

**NAUSET PUBLIC SCHOOLS  
MEETING MINUTES of the  
NAUSET HIGH SCHOOL BUILDING COMMITTEE  
MEETING DATE and TIME:**

**Wednesday, August 9, 2023 @ 5:30PM**

**Remote Meeting Via Nauset School District Zoom**

This meeting took place **remotely** pursuant to the law signed by Governor Baker on June 16, 2021 – An Act Extending Certain COVID-19 Measures Adopted During the State of Emergency, which includes an extension, until March, 2025 of the remote meeting provisions of his March 12,2020 Executive Order Suspending Certain Provisions of the Open Meeting Law.

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**Member Attendance:** Greg Levasseur, Peter Wade, Chris Easley, Bob Capurso, Patrick Clark, Jody Craven, Tom Fitzgibbons, Griffin Ryder, Giovanna Venditti, James Nowack, Kathleen Tringale and Ron Collins

**Members not in Attendance:** Lisa Orlandella, Jacqueline Beebe, Tom Faris, Brook Clenchy and Harry Terkanian

**Non-Member Attendance:** The NRHS SBC Professional Team: Jorge Cruz, Phil Cox, Peter Gaudreau and Adita Modi

**1. Call to Order / Agenda Changes**

Chair Levasseur called the meeting to order at 5:34pm, declared a quorum present and read the meeting participation and recording statements.

**2. Citizens Speak:**

Mr. Tim Sayre from Wellfleet inquired about the cost and the size of the modular classrooms.

**3. Priority Business:**

**A. Flansburgh project updates, project status**

Mr. Cruz reported there continues to be a considerable amount of work being done on site. He described work on specific buildings. The contractor is working very hard to get the septic system installed; all the underground conduits and underground plumbing has been installed and are almost to the point that all the underground systems can be tied in together. The new septic system will take the waste from all the buildings. The goal is to have the paving completed by the beginning of school.

Flansburgh continues to work on the finishes with the subcommittee and Kathleen Tringale. Technology and audio-visual equipment installation is next on the schedule. Security and Plug and Play for the classrooms will be included in the technology installation discussion.

All of the sidings for the buildings are being fabricated, both in steel and wood. The reclaimed lumber for the auditorium came in last week. Mr. Cruz said things are moving at a steady pace, ahead of the contract timeline and the contractor is working very hard to minimize any delays.

Mr. Cruz explained that blocks in the gymnasium had to be hand scraped to remove the asbestos material. A finish style of a “peel and stick membrane” was applied to create a barrier to keep moisture out and that had to be applied in order to finish the installation of the metal panels.

### **B. CHA updates on project and MSBA filings**

Mr. Cox explained there were several change orders requested including cost for a “Paint Spray Booth Fire Protection” and the cost for demolish for “Building N walls, door and windows”. CHA and Brait negotiated the costs of the change orders and agreed on the total amount of \$84,496.31.

At the last meeting of the Change Order Group, they reviewed Change Order #8 that noted the differing cost of \$4,373.77 for the Corridor aluminum reveals that had to be put back. There was an increased cost for the structural steel change as well. The plumbing inspector required an elevated pump discharge. That cost was unanticipated in the amount of \$44,535.87. Additionally, it was found that there was an elevation difference between the gymnasium and Building G and the adjacent rooms, so now the adjacent rooms have to be built up using sleepers and plywood for an additional cost of \$36,389.73. The block work or “Building G Substrate Repair”, previously explained by Mr. Cruz added a cost of \$20,666.02.

Mr. Cox shared many slides on the construction progress. There was a concrete casement placed around the lighting conduit to protect it from future construction in the area. There have been workers hoisting the structural steel stair stringers and wall panels into place; the steel work is happening at a very fast pace! There is cast iron piping being installed in N Building for the lavatories and sinks; cast iron will be used for the plumbing in all the buildings.

