

Town of Hull
Building Committee Meeting
Thursday, November 9, 2006

In attendance:

Cathy Bowes/Committee Member
Paul Dunphy/Committee Member
Bill Dwyer/Committee Member
Patrick Finn/Committee Member
Chris McCabe/Committee Member
Jay Meschino/Committee Member
John Reilly/Committee Member
Kevin Richardson/Committee Member
Charlie Ryder/Committee Member
Dr. John Silva/Committee Member

Jim Tobin/Committee Member
Debbe Bennett/Support Staff
Jim Griffin/Support Staff
David Twombly/Support Staff
Jim Lampke/Support Staff
Scott Dunlap/Ai3
Troy Randall/Ai3
Scott Libby/PMA
Eric Lowther/PMA

Absent:

Paula Delaney/Committee Member

The Building Committee meeting was held in the Selectmen's Office at Town Hall, and the meeting was called to order by John Reilly at 7:00pm.

1. Approval of Today's Agenda: *The agenda was approved without exception.*

John Reilly noted the results of the infrared test are still being compiled into the final report. The test was done on Monday (11/6/06) but he noted there is other information to discuss in Executive Session. John added some of the preliminary results were shared with special counsel and communicated to Vertex, which will be discussed at the end of the meeting.

2. Approval of Minutes: None this evening.

3. Owner's Project Manager Report: PMA had not arrived at this time.

4. Architect Report:

- **Jacobs School**

- **TLT Application for Payment #4:** Troy informed the Committee that TLT payment application #4 is thru October 31, 2006 and is in the amount of \$662,124.70. John Reilly asked what the pencil requisition amount was. Scott Dunlap responded it was over \$800,000. *Cathy Bowes entered the meeting.* Troy Randall noted retainage is 5%, which he pointed out is on the third page and totals approximately \$100,000 to date. Paul Dunphy asked if the \$18,000 electrical permit amount on the spreadsheet of billable amounts is a real number. Scott

Dunlap said it is a real number because of how the contract is set up, if it does not end up that amount, it is credited back. Paul Dunphy asked if the town is actually charging that for the permit. He was told yes. Scott Dunlap said some trades blend them in with their general conditions but the electrical contractor broke it out because he is a filed sub bidder and it will be approved with warrants.

- **PVC roof color selection:** Troy Randall said last week they discussed roof color selection and the abutters have now made a recommendation. Jay Meschino informed the Committee the color selected was a beige color. Kevin Richardson asked if all neighbors had input. Jay Meschino said most neighbors did. It is a similar color to the current roof and they also looked at brick samples to ensure the roof matched. Paul Dunphy asked if the sample is the actual product that will be used and how is that different from the high school. Troy Randall said this is a reinforced polychloride and the high school used rubber, which has slightly different characteristics, but as a whole has similar puncture resistance and water barrier. The seams are welded chemically rather than adhered. Troy Randall noted it is glued down. Paul Dunphy asked if it is the same base construction as the high school. Troy Randall said no, below is an existing metal deck. The insulation and cover board will be mechanically fastened and this material is adhered to the cover board. *The sample was passed around.* Jay Meschino asked if the existing roof and stone would be removed. Troy Randall said everything to the metal deck would be removed. A layer of insulation will be put down then cover board will be applied and that membrane will be adhered to the cover board. Jay Meschino passed the roofing sample to Bill Tramontana who just entered. ***Dr. Silva made a motion to approve the roof color presented this evening (Sarnifil #7280) as selected by a majority of the abutters. Pat Finn seconded the motion. All approved.***
- **FF&E:** Troy Randall stated a few meetings ago the Committee talked about FF&E and the superintendent's office. He believes the committee understood that furniture would not be part of the project but he just wanted to clarify since the minutes talk about the office. He clarified that would consist of the Hull Family Network and superintendent's suite that wraps around the gym and all associated School Department offices. All those areas will not be part of the FF&E package that goes out. He noted Dr Delaney said she was willing to recycle the furniture and equipment for the spaces and he wanted to make sure that is what the committee understood as well. Troy Randall said if the committee agrees he would like the motion to reflect that the committee does understand what is and is not included. ***Dr. Silva made a motion to clarify that the HFN and superintendent's office suite and associated School Department offices will not be included in or part of the FF&E package for the Jacobs School. Jim Tobin seconded the motion.*** Charlie Ryder asked if this means that some areas of

administration are included. Troy Randall said the principal's offices would be included but not the entire central administration. *All approved.*

