

# Town of Millis

## Elementary School Building Committee

### Meeting Minutes of Tuesday, October 20, 2020

#### Virtual Meeting

**Call to Order:** Wayne Klocko called the meeting to order at 7:06 p.m.

#### **Meeting Attendees:**

#### **ESBC Voting Members:**

Denise Gibbons, Diane Jurmain, Wayne Klocko (Chairman), Richard Nichols, Craig Schultze

#### **ESBC Ex-Officio Member:**

Jim McCaffery

#### **Additional Attendees**

Julie Allen – Agostini Bacon Construction

Kim Borst – ESBC Department Assistant

Chris Eberly – Compass Project Management

John Engler – Millis Public Schools

Jennifer Littlefield – Tappé Architects

Terry Wiggins – Millis Public Schools

#### Landscaping

Landscaping is still not acceptable at this point. Members of the project team had a call with Central Nurseries this afternoon to discuss the status of the work. The lawn is not satisfactory and dead trees remain. The tree replacements can't be completed until the first hard frost which could be November. Due to the situation with the lawn, we will not be done with Central Nurseries until next Spring. The delay should come at no cost to the town. Nothing further is to be paid to Central Nurseries until everything has been satisfactorily completed.

#### Punch list Items

The following punch list items have been completed since last month's ESBC meeting.

- Work on the ponding at the tennis/pickleball courts has been completed. Warner Larson should come back to make sure the repair is acceptable.
- Vinyl floor in the main lobby has been repaired. There is a difference in the sheen/finish on the parts of the floor that have been replaced. There was not enough attic stock to complete the repair, and the project team was forewarned that this may be a possibility. Additionally, the floor was not left clean enough by the installers. The school will try cleaning it for a week and if no better, have the installers back to fix it.
- The noise created by the booster pump is better than it was in August. It is difficult to detect the noise it is generating now unless specifically listening for it. It is not as disruptive as it was.

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- The rooms above the boiler room that were excessively hot are running about 1-2 degrees cooler after installing the exhaust fan. However, to say the issue is truly resolved, data from the same time this year will need to be compared to the time last year when the rooms were determined to be excessively hot.

### Budget

The project is projected to come in about \$3.5 million dollars under budget at a minimum. ESBC to attend Select Board meeting to publicly announce that the town will not need to borrow \$3.5 million dollars of the money originally allocated for the project.

### CHPS

The reviewers only had two comments on the CHPS submission. Responding to those comments now and expect approval shortly.

### Change Orders

PCOs 159 for allowance/contingency hold items returned funds and 160 for a credit for Northeast Interior Systems unused contract allowances were presented to the Committee as change order 36.

**Richard Nichols made a motion to approve change order 36 for a credit of -\$1,035,573.70. Craig Schultze seconded the motion. By Roll Call Vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

### Invoices

A bills payable schedule for Agostini Construction for construction fees for the month of September was reviewed.

**Richard Nichols made a motion to pay Agostini Construction \$185,635.15 for services provided. The motion was seconded by Craig Schultz. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

A bills payable schedule for Compass Project Management for project management services for the month of September was reviewed.

**Richard Nichols made a motion to pay Compass Project Management \$11,116.00 for services provided. The motion was seconded by Diane Jurmain. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

A bills payable schedule for Tappé Architects, Inc. for design services for the month of September was reviewed.

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**Diane Jurmain made a motion to pay Tappé Architects \$20,645.45 for services provided. The motion was seconded by Craig Schultze. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

A bills payable schedule for GZA for services rendered was reviewed.

**Richard Nichols made a motion to pay GZA \$807.07 for services provided. The motion was seconded by Denise Gibbons. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

### Meeting Minutes

Meeting minutes from 9/22/20 were presented to the Committee for approval.

**Wayne Klocko made a motion to approve meeting minutes from 9/22/20 as written. Richard Nichols seconded the motion. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

### Adjournment

**Wayne Klocko made a motion to adjourn the meeting at 8:45 p.m. The motion was seconded by Richard Nichols. By roll call vote: Craig Schultze – aye, Denise Gibbons – aye, Diane Jurmain – aye, Wayne Klocko – aye, Richard Nichols – aye. The motion passed unanimously.**

Submitted by:

Kimberly Borst  
Department Assistant  
Elementary School Building Committee  
Town of Millis