Mr. Cox shared the construction timeline and a 4 week look ahead. At this time, the project is approximately 28% complete. The remaining amount in the contingency fund is approximately \$6.5 million.

### **C. Review and vote on Change orders recommended by COG**

Brait Builders Change Order #7 in the total amount of \$84,496.31.

Mr. Ryder requested more information on the Cat 6 Cabling at a cost of \$51,442.58 and why it was more beneficial to use. Mr. Cruz explained that for a 50-year project, it offers additional bandwidth and the IT Department felt it was worth it, based on where technology is going. Additionally, since the project was bid out over 4 years ago, technology has changed significantly, and it made sense to upgrade the cable line.

**MOTION: Mr. Levasseur made a motion to approve Change Orders #7 as presented for \$84,496.31. Mr. Ryder seconded the motion and via roll call vote, all members voted in favor.**

Brait Builders Change Order #8 in the total amount of \$225,719.85.

On Change Order #8, Mr. Cruz explained that where there were fire rated walls, if the reveals were cut in, it would have reduced the fire rating, so a final decision was made to add another layer of drywall to the fire rated walls.

**MOTION: Mr. Levasseur made a motion to approve Change Orders #8 as presented for \$225,719.85. Mr. Ryder seconded the motion and via roll call vote, all members voted in favor.**

**D. Kathleen Tringale and Tom Faris: Update on interior finishes and preparation for school opening**

Educational Liaison Kathleen Tringale explained there has been work on deciding the proper finishes for both exterior and interiors of the project. Colors samples for all to review are available to be seen in the modular front office. In mid-September, a furniture consultant will be bringing in samples for the gymnasium floor. Early consideration is a maple floor, possibly with track lines going around the perimeter of the courts, as well as volleyball court lines. The consultant will also have recommendations for the bleachers color. The ceiling coating will be gray, but the wall paint has not been decided yet.

Reclaimed wood may be used in the auditorium and possibly a burgundy color for the seat color choice. She is still receiving renderings for the auditorium colors.

Discussions around technology and security needs will begin this week and then audio and visual needs will be discussed after.

**A. Director Capurso Update**

Director Capurso shared a slide presentation on the steel beams being erected. The beams are connected by bolts and then welded. After the welding is complete, they are visually inspected and an ultrasound of the welds is done to show any imperfections in the weld. After the steel beams are in place and inspected, a fireproof coating is sprayed on the beams.

Additional slides were shared showing various production work of the project. There is considerable work being done by Principal Clark and his staff to get the student areas ready for the beginning of school.

**4. Miscellaneous issues or questions on the project thus far**

No additional comments.

**5. Payment of Bills**

**MOTION: It was moved by Mr. Nowack, seconded by Superintendent Clenchy and voted unanimously via roll call vote to approve the payment of the following bills from Warrant KW-3.**

Brait	\$5,947,868.28
Daedalus Projects	\$ 73,000.00
East West Associates	\$ 1,500.00
Flansburgh Assoc.	\$ 169,891.66
<b>Total</b>	<b>\$6,192,259.94</b>

Chair Levasseur explained that the cost estimate for N Building exterior façade will not be before the committee until likely October. A second cost estimate through Flansburgh will be done next week. There is a cost estimate from CHA and they will sit with Flansburgh and negotiate a satisfactory cost estimate before sitting down with Brait.

A change order directive has been issued by Mr. Cruz, because the work still needs to be done, but the cost of the work still needs to be negotiated.

**ADJOURNMENT:**

**MOTION: It was moved by Mr. Levasseur, seconded by Mr. Fitzgibbons and voted unanimously to adjourn at 6:23PM.**

Respectfully Submitted,  
Amanda Lapierre  
Recording Secretary

Gregory Levasseur  
Gregory Levasseur (Nov 16, 2023 15:11 EST)

Gregory Levasseur

Building Committee Chair

Nov 16, 2023

**Documents Reviewed and Available Upon Request**

Pay Warrant KW-3  
CHA Slide Presentation