

East Providence School Department
East Providence Building Committee

April 11, 2022

The East Providence Building Committee met on Monday, April 11, 2022 at 6:30 p.m. at East Providence High School. Members in attendance: Joel Monteiro, Co-Chair, Nate Cahoon, Co-Chair, Sandra Forand, Craig Enos, Ben Russell, Manuel Vinhateiro, Steven Amoroso, Bill Black, Gene Oakland and Nicholas Shattuck. Also in attendance were Sam Bradner, Aleita Hall and Grant Wosencroft - Absent: Bob Weygand, Kathryn Crowley, John McNamee and Anthony Feola.

1) Call to Order

Mr. Monteiro called the meeting to order at 6:33 pm.

2) Gilbane Presentation and Review ATP-0337 – Trade Allowance Reconciliation

Aleita Hall from Gilbane addressed the Committee regarding an outstanding Authorization to Proceed (ATP) 0337 – Trade Allowance Reconciliation from July 2021 for \$140,000. She answered questions and concerns regarding cleaning of the new building.

3) Motion by Mr. Amoroso, seconded by Mr. Oakland and carried by unanimous consent to approve the ATP-0337 – Trade Allowance Reconciliation as presented.

4) OPM Update

Mr. Bradner presented the monthly OPM report. The Temporary Certificate of Occupancy will expire on September 1, 2022. They are closing the gap on some of the commissioning items and hosting bi-weekly commissioning meetings. Construction is 91.2% complete, based on work in place. There are approximately twenty items on the punch list which will be worked on during April school vacation. M/WBE participation is still holding at 13% of total projected cost. The project team is meeting several times per week along with school leadership to review outstanding issues and upcoming work. Open items include – UST–Monitoring Wells; Utility Pole 150-50 Relocation (future south entrance); Utility Pole 9040-2 – Guy Wire (future tennis courts); and Mast Arm Pawtucket Avenue (future north entrance at existing traffic signal). Gilbane's Phase II work activity was highlighted for the next three weeks. Owner contingency's balance is 65.9%; construction contingency balance is 45.0%; owner allowances remaining at 40.0% and COVID allowance remaining at 48.8%. The total project budget is 85% complete.

5) Motion by Mr. Vinhateiro, seconded by Mr. Amoroso and carried by unanimous consent to accept the Owner's Project Manager's Report as submitted.

6) Broadcasting Studio Proposal

Mr. Russell addressed the Committee regarding building a video production studio at the high school which is currently empty. The proposal presented for \$318,000.00 is to provide the space for teachers and students with audio, recording, filming, podcasts and video editing equipment. They will be capable of doing live broadcasts and programming activities from the studio.

There was discussion on creating a program pathway related to broadcasting. Program approval comes from RIDE.

Motion by Mr. Oakland, seconded by Mr. Vinhateiro and carried by unanimous consent to approve the broadcasting studio proposal as submitted.

7) Approval of Invoices

Ai3 Basic Services - \$29,484.68
Ai3 Extra Services - \$3,059.10
Gilbane Building Co. - \$1,374,997.25
Peregrine Group, LLC - \$59,000.00
Stephen Turner, Inc. - \$1,582.00
Thielsch Engineering - \$1,530.00
Construction Invoices Total - \$1,469,653.03
Furniture, Fixtures & Equipment Total – \$484,608.74

Motion by Mr. Amoroso, seconded by Mr. Enos and carried by unanimous consent to approve the March 2022 construction invoices as submitted. Mr. Oakland voted present on the Gilbane invoice.

Motion by Mr. Amoroso, seconded by Mr. Oakland and carried by unanimous consent to approve the March 2022 Furniture, Fixtures & Equipment invoices as submitted. Mr. Enos presented the list of FF&E invoices.

The invoices will be presented to the School Committee for approval on April 12, 2022.

8) Approval of Minutes

Motion by Mr. Vinhateiro, seconded by Mr. Amoroso and carried by unanimous consent to approve the March 7, 2022 minutes as submitted.

9) Next Meeting Date

The next meeting will be held on Monday, May 9, 2022 at 4:00 pm.

10) Adjournment

Motion by Mr. Shattuck, seconded by Mr. Russell and carried by unanimous consent to adjourn the meeting at 8:02 pm.

Mr. Black said to the Committee that the senior class asked if they could put together a plaque for the clocktower as the first graduating class of the new high school. There was a little discussion on where it could be placed.

Respectfully submitted,

Sharon Corsi
Administrative Assistant

Joel Monteiro, Co-Chair
Building Committee

Nathan Cahoon, Co-Chair
Building Committee