

Sharon Standing Building Committee  
Zoom Meeting Format  
May 10, 2022

**SSBC Members**

Gordon Gladstone, Chair –present	Marty Richards - present	Colleen Tuck -present
Deb Benjamin, Vice C -present 6:47pm	Richard Slater	Sara Winthrop - present
Matt Grosshandler - present	Steve Smith - present	
Rick Rice - present	Roger Thibault - present	

**SBC Attendees and Others**

Julie Rowe – SBC – HS present 7:35 pm	Kevin Nigro – PMA – HS -present
Avi Shemtov – SBC – HS	Matt Gulino – PMA – HS -present
Meg Dussault - SBC	Chris Jankun – PMA -present
Joseph Scozzaro – HS Principal	Chris Carroll – PMA
Tony Kopacz – SPS – HS -present	Eric Lowther – PMA
Timothy Chouinard - DPW-present	Chris Sharkey – Tappe – HS
Emily Burke – SHS, SBC -present	Chris Blessen – Tappe – HS -present
Peter Botelho -- Superintendent	Tim Ericson – Consigli – HS
Carolyn Weeks –LBC -present	Chandler Rudert – Consigli –HS -present
Cheryl Weinstein – Library	Kyle Raposo – Consigli – HS
LeeAnn Amend – Library	Mike Winters – Consigli – HS-present
Jim Devellis – devellisrein - Library	Ryan O'Neil – Consigli-present
Jeff Porter – LLB – Library	Kristy Lyons – Consigli – HS
Drayton Fair – LLB – Library	John Sayre-Scibona – Design Technique – Library
Eric Hooper - DPW	Kevin Monkiewicz – Design Technique – Library
Ryan Trahan – DPW Consultant	

**Open the meeting –** The Chair read script from Town Administrators Office regarding the remote meeting. The meeting opened at 6:35 with a **roll call** of members in attendance.

**A. DPW - 6:35 PM**

Project lead appointee needed. Members need timeline from DPW to consider. Suggested to break into preconstruction and construction phases. Possible a few work with others to take on responsibility depending on timing. Engaging OPM is first step. Town meeting approved funds for preconstruction. Members want to ask Mr. Hooper for tablet schedule. DPW will present at next SSBC meeting.

**B. ADMINISTRATION – 6:50 PM**

1. **Meeting Minutes:** The following SSBC minutes of **March 29, 2022, April 12, 2022\* (corrections identified below), and April 26, 2022 SSBC meetings** were presented for approval by roll.

**MOTION:** Chair moved to approve the minutes of **March 29, 2022**, SSBC meeting. Seconded by Mr. Smith. Approved unanimously 9-0-0 (Slater, Rowe were not present).

**MOTION:** Chair moved to approve the SSBC minutes of **April 12, 2022, (with corrections indicated below)**. Seconded by Mr. Rice. Approved unanimously 9-0-0 (Slater, Rowe were not present).

MINUTES CORRECTIONS -- April 12, 2022:

- Under DPW --In one sentence Town Council-s/b Counsel
- Under DPW -- not Datalist but Daedalus.
- Schedule Tracking -- date for "Substantial Completion" now includes "Phase 2" clarification

**MOTION:** Chair moved to approve the SSBC minutes of **April 26, 2022 meeting**. Seconded by Mr. Richards. Approved unanimously 9-0-0 (Slater, Rowe were not present).

**2. Invoices:**

**LIBRARY PROJECT INVOICES:**

**For extended conceptual design received from LLB architects** Invoice 19-1925 dated 3/31/22 in the amount of \$32,396.50. Mr. Gladstone noted he deferred payment of an amount to commissioning agent pending clarification of what agent has been doing in the period of time the library has been dormant.

**MOTION:** Chair moved to approve Amendment #6 to LLB architects contract for \$27,000. Seconded by Mr. Smith. Unanimously approved 9-0-0 (Slater not present).

**MOTION:** by Chair to approve payment to LLB architects for deVellisrein in the amount of \$27,000. Seconded by Mr. Rice. Unanimously approved 9-0-0 (Slater not present).

**C. HIGH SCHOOL PROJECT – 7:00 PM**

SSBC members can tour new SHS on May 31, 2022 at 6:30 PM.

**1. CM Report**

- a. Project team to discuss latest CM Report including procurement update, latest change orders and overall GMP status.

