

Greater Fall River Vocational School District
MSBA School Building Committee Minutes
June 17, 2024

In attendance:

Brian Bentley
Donald DiBiasio, Chair (remote)
Ed Hill

Paul Jennings, Vice Chair
Deborah Kenney
Debbie Pacheco (remote)

Andrew Rebello
Carl Sawejko
Katie Warren (remote)

Also in attendance:

Tim Alix, Colliers
Crystal Bradwin, Colliers
Alan Minkus, Colliers (remote)

Greg Joynt, KBA
Matteo Batista, Suffolk

Absent:

Neil Arruda
Paul Beaudoin
Tina Bell
Glenn Benevides
Emanuel Botelho
Myles Brilhante

Rebecca Collins
Lisa Desrosiers
Kathryn Dufour
Paul Kitchen
Steven Kitchin
Thomas Librera

Decio Matos
Joan Menard
Tracy Priestner
Aaron Soares
Maria Torres

***BOLD –Voting Member**

Mr. Jennings called the meeting to order at 5:43 pm. and called for a roll call.

Mr. Jennings called for a motion to approve May 22, 2024 meeting minutes.

It was moved by Mr. Bentley, seconded by Mr. Hill and voted on a roll call to dispense with the reading of the May 22, 2024 minutes and approve them, as recorded.

9 in favor/0 opposed/0 abstention. Motion Carries

Mr. Jennings deferred to Mr. Batista for a summary of the recommendations to award.

Mr. Batista provided an overview of RTA #28: Food Service. Mr. Batista stated that RTA #28 came in under budget by \$460,074 and the recommendation is to award to Johnson-Lancaster & Associates. Mr. Joynt stated that the reason why the RTA is under budget is because part of the package is being bought using Capital Skills grant funds and revolving funds from the cafeteria. Mr. Joynt further stated that the funds were taken as savings in the original Value Engineering to get the project down to budget. Mrs. Kenney asked if the funds from the cafeteria revolving account are being used for cafeteria equipment. Mr. Joynt stated that yes, those funds are allocated for cafeteria purchases.

Mr. Batista provided an overview of RTA #31: Lab Casework & Equipment. Mr. Batista stated that RTA #31 is under budget by \$197,850 and the recommendation is to award to NEIS Collective.

It was moved by Mr. Bentley, seconded by Mrs. Kenney and voted on a roll call to award RTA #28: Food Service – Bid Package - BP006 Landscape & Building to Johnson-Lancaster & Associates at a total requested authorization value of \$1,627,964 and RTA #31 Lab Casework & Equipment – Bid Package - BP006 Landscape & Building to NEIS Collective for a total requested authorization value of \$1,053,000.

9 in favor/0 opposed/0 abstention. Motion Carries

Mr. Batista provided an overview of the Suffolk Amendment 005 and iGMP005. The amendment incorporates several RTAs for the elevators, drywall, fireproofing, food service, doors/frames/hardware, overhead doors & grilles, lab casework & equipment, that were approved. The amendment amount of \$23,665,293 brings the total amount bought to date to \$198,624,571 which represents roughly 82% of the total anticipated budget.

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It was moved by Mr. Bentley, seconded by Mr. Hill and voted on a roll call to approve the Suffolk Amendment 005 and iGMP 005, as submitted. **9 in favor/0 opposed/0 abstention. Motion Carries**

Mr. Alix provided the Colliers project update. Colliers has submitted Propay reimbursement requests to MSBA since the design phase and up until this month, totaling just under \$39 million. Roughly \$36 million have been deemed eligible based on the district's reimbursement rate of 79%. The total anticipated reimbursement to the District is an estimated \$28.6 million.

Mr. Joynt provided the KBA project update. Construction is ongoing. Foundation high wall is up. The main building permit application was submitted this week and is anticipated to be reviewed and approved in about a month. A third party reviewer has reviewed the application and most of the pertinent issues should have been resolved. Since the start of construction and up to today, there have been two issues that the Project Team has encountered. One was the asbestos pipe found on the site. It is expected that the summer work on the main drive lane may encounter some more of the same pipes. This has been budgeted for in the abatement scope but money will need to be moved within the budget to cover the expense. Contingencies are specifically available for these purposes and it is likely that it will be okay within the budget. The second issue was the need to import soil. The Project Team is currently reviewing a claim for additional soil and will negotiate with the subcontractor to get the best rate possible. A final cost is expected to be available for the August meeting. Mr. Alix stated that the subcontractor has submitted the locations where additional soil was needed which is being reviewed for accuracy. The project has not needed as much rock as it was estimated and there has not been a need to export soil which will result in a savings. The upfront cost of the imported soils will net back by the savings in the earthwork scope. The project continues to be on schedule and is tracking on budget.

Mr. Batista provided the Suffolk project update. The project is on schedule. The high wall is expected to be completed in a few weeks. The smaller foundation wall is two weeks ahead of schedule. Masonry will be localizing soon.

The next meeting will be determined.

It was moved by Mr. Bentley, seconded by Mrs. Kenney to adjourn the meeting at 6:01 PM.

Respectfully submitted,
Helena S. Neves
Helena S. Neves, Executive Secretary

Materials:

June 17, 2024 Minutes
RTA #28: Food Service
RTA #31: Lab Casework and Equipment
Suffolk Amendment 005 and iGMP 005