

New Elementary Building Committee Minutes, 4/13/2017

Attendees

Committee Members

Ben Tripp

Jim Tribou

Debby Tyler

Mary Tolman

Wendy Jacques

Craig Thill

Jesse Butler

John McDonald (ex-officio)

Nancy Jeffers (ex-officio)

Steve Roberts (ex-officio)

Architects

Xander Shaw

Jason Merriam

Mike Sabatini

1. Additions to agenda

There were no additions.

2. Status report and updates from architects

Initial input to architects from various builders regarding original bid date of May 16th resulted in advice to not run bid through the holiday. New bid date is June 1st for a 3-week bid, hoping to award contract by July 4th. This would lead to construction starting July 5th or soon after. The new elementary school bid would go out before the MCST bid.

Flow test on the fire hydrant was performed on Wednesday 4/12, results were not positive. Jason is to meet w/ assistant fire marshal to discuss options to the \$100k tank/pressure system. Current school has a life safety system, this may be an option, or a hybrid system may work. Eventually, the project will need to obtain a permit from the Fire Marshal. Meeting hopefully to happen week of 4/17. Potentially may also meet with Maine Water to see about pump installation on North Shore Dr, Jason to discuss with Pete Orne about a good point of contact for that discussion.

Further progress on drawings and specs, Friday 4/21 target for 90% complete document set.

Initial comments received from DEP on storm water permit, also received permit from Army Corps of Engineers. For the DOT permit for entrances, hitting some snags with the locations related to cross streets and intersections. Status before next meeting

Mike indicated the project will include work by a landscape architect, including hardscape for entire site. Some amount of landscape screening required, targeting low maintenance and hearty vegetation.

Still a question about partition walls in learning labs, high STC rating may be sufficient for privacy. Seeking input from staff and stakeholders.

3. Discussion regarding workspaces

With a total of 34 staff members. 11+ are itinerant so we'll see the space needs change throughout the day. The committee worked through various options of placing all staff and students through a given day, and we all agreed that the space needs are met in the current plans.

- Special Ed has a space both upstairs and downstairs, one of the learning labs on each floor will be dedicated to this.
- One RTI2 will be permanent in the other downstairs learning lab
- Speech and OT will share the other upstairs learning lab
- PT will take place in the gym, in open spaces and out of doors weather permitting.

Some concerns came up about having space for independent testing when itinerant spaces are full, the committee feels we are OK with being able to occasionally use guidance, library and the conference room.

Steve Roberts asked if it would be possible to add a fourth breakout near pre-K, this will be looked into by the architect team.

A brief Q&A discussion between committee members and architects broke out.

- Wendy Jacques asked about ceiling-mounted projectors - good to plan for tracking for these
- Steve asked about landscaping and to ensure that it will be low maintenance.

The committee then returned to the space discussion and realized we'd not accounted for Gifted and Talented. It was agreed that the library is likely going to work well for that, with the small area including projector being the best regular spot.

Some general comments came up about possibly assigning Special Ed a room w/ partitions, but consensus was that they would lose some flexibility with that arrangement and having the two learning labs would be better. Additional classrooms do exist, so this may be revisited in the future.

Steve Roberts asked the architects what obsolescences are we planning for? What effort are we putting in to ensure the building is relevant 20 years from now? John McDonald made a good point about technology need and use increasing over the coming years, with the advice that we'd likely not require bigger spaces, but we should

plan for the ability to pivot with technology changes throughout the mechanical and infrastructure elements of the design.

A question about the wall covering material was asked, and Jason described that it would be 5/8" damage resistant gypsum board with metal studs. They are non-load bearing, which should provide far more flexibility (related to John's advice) and it also should provide for a warmer environment, being less institutional than cement block. John asked if this material has been used in other projects, Jason replied positively and that he's received no complaints from past projects that used this material.

Steve suggested maybe tile wall coverings in the open areas (areas without the mill work cubbies), Jason indicating there could be tiling in the lobby and outside the cafeteria.

Returning to the space discussion, everyone agreed with the plan of record (indicated herein).

4. Finalize and prioritize list of subject matter experts and stakeholders

Architects have a lot of questions, will be sent via email to Ben so that he can gather some answers and invite stakeholders and subject matter experts to join future meetings for any questions which should be discussed in person.

Briefly discussed the stage area. The committee advises installation of a curtain, as well as electrical systems and mounting infrastructure for lighting and sound. The committee is fully in support of the space being a fully functional performance area, open to public use as well as other schools within the RSU.

Committee advises the use of a curtain for dividing up gym space.

Wendy made the observation that with the music and art room shared, we should have an idea of storage of materials. This can be a lot of stuff to store in between projects and curriculum units.

5. Walk the site, weather permitting

Weather permitted, but time did not. This will be moved to our next meeting.

6. Public Comment

No public were present to comment.

7. Adjournment