**2. Schedule**

- a. See attached 4WLA for latest schedule update.
- b. Project team to focus on critical schedule items

**Project Updates:**

**1) GMP Summary**

a) Preconstruction Amount	\$431,885	
b) GMP Amendment #1 Amount	\$5,759,799	
c) GMP Amendment #2 Amount	\$16,835,409	
d) GMP Amendment #3 Amount (Pending)	\$98,517,546	
e) Total GMP Amount	\$121,544,639	
f) Approved Change Orders	\$1,343,349	(CO 1-16) (1.11%)
g) Current GMP Amount	\$122,701,981	

**2) Change Orders Not Approved**

a) Tentatively Approved	\$99,033	(Recommended by SSBC Change Com.)
b) Submitted Changes	\$263,399	(Under review by the Team)

- |   |           |                                 |
|---|-----------|---------------------------------|
| c) Potential Changes                              | \$94,872  | (Not yet submitted)             |
| d) Total Not Approved                             | \$437,520 | (sum of b & c)                  |
| e) Total Potential Changes (incl. tent. approved) | \$437,520 | (sum of a, b & c; 0.48% of GMP) |

### 3) CM Contingency

- |                                    |             |                          |
|------------------------------------|-------------|--------------------------|
| a) Beginning Amount                | \$2,099,210 |                          |
| b) Amount from Savings from Buyout | \$524,800   | (Max. Per Contract)      |
| c) Current Amount                  | \$2,624,010 |                          |
| d) Requests Against Contingency    |             |                          |
| i) Approved                        | \$595,926   |                          |
| ii) Tentatively Approved           | \$2,868     | (Approved by the Team)   |
| iii) Pending                       | \$276,458   | (Potential & Submitted)  |
| iv) Total Transfers                | \$875,252   | (41% of Starting Amount) |
| e) Current Anticipated Balance     | \$1,748,758 | (83% Remaining)          |

### 4) Allowances

- |                                    |             |                          |
|------------------------------------|-------------|--------------------------|
| f) Beginning Amount                | \$2,040,000 |                          |
| g) Amount from Savings from Buyout | \$1,777,558 | (Remaining Buy Savings)  |
| h) Current Amount                  | \$3,817,558 |                          |
| i) Requests Against Contingency    |             |                          |
| i) Approved                        | \$515,826   |                          |
| ii) Tentatively Approved           | \$56,308    | (Approved by the Team)   |
| iii) Pending                       | \$59,622    | (Potential & Submitted)  |
| iv) Total Transfers                | \$631,756   | (31% of Starting Amount) |
| j) Current Anticipated Balance     | \$3,185,802 | (156% Remaining)         |

### 5) Requisitions (thru Pencil Req #27 for April 2022)

- |                                  |              |                        |
|----------------------------------|--------------|------------------------|
| a) Total Completed to Date       | \$79,914,205 | (65.13%)               |
| b) Retainage Withheld            | \$3,791,213  | (-)                    |
| c) Total Due to Date             | \$76,122,992 |                        |
| d) Total Paid to Date            | \$60,628,666 |                        |
| e) Total Current Payment Request | \$15,494,326 | (Req #26 & Pencil #27) |

### 6) Schedule

- i) **Utilities & Sitework** Transformer is released to be placed on the pad- this is a milestone to allow Eversource to give power to the building.
  - a) Site lighting conduit installation due to start next week
  - b) Finalizing subgrade prep for sidewalks
- ii) **Athletic Facility & Field**
  - a) Truss installation and roof blocking is ongoing
  - b) AVB to begin end of this week
- iii) **Interior Fitout/Finishes**
  - a) C & D Buildings
    - (a) Flooring start has been delayed due to unanticipated cold weather, Consigli is working on bringing areas up to temp with electric heaters
    - (b) Stair 4 and 10 concrete and railings complete

- (c) Millwork installation is ongoing
  - (d) Work to complete list is generated and we are preparing for punchlist
  - (e) Wood ceiling installation has begun
- b) E Building
  - (a) Kitchen Equipment installation is ongoing
  - (b) Final taping in the main lobby ongoing – painting to follow
- c) F Building
  - (a) Gym flooring installation is ongoing
  - (b) Acoustical panels in the gym is ongoing
  - (c) Light fixture installation is ongoing
- d) G Building
  - (a) Light fixture installation ongoing
  - (b) Casework installation is wrapping up this week
- e) Auditorium/Black Box
  - (a) Cloud installation to complete this week (on last row)
  - (b) Black box painting complete
  - (c) Black Box tension grid install ongoing
- f) A & B Building
  - (a) Wall tile is ongoing throughout A and B building
  - (b) Stair 8 installation is scheduled for end of this week.
  - (c) Duct install nearing completion in classrooms on 1<sup>st</sup> floor and work in the corridors is ongoing
- iv) Exteriors
  - a) Marvin window installation substantially complete, enhancement work ongoing