- **Memorial School:**

- **Certificate of Substantial Completion:** Troy Randall informed the committee that the certificate of Substantial Completion for the Clock Tower remediation needs to be executed as a formality. As the Committee is aware the project is substantially complete and the effective date is August 29, 2006. The certificate needs a signature from the chairman. Troy noted the biggest component is the start of the warranty. *Dr. Silva made a motion to authorize the Chairman (John Reilly) to sign the Certificate of Substantial Completion for the Clock Tower Remediation at Memorial School. Charlie Ryder seconded the motion. All approved.*

- **High School:**

- **Application for Payment #1 – EastCoast General Contractors:** Troy informed the Committee that EastCoast's application for payment is in the amount of \$3,277.50 and covers the bonds, insurance, permit fees, etc. Troy noted EastCoast has mobilized and started demolition. Ai3 would recommend approval of this amount. *Paul Dunphy made a motion to approve Payment Application #1 for EastCoast in the amount of \$3,277.50. Charlie Ryder seconded the motion.* John Reilly asked if this is reflected in the warrant. David Twombly said a warrant was added. *All approved.*

CCD #1: Troy Randall informed the Committee that at the high school as EastCoast worked to demolish a portion of the sound booth, an existing utility chase concealed an abandoned rain leader and copper pipe in the duct. The copper pipe had six feet of asbestos insulation around the perimeter. UEC contacted the State to keep the process moving and to get a waiver to have that asbestos removed. A number has been provided by the DEP and EastCoast is in the process of removing the piping and rain leader. This will be CCD #1 that they will ask the committee chairman to sign. It will be a very small amount, maybe \$2,000 to \$3,000. Ai3 would recommend authorizing the Chairman to sign in order to keep the project moving. Rhoda Kanet asked if any containment is needed in terms of safety and if this will result in any impact on the schedule. Troy Randall responded there would be no impact on the school, there will be containment of the six-foot section and they will hand bag it and dispose of it properly. This will be a couple-hour process. Cathy Bowes asked if that is why there is plastic sheeting up now. Troy Randall said that containment is required for the project itself; to make sure it is separated from the occupied area. Cathy Bowes asked if any asbestos has been disturbed yet. She was told no. Jay Meschino asked if there is a specific dollar figure for the Change Order yet. Troy Randall said no, it is a tight timeframe so in order to keep the process moving

efficiently, it will be done on T&M. At the end of each day David Twombly will sign off on the hours related to the CCD. *Cathy Bowes made a motion to authorize the Chairman (John Reilly) to sign CCD #1 for the high school auditorium renovations (EastCoast). Paul Dunphy seconded the motion. All approved.*

5. Fiscal Report:

- **Warrant #452** was presented to the Committee containing four invoices for the high school totaling \$15,122.66.
 - One invoice from Garrity and Knisely in the amount of \$3,200.74 for legal services associated with the Dumas case during August and September.
 - Three invoices from Ai3 totaling \$11,921.92 for electrical punch list review (\$1,656.00), reproduction of documents and postage related to the Dumas Roofing lawsuit (\$4,670.92), and additional services (\$5,595.00). The punch list review and additional services invoices will be added to the back charge list.

Paul Dunphy made a motion to approve Warrant #452 in the amount of \$15,122.66. Dr. Silva seconded the motion. All approved Warrant #452 in the amount of \$15,122.66.

Paul Dunphy asked about Ai3's invoice containing charges from Andrew T. Johnson. He noted there is a charge for 884 laser color copies and asked what that is all about. Troy Randall replied it was for reproduction of photographs and correspondence required by Dumas Roofing's attorney prior to the deposition. Paul Dunphy noted this one invoice did not say litigation. Paul Dunphy questioned the UPS items sent to Stefan Jouret. Scott Dunlap said that is the Dumas Roofing's attorney. *Scott Libby entered the meeting.*

- **Warrant #453** was presented to the Committee containing three invoices for the Jacobs School totaling \$680,207.57. PMA has reviewed and approved these invoices.
 - Two invoices from Architecture Involution totaling \$18,082.87 for postage (\$122.13) and design service (\$17,960.74).
 - Payment Requisition #4 from TLT Construction in the amount of \$662,124.70 for construction costs through October 31. PMA and Ai3 have reviewed and approved this invoice.

