

GRS Cooperative Schools
Gorham, NH

MEETING NOTES

Date: **January 13, 2009**

Present: Paul Bousquet, Pauline Plourde, Keith Parent, David Goyette, Chad Miller, Paul Partenope, Ben Mayerson, Jo Carpenter, Gil Eaton (Clerk), ~~Tim Long~~, Bob Beaulieu, Luke Salome, (Meridian Construction), Ed Gibson, David Laurin (Banwell Architects)

cc: SAU 20, Eaton, Lee Carroll, HEB, Allied Engineering, R. Eichler, Meridian, Banwell

Action		Item
	1.	Schedule / Progress: Demo for Phase 2 well underway. Punchlist at Ed Fenn 99% complete. Missing 1 more ceiling tile.
MERIDAN	2.	<p>Doors that have been modified by factory reps will still have their lifetime warranty. Luke to forward letter from mfg. (Pending) – Keith noted a couple of doors still bind & don't close properly.</p> <p>Luke has letter and will forward. Luke to confirm modified doors conform to requirements and forward a letter of acceptance and confirmation from Mfr. - Letter expected by Friday 11/14. DL is reviewing letter.</p> <p>Terry from Merrimack Building Hardware explained that the doors were modified as authorized by the factory and that the warranty still remains. He will get a reworded letter for the school. Pending</p> <p>- Meridian is coordinating Keying/Cylinders with Owner & Supplier. Terry from Merrimack to prepare a cylinder schedule for review by Dave Goyette.</p> <p>- Meridian was asked to provide pricing for a replacement door (60-minute) with proper egress hardware (and possibly HM frame) for doorway at Northwest corner of Gym leading to Stairway & Exit – to conform to building code.</p>
	3.	<p>Water Damage: Dave Goyette reported that ServPro had revisited the school and that everything was drying up quickly. ServPro suggested holding off on additional testing for 2 more weeks. Does not think it will be a problem with mold as plaster does not support mold growth and dries quickly. They will revisit in two weeks. (Pending)</p> <p>Dave Goyette reported ServPro visited the site again today and that there is still moisture on the second floor as well as a leak on the 3rd floor. Meridian to contact DeJardins to address the leak and remove any unstable plaster from the ceiling to avoid any issues. Area needs to be opened up so it can dry out. ServPro will recheck in 2 weeks. Serv Pro returned and Room 309 still registers moisture. 50% at the ceiling and 25% at the bottom of the wall. All in a narrow strip of about 6". Appears there may still be a leak present and Bob to check it out. Other areas reported as dry.</p>

		<p>Leaking still reported at 309. Water evident this past Sunday. Above ceiling review needed to determine where leak originates. Servpro will return to check again.</p> <p>Serv Pro was back again today and reported that areas were dry and no moisture was detected.</p> <p>Dave Goyette reported that Room 308, Girls gang toilet, and stair ceilings have started to peel. Believe this is all due to the roof leaks last fall and now that they have dried out, the paint is coming off. Luke is trying to assemble all of the costs to turn over to the insurance companies.</p> <p>This is in the hands of the various insurance companies involved.</p>
	<p>4.</p>	<p>Roof: Still not complete. Gil has given Bob a list of items needing attention. Bob will effort with Desjardins. Roof nearly complete. Outstanding items include: Rail, Hatch curb extension/Hatch replacement, Dust Collector removal, Science area roof leak, Fenn canopy work. (Existing roof hatch is only 3" above new roof & insulation, so it is recommended to extend the hatch curb 8"-12" above roof, and consider replacing the 40+/- year old hatch)</p> <p>Gil reported a leak at the Ed Fenn School at the art room. Will check above the ceiling to make sure it's not a pipe leak.</p> <p>Gil suggests roof warranty date to be changed to Nov 17, 2008 to reflect when the work was actually completed.</p> <p>Paul read from a memo Al Desjardins had sent regarding the recent roof leaks. There may be blockage in a roof drain at Ed Fenn School and this should be scoped. Dave Goyette to handle.</p> <p>Dave Goyette reported that the drain line had been scoped and there was no blockage to report.</p> <p>Al DesJardin has workers on site taking care of the identified leaks and all at the High School have been addressed and he is currently at the Ed Fenn School.</p> <p>Gil reported a small amount of water had been detected in the corridor next to the gym at Ed Fenn. It was not determined if it was the result of a roof leak or was snow that had blown in through a vent or exhaust fan and then melted.</p> <p>No leaks reported this week.</p> <p>Gil reported the Carlisle Rep was on site at Ed Fenn today and prepared a preliminary punch list. He will return in the spring when the roofs are clear to complete the mfg warranty review.</p>
	<p>5.</p>	<p>Ed Fenn: 2 doors not working with regards to security. Bus entrance area and Playground side. Bob to review and respond. Bob requested Ray's Electric to correct the situation. Paul B reported the doors have been disconnected until it can be determined what level of security is desired and how it will meet code.</p>