Marvin Windows needing corrective action as of last Thursday received passing result per Mr. Rudert after lots of confirm – or not confirming – testing. Further in-house testing ongoing. Marvin will submit corrective action plan by the end of the week for Tappe's review. Number of windows being tested is difficult for Mr. Rudert to know. Original scope of contract was testing of 12 openings through Chandler and Marvin. CC owns 50% and then 90% through the project. Doesn't give specific quantity but rather one of each size and type. CC identified maybe 4 windows for 50% and 4 windows for 90%, two of each type so close to 20 windows. Every failure they get requires CC to test five more openings, which is why they have those additional ten openings set aside for testing as it is set up currently. Envelope commissioning consultant, architect, and others will meet to determine number of windows for testing next week.

- b) TAKTL Panel – backup system nearing completion, panel delivery was delayed, rescheduled for early next week
  - c) Composite Panel ongoing on B, C and E buildings
  - d) North Façade Curtainwall install ongoing
- v) Mechanical Room
  - a) All MEP subs are in boiler/main electric room completing final connections and equipment. See photos.
- vi) Miscellaneous
  - a) Network Switched – team working on strategy to minimize/eliminate impacts of delay to network switches (Currently scheduled to ship 6/30)

Back up panel systems are nearly complete as there are delays with delivery. Delays on computer chips is affecting the switches that are needed for the data communication system. The current date does not allow installation in time for school. This is more on the data and communications side and not on the safety side of requirements. This is mostly ties to the electrical contractor and not HVAC. School IT Director okay with alternate to current switches if it is an equal

per Mr. Nigro.

## 7) Milestone Tracking

MILESTONE	ORIGINAL DATE	ANTICIPATED/ACTUAL		CFB	CFP
Complete Foundations	4/20/2021	4/30/2021	-10	0	
Structural Steel Complete	7/20/2021	7/21/2021	-1	0	
Building Weathertight	11/1/2021	11/19/2021	-18	0	
Substantial Completion Phase 2	6/29/2022	7/25/2022	-26	+18	

## 8) Items to Review

- a) Requisition #26 for March

9) **Project Meetings** are held each Tuesday at 2pm via Microsoft Teams

## 10) Project Photos

Demo of existing school may be delayed in order to transfer the wastewater treatment plant. We expected a winter shutdown next year so there will be some opportunity to do more work if there are good days.

Need to add **downright heads to the wood ceiling** slats because the slats are too close together.

Fire protection engineers require a certain amount of open space. The depth of the slats is deeper than what is allowed for sprinklers going up so that is why sprinklers going down need to be added. Other ductwork was identified as well which will be addressed at the same time. Some work can be credited in the GMP for the duct work side and then issue a proceed. The ceiling side will be issued as T&M CCD to track. Seems to be straight forward and easy to track.

Chair asked about NTE? This is complicated (\$500 per head) for duct, ceiling side, there are also some side wall heads which have extra work \$40-50K, suggested to compromise at NTE \$75K.

**MOTION:** Chair moved to authorize the architect to issue the two CCDs in a cumulative amount not to exceed \$75,000. Seconded by Benjamin. Unanimously approved 10-0-0 (Slater not present).

### 1. Change Order 017 and Transfer Change Order 015T

- a. Change Order 017 and Transfer Change Order 015T for review and approval by the SSBC. These were reviewed and approved by the change order subcommittee on 4/26/2022.

**MOTION:** Chair moved to approve change order #015T in the amount of \$99,033.00. Seconded by Benjamin. Unanimously approved 10-0-0 (Slater not present).

**MOTION:** Chair moved to approve transfer change order #017 in the amount of \$0. Seconded by Benjamin. Unanimously approved 10-0-0 (Slater not present).

### 3. Change Order Subcommittee

- a. The change order subcommittee will meet following the SSBC meeting to discuss the latest round of

changes prior to them being presented to the full SSBC on 5/24/2022.

**D. LIBRARY PROJECT**

Consider Amendment 6 for the Library for the fee associated with DZI's final revisions of the Civil Documents. See invoices above.

**ADJOURNMENT:** Through unanimous consent the meeting ended at 7:52 pm.

Unanimously approved May 24, 2022