

BUILDING COMMITTEE
September 3, 2020

CTE Career Center

7:45-9:00 a.m.

MINUTES

In attendance: Steve Beals (Chair), Len Lathrop, Kara Saranich, Lee Lavoie, Gary Gasdia, Diana Lamothe, Ann Doane, Kevin Rauseo, Larry Russell, Kimberly Organek. Absent: John Pratte, Susan Hickey, Dave Ross.

Building Partners: Senan Murdock, Dan Calley, James Brennan, Bill Conte - Harvey Construction. Jay Doherty, Lance Whitehead - Lavallee-Brensinger

Meeting called to order at 7:45 a.m. by Steve Beals

- **Welcome: Steve**
Steve welcomed the attendees and informed the committee that Alvirne has an occupancy permit for the new spaces. There are also some temporary spaces that will move to their new homes later in the year.
- **Phase Two Phasing Plan: Steve**
Steve updated the committee with where we are and where we are going. He explained each building area and that we were able to start the B area 2 weeks earlier than planned. Heavy Equipment will move to the new heated garage until their space is ready starting in January 2021.
- **Motion to approve Phase Two Phasing Plan by Diana Lamothe and seconded by Gary Gasdia. No discussion. Unanimously Approved.**
- **Part Two Contractor Review and Approvals: Senan Murdock**
Senan presented a document for phase 2 with subcontractor costs. The trade companies were previously approved by the building committee. Many of these companies' costs did not increase for part 2. There were a few companies who increased the costs with a total increase of \$54,599. This will be covered by the contingency.
- **Motion to approve the Phase Two Subcontractors and Phase Two Added costs by Lee Lavoie, seconded by Kevin Rauseo. No discussion. Unanimously Approved. {\$54,599}**
- **Certificate of Occupancy Update: Bill Conte**

Bill Conte stated that we have the certificate of occupancy, the sprinkler system is 100%, fire alarms are updated, lights are on a generator in case of power loss and all state and local building codes have been met.

- Budget Review:
Lance Whitehead gave an overview of the Budget. The state gave us the money we expected, we have grant money, Trustee money and the school board used end of the year money to help support previously cut items. He also gave an overview of where the District contingency account stands.
- The Building Committee took a full site construction tour at 8:15am .
- The meeting was adjourned following the site tour at 9am.
- **Motion to adjourn by Lee Lavoie, seconded by Kara Saranich. Unanimously approved.**

Next meeting TBA.