Kevin Richardson made a motion to approve Warrant #453 in the amount of \$680,207.57. Charlie Ryder seconded the motion. All approved payment of Warrant #453 in the amount of \$680,207.57.

- Warrant #454 was approved by the Committee earlier containing EastCoast General Contractor's Payment Application #1 in the amount of \$3,277.50.
6. **Owner's Project Manager Update (PMA):** Scott Libby handed out the budget report to the Committee. He apologized for being late and explained he was stuck in traffic. He added Eric Lowther is on his way as well. Scott noted TLT is 9.2% complete and based on the dollars spent nearly 30% of the contingency has been spent and a lot of these are expenses incurred prior to construction.

Scott Libby said he was informed that at the last meeting the Committee approved costs to the project that he is not in agreement with. He noted on the left side of the budget report under construction costs the items highlighted in red are those added. This is used to track new issues. This pushed up the "Other Costs" to \$425,923.22. The design costs and construction remain the same and 29.37% of the contingency has been expended. Scott Libby said construction is going well. Even though there was a delay starting, TLT has worked aggressively to get back on schedule. They are doing some work out of sequence, which is a benefit to the project. They have been taking advantage of the unusual weather to work on Harborview and they expect to be completed next week and should be paving it soon. They are pushing hard to get that behind us. The loom piles have been hydro seeded until the spring and the construction steel is well on the way. They are putting a heavy emphasis on structural steel to have it enclosed for the winter conditions. To get the slab on grade out of sequence will allow the erection of the first floor framing. Paul Dunphy noted the Committee approved the drainage pipe but he does not see it on the report. Scott Libby said he went on record as stating that this increased pipe size is overkill but explained it is carried in the pending Change Order column #3 – it is included in that number. He said to date one change order has been approved which was a no cost change. The drainage will be included in Change Order #2 once finalized but it is not a specific line item. Scott Libby informed the Committee that when a budget item goes above the designated value the numbers are highlighted in red and come out of contingency so we need to be sensitive to the money. We would be fortunate to not have any big hits. Scott Libby apologized for not being at the meeting last week. He noted he has not received validation from the Town of the project budget. Chris McCabe asked what exactly he is looking for. Scott Libby said he would like to have agreement from the town that validates and can show that this amount we are working back from is real. Chris McCabe said he would give that validation but added that work has been done and if they need something in writing he will do that. Chris McCabe added let's not reference those kinds of statements, they are not accurate and we have never gone forward without the money available.

Kevin Richardson asked if there has been any discussion about Keyspan. Scott Libby said the contract was signed last month and they are pushing them to get it installed by December 1 but that may slip. David Twombly has been in contact with them. Scot Libby said they recently received good news that the Town is eligible to receive approximately \$37,000 in pending rebates. From a budget point of view if those rebates are given to the Town you

may want to take that back to the contingency. Scott noted this gas line work started out at a cost of \$220,000 and was negotiated down.

Jay Meschino noted the pest control is still active. David Twombly responded it has been reduced to a monthly application rather than weekly. Scott Libby suggested the Committee consider putting them on hold for now and if there are any complaints they will be addressed. He said he thinks they are past the seasonal disruption period and there is no evidence of them on the site now. Jay Meschino asked if there is any way WatchAll can determine the need. David Twombly said they told him there is minimal activity. David Twombly asked if the Committee wants to back off for the winter. Jay Meschino said it is premature to pull the plug. Scott Libby said to date over \$1,200 has been spent and \$3,700 has been forecasted. Dr. Silva asked when the last hit occurred. David Twombly said a week or two before they stopped the weekly treatments and there have been none since then. It was noted the next bill would probably arrive in the next few days. David Twombly said he would have to ask WatchAll if suspending service from December thru February would require the weekly start-up applications or if we could just resume the monthly service. John Reilly noted the discussion would be tabled until the next meeting.

