

## **School Building Committee**

**Tuesday, September 27, 2021 – 5:30 PM**

Ms. Boatwright called meeting to order at 5:34 at the Pell Elementary School Cafeteria.

**Members Present:** Candace Andrade, Louisa Boatwright, Rebecca Bolan, Jamie Bova (arr. at 5:53 PM), Lynn Ceglie (arr. at 5:53 PM), Jo Eva Gaines, Thomas Harrop, Dan Herchenroether (arr. at 5:40 PM), Colleen Jermain, Ed.D., Patrick Kelley, Kendra Muentner, Joseph Nicholson (arr. 5:45), Jim Nolan, Brian Rochelle, Jessica Rosa, Brian Russell (arr. at 5:52 PM), Jared Vance, Traci Westman Robert Young.

**Members Absent:** Raymond Gomes, William Kimes, William Riccio.

Kyle Lentini of Downes Construction provided an update on activities and scheduling for Pell Elementary School.

OAC meetings are ongoing and have recently included review of material samples. Welcome Center scope of work detail will be reviewed with Building Administration and will be submitted to vanBeuren Charitable Foundation for possible funding.

Retro-commissioning scope of work is being coordinated through National Grid.

Bus loop will be funded through the vanBeuren Charitable Foundation. There are three options for curbing: (1) Standard granite curbing where granite will sit flush with the pavement; (2) bituminous berm at all locations, the curbing would match the existing parking lot across Dexter Street and (3) standard granite on the exterior side and bituminous berm on the interior of the loop. Flush granite curbing on the interior will need further review to determine impact on stormwater. Bituminous berm is less costly. Discussion followed on resiliency of the product versus granite. The consensus is to install granite on the exterior side of the loop.

Jeremy Couto, Behan Bros. Inc., will come back to the School Building Committee at a future date with pricing options for granite.

Change order working group is developed – members include Mr. Kelley, Mr. Gomes Mr. Herchenroether, Mr. Nolan, Ms. Boatwright, Mrs. Bolan, Mr. Young and Dr. Jermain. Change orders will be reviewed and submitted to the SBC on a regular basis and the first change orders will be presented to the School Building Committee on October 18. A limit on the dollar amount should be determined to allow work to move forward without approval of the Newport School Committee. During Pell construction, the threshold was \$10,000. Discussion followed on increasing the amount to \$20,000.

The owner's contingency is currently \$263,497. No change orders have been processed to date.

Stormwater permitting is approved by RIDEM and DPU. Fuss & O'Neill review of surrounding watershed at Pell will be coordinated by DPU. Building permit was received.

Sewer tie-in is complete; electrical feeders are installed through the existing building and fire service re-routed pipe is in place. Foundation footings are complete and structural steel is scheduled for early November.

Phil Conte explained some of the changes in the Welcome Center. A secure entrance is created, a welcome area with a public restroom, discharge from both stairways to the interior allows space for two offices. A janitorial closet and (2) safe rooms – one for each special education classroom – are also included in the plan. The costs will be compiled by Behan Bros., Inc., shared with School Administration and submitted to vanBeuren Charitable Foundation for consideration.

Ms. Boatwright made a motion to recommend to the Newport School Committee to accept funds from vanBeuren Charitable Foundation for bus loop and drainage in the amount of \$423,184. The motion passed unanimously.

### **Rogers High School**

Pre construction team meetings are ongoing. A pre-application meeting was held with RIDEM. Gilbane is working on site logistics. Discussion followed on the man-made puddle behind the track at RHS; it has been discussed as a wetland. Clarification that it is man-made will be discussed with RIDEM. Neighborhood and community meetings will be set once the Schematic Design is ready for presentation. Three estimates will be reviewed this week and internal meetings are scheduled for next week. The next School Building Committee meeting will be held on October 18, 2021. Schematic Design will be presented at that time. Additional funding sources continue to be explored.

Cathie Ellithorpe and Mark Rhoades presented an update on RHS. Estimates are being prepared on 197,000 gross square feet. The building does not include automotive, cosmetology or Central Office at this time. Utility relocation cost has been minimized, the footprint condensed, the building is designed for security to net-zero principles, and to mitigate runoff.

The meeting adjourned at 7:15 PM.