Palmer CTE Project						9/2/2020			
Conceptual Opinion of Probable Cost						Breakdown			
Total Building Split Based on Renovations and Additions Square Footage & Costs				CTE	HS	Shared Expenses	State	Local	
				93.31%	6.69%	69.98%	30.02%		
				CTE Only Expenses		75.00%	25.00%		
				HS Only or Non-Eligible Expenses		0.00%	100.00%		
				Bond Vote	Phased - All	Part 1 Only	Part 2 Only	Notes	
Upfront Costs, Utility Charges, and Permit Fees									
Not applicable for State Funding									
1.01	Bond and Legal Council and Site Permitting	\$25,000	\$14,500	\$14,500	\$0	Overage billed towards contingency	0	\$14,500	
1.02	Other Permitting and Utility Tie Ins	\$20,000	\$20,000	\$20,000	\$0	Allowance - Verify w/ Local Authorities	\$13,996.50	\$6,004	
1.03	NHDES Alteration of Terrain (AoT) Permit		\$1,250	\$1,250	\$0	State of NH - Overage Billed towards contingency	0	\$1,250	
1.04	NHDES Wetland Dredge and Fill Permit		\$2,503	\$2,503	\$0	State of NH	0	\$2,503	
1.05	Wetlands Mitigation		\$63,095	\$63,095	\$0	State of NH	0	\$63,095	
1	Subtotal - Upfront Costs, Utility Charges, and Permit Fee	\$45,000	\$101,348	\$101,348	\$0				
Site Data									
2.01	Survey Update, Wetlands mapping	\$60,000	\$44,500	\$44,500	\$0	Survey - Hayner Swanson Through LBA	0	\$44,500	
2.02	Traffic Study		\$4,700	\$4,700	\$0	Stephen Permaw 3/14/19 Contract	0	\$4,700	
2.03	Hazardous Materials Studies		\$4,780	\$4,780	\$0	EFP Environmental	\$3,345.16	\$1,435	
2.04	Building Geotechnical Investigations	\$20,000	\$12,752	\$12,752	\$0	SW Cole	\$6,924.17	\$3,828	
2	Subtotal - Site Data	\$80,000	\$66,732	\$66,732	\$0				
Professional Fees									
3.01	Architectural Structural / Civil / MEP / FP Engineering Fees	\$1,637,280	\$1,637,000	\$1,500,000	\$137,000		\$1,145,613.53	\$491,386	
3.02	A/E Reimbursable expenses (estimate)	\$80,000	\$80,000	\$80,000	\$0		\$55,986.00	\$24,014	
3.03	A/E Additional Services		\$14,400	\$14,400	\$0	Additional Permitting Services - 5/2/19 Email	\$10,077.48	\$4,323	
3.04	AV/Lighting Consultant for TV Studio		\$30,000	\$30,000	\$0	Allowance - To Be Determined	\$20,984.75	\$9,015	
3.05	Intercom, Phone, Security System Selection and Design	\$10,000	\$10,000	\$10,000	\$0	Allowance - To Be Determined	\$6,998.25	\$3,002	
3.06	Additional AE Services		\$150,770	\$100,000	\$50,770	Added CA Items, Separate HVAC/FFP Systems, Changes to Adult Day, VE Design Changes	\$105,512.62	\$45,257	
3	Subtotal - Design and Engineering Costs	\$1,727,280	\$1,922,170	\$1,719,400	\$202,770				
Independent Consultants									
4.01	Commissioning Agent	\$50,000	\$40,500	\$35,000	\$5,500	Selected via Committee 5/3/2019	\$26,412.90	\$12,187	
4.02	Construction Inspection & Testing	\$40,000	\$41,100	\$30,000	\$11,100	RPF Environmental = \$13,600 (estimated per email dated 09/03/2019), Testing Agent Contract John Turner: \$27,500	\$28,762.81	\$12,337	
4.03	Owner's Clerk of the Works	\$100,000	\$0	\$0	\$0	Building Committee Declined 5/21/2019	0	\$0	
4	Subtotal - Independent Consultants	\$190,000	\$81,700	\$65,000	\$16,700				
Furnishings & Equipment									
5.01	CTE Technology (CPU, infrastructure, cable, wireless, etc.)	\$200,000	\$200,000	\$200,000	\$0	Allowance - To Be Determined	\$150,000.00	\$50,000	
5.02	CTE Equipment & Furniture	\$1,000,000	\$525,000	\$525,000	\$0	Allowance - To Be Determined	\$393,750.00	\$131,250	
5.03	HS Equipment & Furniture	\$100,000	\$75,000	\$75,000	\$0	Not applicable for State Funding	0	\$75,000	
5.04	Custodial Equipment	\$5,000	\$5,000	\$5,000	\$0	Allowance - To Be Determined	\$3,499.13	\$1,501	
5	Subtotal - Furnishings & Equipment	\$1,305,000	\$805,000	\$805,000	\$0				
Construction Costs including Accepted Alternates									
6.01	CTE Site construction including Courtyard	\$498,500	\$1,043,607	\$1,043,607	\$0	Deduct Alternate #18, Harvey GMP	0	\$1,043,607	
6.02	CTE Culinary Equipment		\$371,049	\$371,049	\$0		\$278,286.75	\$92,762	
6.03	High School Art Renovations	\$289,500	\$280,594	\$280,594	\$0	Deduct Alternate #20, Harvey GMP	0	\$280,594	
6.04	High School Special Ed Renovations		\$348,480	\$348,480	\$0	Deduct Alternate #21, Harvey GMP	0	\$348,480	
6.05	Sprinkler Systems at Historic HS	\$1,323,500	\$789,000	\$789,000	\$0	Deduct Alternate #22, Harvey GMP	0	\$789,000	
6.06	CTE Storage Building		\$172,859	\$172,859	\$0		\$129,644.25	\$43,215	
6.07	Greenhouse	\$162,500	\$247,525	\$247,525	\$0		\$185,643.75	\$61,881	
6.08	Part 1 CTE Additions and Renovations (GMP)	\$18,192,000	\$15,801,766	\$15,801,766	\$0		\$11,701,324.50	\$3,900,442	
6.09	Part 2 CTE Additions and Renovations (Alternate)		\$3,148,840	\$0	\$3,148,840		\$2,360,130.00	\$788,710	
6	Subtotal - Construction Costs (GMP)	\$20,466,000	\$22,000,000	\$18,853,160	\$3,146,840				
Contingencies									
7.01	Owners Construction Contingency	\$1,479,220	\$796,140	\$600,000	\$196,140	5% after Bid Recommended	\$597,158.63	\$208,981	
7.02	Other	\$30,000	\$0	\$0	\$0	3.62%	0	\$0	
7	Subtotal - Contingencies	\$1,449,220	\$796,140	\$600,000	\$196,140				
Total Project Estimate								\$ 17,188,061	\$ 8,585,029
State Funded Portion								State	Local
Amount in Right - capped at \$17,000,000									
Community Funded Portion									
Local Project Post Costs for non-reimbursable related to improvements for High School Areas, Site Work, etc. per Number in Right - Cap at \$1,000,000									
Local Funding Sources									
10.01	Local Bond Amount		\$8,282,500						
10.02	Grant Funding		\$300,000						
10.03	Rebates from Electric Company		\$60,000						
10.04	Trustees Donation towards Greenhouse		\$150,500						
10	Total		\$8,793,000					Capped Local Side	



