

Keene Middle School Building Committee
34 West Street, Keene, NH
Meeting of Wednesday, September 22, 2010 11:00 A.M.

Committee Members Present:

Elizabeth Coppola, Co-Chair, Neil Donegan, William Gurney, John Harper, Tom Remillard, Robert Gaughan, Dotty Frazier, Gary Lafreniere (until 12:25), Chris Coates (arrived 11:40) and Richard Beard

Others in Attendance:

Frank Marinace of Marinace Architects and William Sudsbury, Clerk of the Works

Ms. Coppola called the meeting to order at 11: 02 a.m.

1. Approve Minutes of August 25, 2010

Mr. Donegan moved and Mr. Gurney seconded that the minutes of August 25, 2010 be approved. The vote on the motion was unanimous.

2. Budget Update

Mr. Marinace distributed a project budget “Update 9-22-10” and reviewed it with the Committee. Significant budget changes were indicated in red print throughout the budget form. Discussion ensued. Mr. Donegan moved and Mr. Gaughan seconded, that change estimates #s 26, 38, 45, 49, 51, 52, 54, 64, 65 and 66 be approved as outlined in Mr. Marinace’s budget handout. The vote on the motion was unanimous.

Mr. Donegan moved and Mr. Gurney seconded, that change estimate #60 be approved. The vote on the motion was unanimous.

Mr. Marinace described “heated discussions” that took place recently between himself and representatives of the School District with the general contractor regarding extensions of construction time included with change orders submitted. He stated that no extensions should be given with change orders and that the delivery date of the completed building continue to be recognized as July 20, 2011. Mr. Remillard recommended that each of the larger change estimates to be voted on be approved as to dollar value but with no extensions of time. The consensus of the Committee was in support of that recommendation and Mr. Donegan stated that each of his motions to follow would be for dollar value only but no time extension.

Mr. Donegan moved and Mr. Gurney seconded, approval of change estimate #22 as presented. The vote on the motion was unanimous.

Mr. Donegan moved, and Mr. Gurney seconded, approval of change estimate #32 as presented. The vote on the motion was unanimous.

Mr. Donegan moved, and Mr. Lafreniere seconded, approval of change estimate #40 as presented. The vote on the motion was unanimous.

Mr. Donegan moved, and Mr. Coates seconded, approval of change estimate #53 as presented. The vote on the motion was unanimous.

Mr. Marinace recommended that the allowance for theater systems from High Output could be reduced by \$50,000 from the \$725,000 indicated on the budget report due to a change to portable sound reflectors. Discussion followed regarding the merits of portable versus permanent reflectors. Mr. Donegan moved, and Mr. Gurney seconded, that the theater systems budget be reduced to \$675,000. The vote on the motion was unanimous.

Discussion ensued relative to continuing archaeological work at the site. The base cost for this work is \$21,060 with an additional \$8,432 if the Committee chose to include clearance of "Area 3" in the proposal – a total of \$29,492. After review, Mr. Donegan moved, and Mr. Coates seconded, that a total of \$29,492 be committed for additional archaeological work by Dr. Goodby. The vote on the motion was unanimous.

3. Walk-in Cooler/Freezer/Compressor

The Committee reviewed an item from the previous meeting concerning upgrading the compressor to a high-efficiency motor version. Mr. Beard determined that more-efficient systems are available with potential cost offsets via PSNH rebates. It was decided that the cooler/freezer/compressor order should be placed on hold while Mr. Remillard and Mr. Beard investigate further the rebate possibilities from PSNH.

4. Irrigation System Update

Mr. Marinace reported that Cushing and Sons was drilling an exploratory well at the Maple Avenue property.

5. Theater System Proposal

Discussed under item #2 above.

6. Clerk-of-the-Works Report

Mr. Sudsbury updated the Committee on various aspects of the progress with the construction of the new KMS and SAU building.

It was reported that the general contractors felt that they were two weeks behind schedule currently but would be able to catch up during the term of the project.

7. Other

The next meeting of the Committee will be on October 20 at 1:30 p.m. in Conference Room A, 34 West Street.

The meeting adjourned at 12:40 p.m.

John R. Harper
Business Administrator