

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: 5/25/2023
 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
✓	Jarrod 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
✓	Jillian Gonzalez*	SBC Member		Andrew Malian	Consigli
✓	Jenn Dort*	SBC Member	✓	Chris Kavanaugh	Consigli
	Elizabeth McGivern*	SBC Member		Amber Peach	Consigli
	Kerri Anne Wheeler*	SBC Member			
✓	Daniel Doucette	SBC Member			
	Thomas Griffin	SBC Member			
✓	Christopher Lord*	SBC Member			

* SBC Voting Member

Item No.	Description	Action
35.1	Call to Order: 9:34 am meeting was called to order by SBC Chair B. Dunne with 9 of 16 voting members in attendance.	Record
35.2	<p>Previous Topics & Approval of April 27th, 2023, Meeting Minutes:</p> <ul style="list-style-type: none"> ➤ A motion to approve the 4/27/2023 meeting minutes as submitted made by M. Massa and seconded by J. Hochman. Discussion: None. Roll Call Vote: S. Rippin – Yes - J. Dort - Yes - B. Dunne – Yes – K. Migliozi – Yes – P. McGinn – Yes – C. Lord – Yes – J. Hochman – Yes – M. Massa – Yes – J. Gonzalez - Yes. Abstention None: None. Motion passes, minutes approved. 	Record
35.3	<p>Construction Update:</p> <ul style="list-style-type: none"> ➤ C. Kavanaugh starts the construction update. Starts by saying they are working on exterior façade framing and sheathing. Blocking for the new windows will be going in as well. Rough electrical overhead is ongoing on the second floor as well. At the beginning of next week will finish up foundation work at the new elevator and build the wall next week. They removed the existing railing and installed the new railing for the stairs. On the second floor are the newly installed rain leaders. All the FCU (Fan Coil Units) have been hung in the classrooms and corridors in Phase 2A. In the first-floor corridor, duct work is going up as well as electrical rough in is ongoing. In the kitchen plumbing underground is ongoing, drainage and new floor drains are being installed. In the elevator pit, they placed the footing for the pit yesterday. On track to do the foundation wall for tomorrow. ➤ C. Kavanaugh goes over the summer schedule. Says the entire site will be having activities ongoing. They will be replacing the front sidewalk, the façade work will be occurring in the front of the building as well, as well as completion of the renovated spaces in Phase 2A. 	Record
35.4	<p>Budget Update:</p> <ul style="list-style-type: none"> ➤ C. Dell Angelo goes over the budget update. Says nothing has changed in terms of soft costs since our last SBC Meeting. They are still carrying \$192,293 for soft costs. For owner’s construction contingency, Change Order 008 was approved, which means the approved total is \$331,782.79 and \$551,321.21 remaining, also forecasting \$147,771. GMP/CM Continency approved transfers to date is \$294,042, which makes the approved total \$362,025. There is \$392,037 remaining, with a forecast of \$15,073. 	Record

35.5	Other Topics not Reasonably Anticipated 48 hours prior to the Meeting: <ul style="list-style-type: none">➤ B. Dunne says there is action in the senate to increase the funding available to the MSBA, as well as assist projects that were hurt by the increased escalation in prices. The Welch School is one of the schools that would be eligible for additional funding. There is nothing currently confirmed on this. Will be working on this with D+W, DiNisco, and state representatives.➤ D. Doucette says the paving work outside of the contract limits will be scheduled in the spring of next year given Consigli will not be turning over the building until December of this year. The mayor is aware of this and is factoring it into the budget.	Record
35.6	Public Comments: <ul style="list-style-type: none">➤ None.	Record
35.7	Next Meetings: <ul style="list-style-type: none">➤ SBC 36, Thursday June 22nd at 9:30 AM.	Record
35.8	Adjourn: 9:58 am A motion was made by C. Lord and seconded by K. Migliozi to adjourn the meeting, Discussion: None. Meeting adjourned.	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.