUSSION: NONE

VOTE: Unanimously Approved

IV. FUTURE AGENDA ITEMS - Financials, Concrete Update, New Council Appointee. January meetings scheduled for January 8<sup>th</sup> and 22<sup>nd</sup>, PMS.

V. ADJOURNMENT – Motion to adjourn at 7:46 p.m.