Pat Finn had a question on hazardous material abatement monitoring. He said on a warrant a few meetings ago Ai3 marked testing services up 15% and PMA marks up 10%. Pat Finn said he feels PMA should be handling these things if for no other reason than the lower mark-up even though he knows Ai3 has done it in the past. Scott Libby said that is a timing issue. In essence there is a contract in place for that consultant just as PMA does with Briggs, although it may be possible to transfer the contract. He said he understands what Pat is saying regarding the mark up but that is what the committee agreed to. Pat Finn said he thought PMA would be handling it. Scott Libby said if they were here a few years ago they would have. It was nearly the end of design when they came on board and that was already established.

Jim Tobin asked about the line item for the police detail and questioned if it has been determined who is paying that \$4,000 since he has not seen it on a warrant. Scott Libby said they have not received an invoice yet. David Twombly added TLT was responsible for the detail when they were working on the road, however any other details we are responsible for. During one month \$4,000 worth of details were incurred from the Police Department. David Twombly said he sent an e-mail to them asking for an invoice but he has not received it yet. Jim Tobin asked why we have to pay this. David Twombly responded because it is building project related and the police felt it was needed for safety purposes. John Reilly added we have to keep in mind that at the time, trucks were coming the wrong way and coming behind the school at recess, some trees were run over by trucks and it was a public safety issue. There were a lot of concerns by the residents and parents. We need to be cautious when we talk about the reasons why this was needed. David Twombly added there were more safety concerns at the beginning but after the first month they agreed to back off and only have details when TLT is working on the road. John Reilly added when TLT was faced with

having them more often, they policed themselves. Scott Libby said he thinks things got ironed out and everybody is on board with the protocol.

Scott Libby noted Eric Lowther handed out a report. To date they have about 54 RFIs that have been handled very quickly by Ai3 and he applauds their effort. With the current warrant approval, \$1.89M has been spent which is about 9% complete based on dollars. Under Cash flow, the green bars are planned cash flow, the blue bars are actual cash flow and black is cumulative. Scott noted the cumulative is a bit below the projected at this point since the cash flow was weeks into the project. Eric has been working with the contractors and reevaluating the projected cash flow. Once adjusted, that blue line will track closer to the black. There have been an average of twelve workers per day. There has been a slight downsizing in the last week or two due to the focus on the structural steel. He feels they have the right crew size for the work being done. Scott said he is happy to report that things are going well and we are already four months into it. Also included in the report are photographs taken recently. Harborview Road is near completion. Jay Meschino said he noticed listed under the key issues is the mold in the portable classrooms and asked if we are discussing that in detail. John Reilly said we would discuss that later. Pat Finn said he has not yet seen a plan or have any idea of where we added the three additional drains and asked if they are anywhere on these pictures. Scott Libby said the work has not been done yet and he does not have the details. Troy Randall noted on picture #4 to the left of the hydro seeded pile there is another pile and there would be an under drain running along those two piles in the ground and the surface drains would be connected running parallel to Battery Road along the property line.

Bill Tramontana thanked the contractor for hydoseeding the dirt pile and noted on the one closest to him the hydro seed has been removed and asked if it will be reseeded and why it was removed. Scott Libby said he was not aware it was removed but he will address it with Jeff in the morning. They are very sensitive to issues raised and it is a good relationship doing what they can. Bill Tramontana agreed they definitely have been great.

Paul Dunphy asked that the photos be dated. Scott Libby agreed to do that. Paul Dunphy asked what Scott was trying to tell us about the RFIs. Scott Libby said the RFIs are mostly questions on specs but this is a measuring tool where architects tend to fall down and that is not the case here. They (Ai3) are very sensitive to time and respond quickly to RFIs. We have a good set of drawings. Scott Libby said Jeff is experienced in the field and he is comfortable that it is a good set of documents. To have this few RFIs is a good sign. About half are clarifications RFI like if an industrial hygienist will be hired, or asking for the address of the site although these things still count as RFIs. Scott Libby said ten RFIs have resulted in Proposal Requests and that is a good trend because an RFI is usually a kick off to a change. This is just a tool to measure the architect's performance and their loyalty is in the project and they have a good reputation in the business. Scott Libby added when they move to the renovation part, it will likely get more intense but they don't foresee anything now. Eric Lowther said even though all the trades are not involved yet they are getting questions

from the more complicated trades. Scott Libby said they are now talking about things like curtain walls that you won't hear about for six more months.

