

BUILDINGS AND GROUNDS COMMITTEE MEETING

Minutes

Tuesday, January 9, 2018

Dr. Ken Geraghty Adm. Center – Board Room

Present: Jeannie Stachowiak - Superintendent, James Bunn – Assistant Superintendent of Business Operations, Dan Ford – Buildings and Grounds Director, Ron Moran - School Board Member, Debbie Groark – School Board Member, Jay Johnson – Legat Architects, Diane Papenhouse - IHC Construction Companies LLC, Tom Carrano - IHC Construction Companies LLC

Kathy LaMonto – Buildings & Grounds/Recording Secretary

Meeting began at 2:00 PM

Mr. Ford started off the meeting by reviewing the December 12, 2017 B&G Committee meeting minutes.

- i. Mr. Ford reviewed the notes from transportation bid results, which Mr. Carrano presented. Overall, we came in \$74,000 under estimate, plus another \$40,000 for signage and utilities. That put everything under approximately \$114,000 of the anticipated estimates. Mr. Moran commented, that we came in barely under budget. Mr. Moran said that he thinks a lot of our budgets to estimates on the trade packages were off. Going forward he would like to see our budgets better, budget to actual. IHC and Legat said they understood what Mr. Moran was referring to.
- ii. Mr. Ford let the committee know that the abatement project at Oak Ridge in classroom #33 will be covered by insurance, minus the deductible. The project went smoothly over winter break.

I. Review of Change Orders

Conrady Renovations

Mr. Ford reviewed the below change orders and said most of them are deducts.

- i. A&H Plumbing and Heating:
 - a. COR #01: **(\$19,742.99)** - Unused allowance
 - b. Mr. Ford mentioned that this amount may change. Based off of documentation, the sinks that were put in the bathrooms and locker rooms will be changed to closely match the existing sinks. Mr. Johnson stated that the sink color that has been used throughout the years is no longer available. Ms. Papenhouse said the price will be adjusted approximately \$682, making the unused allowance around \$19,000.
- ii. F.E. Moran
 - a. COR #03: **(\$2,995.99)** – Add \$2,092.01 deduct (\$5,088.00) = (\$2,995.99) – Room 30 duct – total \$5,934.99. \$3,842.99 uses up remaining allowance and balance of \$2,092.01 goes to this change order. HVAC credit for not jacketing corridor (\$5,088.00)
- iii. G.P. Maintenance Services, Inc.
 - a. COR #03: **(\$9,053.76)** - Unused allowance
- iv. Just Rite Acoustics
 - a. COR #04: **(\$13,937.00)** - Unused allowance
- v. Larson Equipment and Furniture Co.
 - a. COR #01: **(\$5,000.00)** - Unused allowance
- vi. Metalmaster Roofmaster
 - a. COR #02: **(\$20,000.00)** - Unused allowance
- vii. Parkway Forming
 - a. COR #09 - \$6,422.52 – Additional soffits
 - b. COR #10 - \$676.74 – Install partitions on a Sunday. Add Overhead & Profit from CE#66 move door frame A106.

Mr. Ford asked if anyone had any questions regarding the above change orders. All committee members were fine with the change orders.

II. Citizens' Participation

- i. None

III. Other

- i. Mr. Ford discussed summer cleaning. Past practice has been to hire temporary summer helpers for the cleaning, painting and grounds work. Mr. Ford said he thought it might be more efficient to have the cleaning company do the cleaning of the rooms, as they come in and do the cleaning of the floors. Mr. Ford said we would still need to hire summer help for painting and grounds crew. He said that it is relevant now because the cleaning contract is set to expire at the end of May.
Dr. Stachowiak said she sent a board update on this because there is a concern that this could take jobs away from kids in the community. Dr. Stachowiak said she wanted to make sure the committee was comfortable with this before presenting at the board meeting.
Mr. Moran said as long as we still have an opportunity for the kids in the community he is fine with it.
Mr. Bunn stated that Mr. Ford mentioned adding this as an alternate to give an idea of what the cost would be and more time to consider. Mr. Ford confirmed that the summer cleaning will be added as an alternate to the cleaning bid. He said if it's not cost prohibitive that the district would not accept the alternate.