

MEETING MINUTES

Project: Peabody Welch Elementary School
 Subject: School Building Committee Meeting
 Location: Zoom Conference Call
 Distribution: Attendees, Project File

Project No: MP17-114
 Meeting Date: 1/19/2023
 Time: 9:30 AM
 Prepared By: A. Place

Present	Name	Affiliation	Present	Name	Affiliation
	Edward Bettencourt*	Mayor	✓	Mike Burton	DWMP
✓	Beverley Ann Dunne*	SBC Chair	✓	Christina Dell Angelo	DWMP
	Josh Vadala*	Superintendent		Mike Cox	DWMP
✓	Sam Rippin*	SBC Member		Rachel Rincon	DWMP
✓	Jarrold Hochman*	SBC Member	✓	Aidan Place	DWMP
	James Hafey*	SBC Member		Donna DiNisco	DiNisco
✓	Peter McGinn*	SBC Member		Ken DiNisco	DiNisco
	Ryan Melville*	SBC Member		Vivian Low	DiNisco
✓	Michelle Massa*	Welch Principal	✓	Jeff Oxsalida	DiNisco
	Kara Migliozi*	SBC Member	✓	Jim Shuttlesworth	DiNisco
✓	Michael Gingras	SBC Member	✓	Todd McCabe	Consigli
✓	Edward Colbert*	SBC Member		Kristy Lyons	Consigli
	Albert Talarico	SBC Member		Andrew Malian	Consigli
✓	Jillian Gonzalez*	SBC Member	✓	Chris Kavanaugh	Consigli
✓	Jenn Dort*	SBC Member		Amber Peach	Consigli
✓	Elizabeth McGivern*	SBC Member			
	KerriAnne Wheeler*	SBC Member			
✓	Daniel Doucette	SBC Member			
	Thomas Griffin	SBC Member			
	Christopher Lord*	SBC Member			

* SBC Voting Member

Item No.	Description	Action
31.1	Call to Order: 9:32 am meeting was called to order by SBC Chair B. Dunne with 9 of 16 voting members in attendance.	Record
31.2	<p>Previous Topics & Approval of November 17th, 2022, Meeting Minutes:</p> <p>A motion to approve the 11/17/2022 meeting minutes as submitted made by M. Massa and seconded by B. McGivern. Discussion: None. Roll Call Vote: J. Hochman – Yes J. Gonzalez – Yes - B. McGivern – Yes – P. McGinn – Yes J. Dort - Yes B. Dunne – Yes M. Massa – Yes – E. Colbert - Yes. Abstention: S. Rippin. Motion passes, minutes approved.</p>	Record
31.3	<p>Construction Update:</p> <ul style="list-style-type: none"> ➤ C. Kavanaugh starts the construction update. Shows the new facade windows that have been installed. The new entrance curtain wall will be installed in February. Shows progress on the roof, which is weather tight and substantially complete. Has started setting the equipment stands for the heat pumps. Then shows the mockup room, explains how this is a trial run to show owner and architect before doing the rest of the classrooms. Shows the acoustical ceiling tile grid installed, the mechanical, electrical and plumbing fixtures are getting dropped in as well. The paint has been installed and primed the first coat. Then talks about the east wing, which is the wing of the existing classrooms. Says the ceiling grid has been installed and paint walls have been primed. Says on the west side of the school is in the same stage as well. Then talks about the corridor and how the walls have been primed and the ceiling grid has been installed. Then talks about the media center, which has been all boarded taped and sanded. The media center will be painted next week. 	Record
31.4	<p>Budget Update:</p> <ul style="list-style-type: none"> ➤ C. Dell Angelo goes into the budget update. Shows the financial summary in the slideshow. Owner soft costs contingencies nothing has changed. There has been an additional amendment with DiNisco for asbestos monitoring and geotech work. Also, onto change order number five. The forecast amount is higher than last time due to some anticipated upcoming costs. ➤ C. Kavanaugh says that in change order number five, more than half of the \$97,000 was through procurement of some FFE kitchen equipment. They were able to get lower costs through the project’s kitchen equipment subcontractor instead of an FFE vendor. ➤ P. McGinn asks about the forecasted amount. C. Kavanaugh responds saying that its mostly due to the temporary measures around the ERU 	Record

	<p>(Energy Recovery Unit) 1 unit. The delivery date has been pushed out on the equipment; therefore, temporary measures will be needed which explains the forecasted increase.</p> <ul style="list-style-type: none"> ➤ P. McGinn asks about the forecasted amount for the GMP Contingency. C. Kavanaugh responds saying that they are forecasting premium time for the rest of the phase as well as some re-work on the shear walls to satisfy some structural components. C. Dell Angelo says this includes submitted and pending based off the change log. 	
31.5	<p>Other Topics not Reasonably Anticipated 48 hours prior to the Meeting:</p> <ul style="list-style-type: none"> ➤ P. McGinn asks about what they project for construction status in the month of September and if it would be available as a voting precinct. C. Kavanaugh responds saying by September Consigli will have control of the gym and the double stack of classrooms that are on the backside of the building closest to the baseball field. Agrees that if voting is done in the gym that voting wouldn't be feasible. 	Record
31.6	<p>Public Comments:</p> <ul style="list-style-type: none"> ➤ None. 	Record
31.7	<p>Next Meetings:</p> <ul style="list-style-type: none"> ➤ SBC 32 – Thursday, February 16th 2023, 9:30 am on Zoom. 	Record
31.8	<p>Adjourn: 9:54 am A motion was made by J. Hochman and seconded by J. Gonzalez to adjourn the meeting, Discussion: None.</p>	Record

Sincerely,
DORE + WHITTIER
 Aidan Place
 Assistant Project Manager
 Cc: Attendees, File

The above is my summation of our meeting. If you have any additions and/or corrections, please contact me for incorporation into these minutes.