Pat Finn asked if we would see Jeff Costa more often. Scott Libby said he lives in Taunton but if the Committee wants him to be here he can ask him to do so. Scott Libby added if there were specific issues that he needs to be here for they would bring him but they were trying to give him nights off. Scott Libby said he would prefer that Jeff Costa not have to come. Pat said that is okay with him. Kevin Richardson asked if he is getting faxes from the school every day. David Twombly said the faxes go to TLT, not Jeff Costa at PMA. They then confer and David is sometimes contacted. The process is the teacher fills out a form and Christine Cappadona faxes it to TLT and Don looks into it and Jeff is sometimes consulted. Kevin Richardson asked if there is a process to notify them of the resolution. David said Ray Joyal or Christine Cappadona should do that. John Reilly said it would be a good practice to fax both TLT and Jeff Costa. David Twombly said he has suggested targeting one time of the day unless there is an emergency situation to send them over. Scott Libby added Jeff is in the loop. David Twombly said as an example, last meeting John Reilly brought up the barriers and reconfiguring the fence. This was brought to Jeff and Jersey barriers were placed around the recess area and Jeff helped reinforce the fence. There is definitely communication there. Scott Libby said they hand selected Jeff Costa to do this job and he added a lot of value.

Charlie Ryder asked if the teacher liaison person, once selected, would be talking to Jeff regularly. Scott Libby asked the Committee to elaborate on the position. Cathy Bowes said they are meeting this Monday (11/13) at 3:30p at the Central Administration and this selection committee would put together the job description for the liaison, so that is yet to be determined. The superintendent, principal, and two members of the School Building Committee would take part but the exact duties have yet to be determined. Scott Libby said this is the first time he has heard of this type of position and has never had this assigned on a project before. John Reilly said they did it on the last project and it helped alleviate concerns before they became problems. Scott Libby said he talked to Chris McCabe early on in the job to designate one voice for the committee and that is David Twombly and it is a good way to flow information and it is working great. Scott added Dave's dedication and loyalty are a huge help. Pat Finn asked with that said would Scott prefer to relay information through David Twombly rather than the liaison. Scott Libby said yes he would prefer that. David Twombly reiterated the job has not been defined yet. Scott Libby said from his perspective, David Twombly knows the bigger picture and for that person David Twombly would be the most logical go-to person rather than PMA.

John Reilly asked if everyone is up to speed on the portable classrooms. David Twombly informed the Committee they found mold and high moisture levels on the east facing side of the modulars and hired Oasis to test it. The fifth grade will be moved starting Monday to Memorial School. The Oasis tests results came back with high concentrations of spores in the walkway because it is enclosed and there is not a lot of airflow. There are high mold