		<p>Issue with sun screens on South side of building. They were not reattached securely and 1 fell off. Bob to remove the remainder. Sun screens have been removed. Need to decide what to do next and who is responsible for cost.</p> <p>Some issues with pneumatic control lines being experienced. Bob to review and respond. Honeywell on site finding and fixing problems per Dave Goyette. Pauline will forward invoice for work to Luke.</p>
	6.	<p><u>GMHS:</u> Keith would like to see the lights installed in the stairwell soon as it is dark. Lights will be installed this week. Keith reports that it is still dark in stairs because the switches are not easy to locate on each level. Ed Gibson to look at possible solutions including sensors. Ed suggested that the light at the intermediate landing, which is an emergency light, be rewired to be on all the time. Luke to pursue with Ray's Electric.</p>
	7.	<p><u>Substantial Completion Forms:</u> Substantial completion forms needed for Ed Fenn School, Gym, and Phase 1. DL to prepare for signatures.</p> <p>Ed Fenn substantial completion date will be Sept. 2, 2008 and Phase 1 for GMHS will be Dec 23, 2008. The roof warranty was resubmitted with a new date of 11/21/08 and there was discussion as to if this was acceptable or not. DL will review and respond with a recommendation. DL will prepare and distribute Substantial completion forms for signatures.</p> <p>The substantial completion for the roofs at Ed Fenn and GMHS will be Dec. 1, 2008</p> <p>Forms completed and distributed to Luke for signatures.</p>
	8.	<p><u>Energy Recovery Unit:</u> Trane Rep on site this morning to review if unit on the roof can be modified in place to except the recirc louver specified. He reported that it could be and that McGee was looking into getting the pieces to make this happen. Question about if this would affect the warranty and it was said to not be an issue. Trane Rep will issue a letter stating so. Luke to confirm timing. Work in the boiler room to make changes to the water supply to these units still needs to occur. Modifications are expected to be made next week.</p> <p>Luke reports modifications have been made. Science area is still having heating issues and DL has asked Allied Engineering to get in contact with McGee Mechanical Contractors to resolve. Maybe Allied and McGee should speak with Dan Lowe from Honeywell to discuss controls of existing system. Dave Goyette reported that there has been some overheating and under heating in the existing building. Also, the panel in his office is not "speaking" with the boilers!</p> <p>Discussed Change Proposal 15 to address the heating issues at the Science area and locker room area. The solution involves changing a water pump to a higher horsepower as well as some piping changes at the boiler to increase the temperature of the water being delivered to the heating loop serving these areas. According to the McGee foreman, he suggested there would be a shut down of the</p>

		<p>boiler system for about an hour to make the piping changes and then it could be fired back up. The heating lines serving the science and locker area would be down for a couple of hours while the work on those lines took place. They have all the pieces needed and are ready to begin Wed. morning. Direction was given to proceed.</p> <p>There was discussion as to who is financially responsible for this change proposal. There was sentiment expressed by Paul B and others that this should not be the responsibility of the District's as there was heat in these areas prior to construction. DL suggested that it was not a result of construction activity and would review the details with Allied Engineering before making a judgment as to fault or responsibility.</p>
	9	<p>Paul B reports there will be public meetings in the building on Jan 20 and March 5. It is hoped that the heating issues are resolved by the 20th.</p>
	10	<p>Keith expressed concern about construction dust entering the cafeteria. Bob will look for penetrations in the existing wall and foam seal.</p>
	11	<p>Dave Goyette to proceed with additional work in the locker area to fix existing valves and to add some heat (fin tube radiation) where needed under a separate contract. Bob Beaulieu, in an eleemosynary gesture, agreed to replace the small section of existing radiation that was removed at the second floor of the locker area where a new partition was constructed.</p>
	12	<p>Meeting Schedule: Next meeting: Tues. Jan. 20 at 1:00 at the SAU conference room.</p>