Part 2 Subcontractor Costs

No Cost Increase
Cost Increase

Description	Subcontractor/ Vendor	Original Contract	Part 2 Increase Over Original Contract
Demolition	KO Stone	\$354,403	\$0
Masonry	Pynn	\$1,272,798	\$0
Millwork	AP Dailey	\$519,650	\$0
Roofing	Academy	\$325,600	\$0
Caulking	Streamline	\$138,161	\$0
DFH	Lang Door	\$333,675	\$0
Won Security Door	Won	\$24,754	\$0
Drywall	Red Star	\$717,900	\$0
Paint/Floor Paint	Kaloutas	\$259,198	\$0
ACT	Granite State	\$272,200	\$0
Flooring	R Fraser	\$489,000	\$0
Visual Display Boards	SSNE	\$48,300	\$0
Lockers	SSNE	\$30,500	\$0
Toilet Accessories	SSNE	\$36,700	\$0
ADA Signage	Barlo	\$27,441	\$0
HVAC & Plumb	Palmer & Sicard	\$4,122,809	\$0
Misc Metals	SL Chasse	\$170,000	\$2,800
Rough Carpentry	Pelcon	\$116,400	\$469
OHD	Bode Equip	\$49,312	\$2,704
Storefronts	Galaxy	\$1,124,975	\$693
Fiberglass Windows	Belleletes	\$89,244	\$1,170
Fiberglass Windows Install	Pelcon	\$60,800	\$3,121
Rubber Sports Floors	American Sports Floors	\$13,300	\$1,237
FEC	SSNE	\$4,900	\$500
Wire Mesh Cabinets	SSNE	\$12,500	\$5,300
Sprinkler	J Carter Sprinkler	\$822,000	\$5,300
Electrical	Longchamps	\$2,160,527	\$31,305
		\$13,242,644	\$54,599

Owner's Contingency Log

PCO	Change Order #	Description	Error	Omission	Unforeseen Condition	Owner Request	Pending	Declined	Additional Service	Waived	Total
		Adjustment for NH DES Alternation of Terrain			\$1,061.36						
		Adjustment for Bond and Legal Council			\$3,600,000						
		Fingerprinting			\$3,715,250						
		Total		\$0.00	\$8,376.61	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,376.61
		Change Order Percentages	0.00%	0.00%	0.04%	0.00%	0.00%	0.00%	0.00%	0.00%	0.04%
Contingency Remaining: \$787,763.39											