spores in the rugs and some mold in room 1 and 2, which are closest to the school, but this was not too alarming. Last week they had people in to bid the job. One came in with infrared and they noted high wind and rain infiltration on the east side. In addition, water was somewhere underneath the skirt. Friday after the second company came in and noted a mold smell, he gave this water issue some additional thought and he decided to call Oasis. On Monday he asked Jim Griffin to open the bottom skirt on the modulares to find the water source. They found some old rugs under there, which was an obvious haven for mold actively. Matt Montafusco of Oasis took photos of it. The remediation bids they were getting in did not include work underneath the modulares. John Reilly asked what the vote was of the School Committee. He was told the School Committee voted to send the fifth grade to Memorial School for the remainder of this school year. Kevin Richardson noted there were two things -- the modulares and the classrooms in the gym. The classroom conversion in the gym was taken out and now is not planned. They could possibly keep the fifth grade at Memorial but we still need four more classrooms so we might need to keep the modulares. John Reilly said a week ago we learned another community might be interested in purchasing them. He said we could go in that direction if we want to get rid of them. David Twombly said because the fifth grade is being moved to Memorial School that gives us time to reflect on what we want to do but the scenarios change frequently and he needs the committee to provide some direction. John Reilly said we have to get a price on cleaning them. David noted the cost to convert the gym was \$114,000 and we got price of \$150,000 from another town to purchase the modular classroom. If we removed the modulares from the site that would make some time up on site work. David Twombly said if we got rid of the modulares we would receive a credit for the cost of a new walkway when the entrance is relocated. David Twombly said the way he understands it is if we sold the modulares to a municipality we would not have to put it out to bid but if they were sold to anyone else we would. In addition any money made from that sale has to go into the Town's general fund and would not go directly back to School Building Committee, that would require a Town Meeting vote to re-appropriate. This may be a viable option but we may not see the money. Chris McCabe said what David said it correct on all three accounts. Jay Meschino asked if the plan all along was to sell them when we were done with them. Bill Dwyer asked if the price of \$150,000 was for all modulares. David Twombly said yes but that plan fell through. Pat Finn said we have to look into this closely. We have to give our guys direction to get a ballpark price on what they would charge to do the work to get up and running and see if it is more than the \$114,000. Scott Libby added if we gave the general contractor direction to include the alternate (gym conversion) out of gate that is one thing, but now we are four months into the project. To include this now could throw a kink into the mix and jeopardize the schedule plus it could add to the price. John Reilly asked when we would have remediation pricing. David said he hopes by Monday. David Twombly informed the Committee there is one other possibility. Chris Cormier of TLT has expressed interest in our modulares for their use. This would allow them to remove their trailers from the site and take it over. We can work out a lease with them, and maybe working with Ai3, we could lower the cost of the gymnasium work. John Reilly said we will need a solid commitment from the School Department about what their plans are and we will work that into our timetable.

Town of Hull
Building Committee Meeting
Thursday, November 9, 2006
Page 10

Kevin Richardson noted the School Committee is scheduled to meet on Monday night. David Twombly added if we can pull the TLT trailers out, that would create a larger playground area for students. John Reilly said he would also like to note the modulars are part of the building projects and requested e-mail updates for the School Building Committee. The other issues are any money spent to convert the gym into classrooms or mold remediation may not be reimbursable. It was noted we are already over our limit. Scott Libby asked if anyone looked into insurance. David Twombly said he called the insurance company and the adjustor will be out on Monday but it was not covered last August. Chris McCabe noted these are different circumstances. David Twombly said the difference is the cause of the water infiltration.

Commissioning Agent: Paul Dunphy requested the Commissioning Agent be taken out of sequence. The Committee agreed. David Twombly said he and Jim Griffin attended a seminar regarding commissioning and it would be a great thing for the school building project. He talked to Griffith and Vary, PMA and Ai3 about it. We could do post construction commissioning but it is preferred during design. One possibility is to do it at the end of the project to make sure the HVAC is operating according to design, and compare the contract with Griffith and Vary's to determine responsibilities at the end of the project. This would help Jim Griffin out a lot and avoid a lot of problems we had at the Memorial School and high school. Scott Libby noted the specs say the Owner may take the option of a commissioning agent. From a menu point of view, they can provide services and are very sensitive to duplication of effort for the service provided by the mechanic engineers. The benefit of a commissioning agent is they have no vested interest and are there for the owner's benefit. Long term that third party validation goes a long way. The feedback he has received is the owners are glad they did it and feel it was money well spent. He noted you would not get a lot of added value at this point in the project but toward the end they would be involved with the vendor start-up and that is a big value beyond the one-year warranty to keep them on the project. That is when it is the best value. The typical cost of commissioning is in the range of ½% of the construction cost for a third party liaison after the fact. Charlie Ryder said at one of the Tuesday construction meetings TLT mentioned they could help as we go through the process so we might want to take advantage of that. Scott Libby said he would agree but a third party has no vested interest. Scott Libby said he believes Jim Griffin, David Twombly and other members of the Committee would have input. Paul Dunphy said he has been pushing for this for a long time and agrees it should be a third party to make sure we got what we paid for. The documents going forward are invaluable to the maintenance staff. Paul Dunphy encouraged the Committee to pursue and suggested going out to bid now. David Twombly said he is looking for the committee support of the concept. David said he has a sample RFI document and can work with PMA to get it ready. Scott Libby said they have RFPs from other projects too. John Reilly asked if anyone opposed to the idea. No opposition noted. David Twombly will work with PMA to draft an RFP for the Committee to review and take a vote on at that time.

PMA departed meeting.

6. Town Manager's Report:

- **MSBA Audit - High School:** Chris McCabe said the audit results are self explanatory. The MSBA has completed the audit of the high school. The MSBA allowed square footage for the project was 93,234 and our actual square footage was 102,138. In addition the audit found \$232,000 in ineligible costs, which we did not qualify for reimbursement. There was \$543,000 in eligible costs in excess of the maximum allowable costs so any adjustment to the ineligible costs would not result in us getting any additional money. The Town received the final check in the amount of \$6,176,060 on or about the last day of October and we are continuing to borrow \$1.1 million to close out the project and issue the bond for that next summer. John Reilly noted some of the items rejected by the State are on our back charge list. Charlie Ryder noted page 5 of the report, enrollment at the school in 1999 and projected 2010 enrollments does not have the current enrollment filled in and that would be nice to have. Chris McCabe noted that information was submitted to the State and we will give everyone a copy of it in next meeting's package.

Pat Finn asked if John was trying to say a lot of these back charges that were not accepted by the State are pending negotiation with the bonding company. John Reilly responded, one was for Jackson Construction's electricity usage for \$60,000 and gas bills. If these are worked into our settlement, that is money that comes back. Jim Lampke asked if John is talking about getting money back from the contractor because Chris McCabe was referring to the State. John Reilly said if \$535,000 will not be reimbursed but some of it is in negotiations with the bonding company. Jim Lampke said what John Reilly is talking about is not the State -- it is the bonding company. Charlie Ryder asked what the total amount received from the State is on this project. Chris McCabe said he doesn't have the exact figure on him but can go across the hall and get it. Charlie Ryder said according to the estimate, they were going to reimburse the Town \$18.1 million. Chris McCabe said we received everything we were eligible for. Rhoda Kanet asked if in looking at the \$200,000 rejected by the State does it give an indication of changes that should be made for the Jacobs project if we know expenses will be rejected. John Reilly noted some of the items rejected were transporting lunches, utilities, banners for the gym, graduation at the Music Circus, etc. Chris McCabe stated they were all legitimate costs and it was money we had to spend. Pat Finn said everyone he has spoken to has had nothing but good things to say about TLT so if things continue this way, we won't have all the same issues we did at the high school.

Beatrice Sloan noted the administration space would be rejected and added it was supposed to go to the high school. She asked how much the administration wing is going to cost. It was noted that would be difficult for them to determine. As part of the audit,

Town of Hull
Building Committee Meeting
Thursday, November 9, 2006
Page 12

they will come up with a number but Scott Dunlap cautioned against speculating on that number now.

7. **Superintendent's Report:** None this evening.
8. **Old Business:** John Reilly noted an Executive Session might be needed before the next scheduled meeting pending the results of the infrared test results.

Jim Tobin asked if we know what the maximum allowable square footage is for the Jacobs project and how much is not going to be reimbursed. Chris McCabe said yes, \$20 million will be reimbursed and the project budget is \$27.6 million, which is significant. Scott Dunlap said based on the square footage cost we don't know yet if the State will continue to adjust that number up. They have not established that number for the projects started in 2006, but it could only get better. Chris McCabe noted the Town also applied for the bridge loan for the entire amount needed.

Pat Finn noted that he would like some closure on the contract with Commercial Bidding Limited and would like it on the next agenda. He said there was a warrant for January and February at \$7,500 each month that was put on hold while waiting for more information. He would like to pay that and put it on the back charge list before final negotiations with the bonding company. He said he thinks we are obligated to pay what was called for in the contract.

9. **New Business/Submission of Agenda Items**

Paul Dunphy asked if the Committee members have to reapply to be on the School Building Committee. John Reilly said they are assuming everyone wants to continue on the Committee and do not need to reapply.

Dr. Silva made a motion to adjourn the meeting. Paul Dunphy seconded the motion. All approved. The meeting adjourned at 8:37pm.

Respectfully submitted,

Debbe Bennett
Recording Secretary