Start January 1st 2021 - Completed July 1st 2021

Start October 1st 2020 - Completed December 31st 2020

D
Corridor Area

C

A

April Break

B

Start September 15th 2020 - Completed Feb 19th 2021

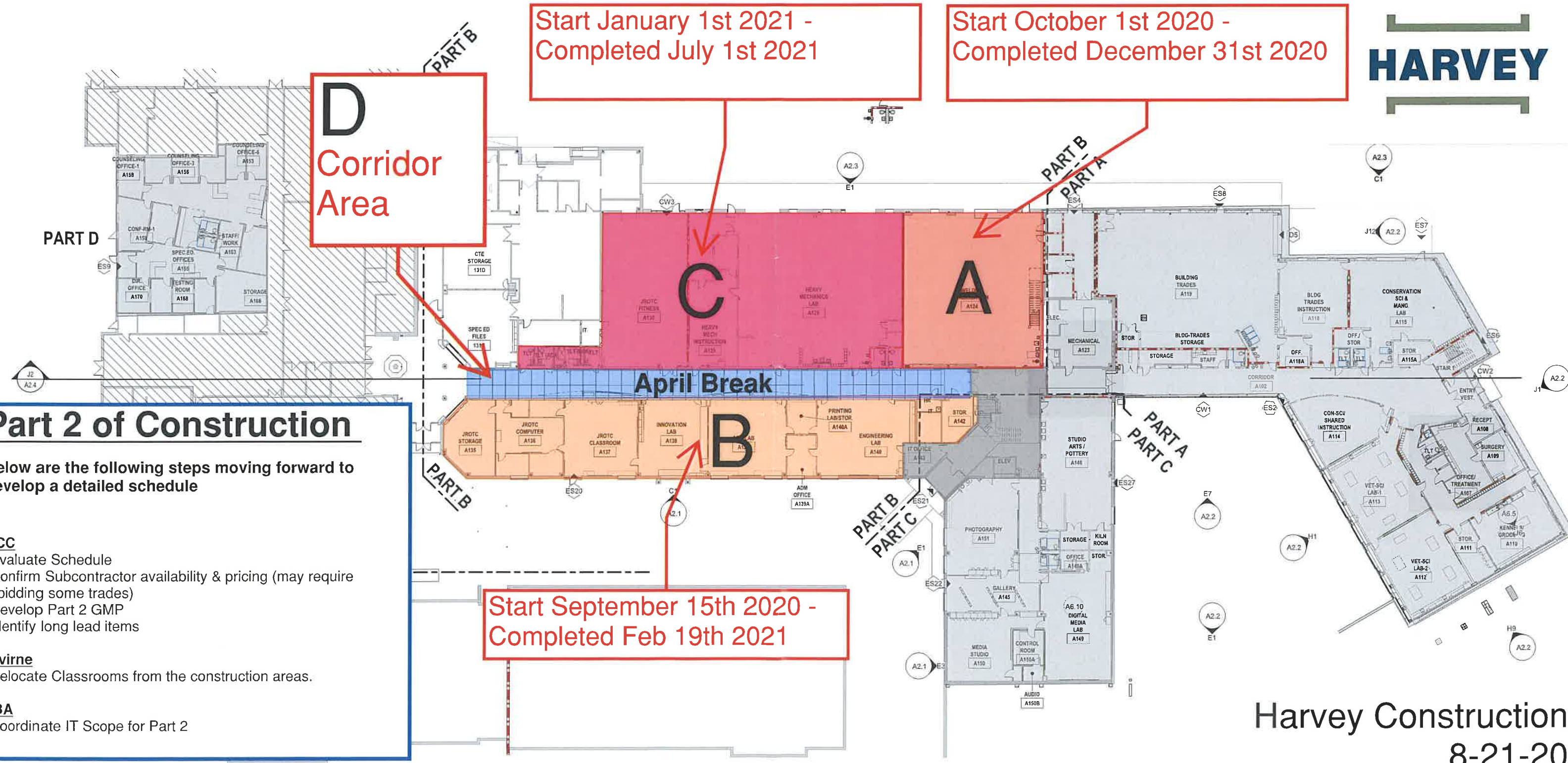
Part 2 of Construction

Below are the following steps moving forward to develop a detailed schedule

- HCC**
- *Evaluate Schedule
 - *Confirm Subcontractor availability & pricing (may require rebidding some trades)
 - *Develop Part 2 GMP
 - *Identify long lead items

- Alvirne**
- *Relocate Classrooms from the construction areas.

- LBA**
- *Coordinate IT Scope for Part 2



Harvey Construction
8-21-20