

**BOYERTOWN AREA SCHOOL DISTRICT**

**Boyertown, Pennsylvania**

[www.boyertownasd.org](http://www.boyertownasd.org)

**Facilities Committee Meeting**

**Tuesday, June 30, 2015**

**Meeting Minutes**

Mr. Elsier, Committee Chair, called the meeting to order at 6:00 pm in the Education Center Board Room.

Members attending: Mr. Caso (6:55), Dr. Christman, Mrs. Dennin (6:15), Mr. Elsier, Mr. Landino, Ms. Neiman, Mr. Stengle, Mrs. Usavage

Administration: Dr. Faidley, Mr. Szablowski, Mr. Grenewald

Members of the Public: 3

Everyone recited the Pledge of Allegiance to the Flag and observed a moment of silence.

No Public Comment.

The minutes from the committee meeting of 6/9/15 were moved by Dr. Christman, second by Mr. Landino. The minutes were adopted unanimously.

David Szablowski with the assistance of the Project Team gave an update on the BASH Construction Project. The claims adjuster from the Insurance Company was onsite to evaluate the wall collapse. The steel structure supporting the Art Classrooms have been erected and the new gymnasium entrance is taking shape. The high school is at the height of the demolishing stage with most of the uni-vents removed from the first and second floor on the East side of the building. The Tech Ed area has had all walls removed. From this point forward the building will be improved and repaired with the plan to turn the building back over to the District in roughly 6 weeks. The timing of the project and scheduled work were discussed.

The Project Team led by Jay Clough, KCBA Architects educated the Committee about contract allowances and how they and why they are included in each prime contractor's contract. The allowances are agreed upon fixed costs for items that could be encountered during the project. Mr. Clough used the General Contractor (GC) allowance for rock removal as an example. The value of a cubic yard of rock removal is provided in the GC contract because the District does not know the extent of rock that is under the soil. An alternate to fix a total amount of rock removal was asked to be provided with bids and the GC bid \$400,000. The alternate was rejected because the Project Team did not believe there was enough rock to be removed to justify the price. We have however hit rock and have used an allowance of approximately \$80,000 based on the amount of cubic yards times the allowance price per yard. A change order is a larger dollar amount issue that covers items like unforeseen situations or corrections to specifications. Two such change orders have been received regarding the proposed electrical transformer replacements. The first issue was a transformer that was specified at 225 KVH when a 750 KVH is required. The smaller transformer has been received and cannot be used. The 750 KVH will need to be ordered. The District will need to pay for the larger transformer but will be credited for the amount of the smaller transformer, only paying the difference and a small amount for additional labor required. The second change order regarding three (3) other transformers was discussed in detail. The new transformers have protective caging around them and the existing wiring cannot be utilized to provide electric to the building. This change order will replace the wiring to 3 different distribution panels and the bus duct that houses the wiring connections. The total amount of the two change orders is \$53,956.90. After discussions on the process

of change orders and the resulting differences, a majority of the committee agreed to recommend the proposed change orders for Board approval and authorize the ordering of the equipment. The two change orders will be ratified at the July 21, 2015 School Board meeting.

Mr. Szablowski introduced the concept of a Guaranteed Energy Savings Act (GESA) construction project for the Junior High West construction project. Mr. Szablowski distributed information regarding the GESA approach to renovating a building highlighting several reasons to consider this approach for JHW. The total cost of the project can be cut significantly, the District will work with pre-qualified subcontractors and vendors that price the project competitively, the owner has control over the scope of the project reducing the risk on a large portion of the project and change orders are avoided. Mr. Szablowski suggested that two firms that have experience with these construction projects be asked to present to the Facilities Committee at the meeting scheduled for July 14, 2015. The Committee agreed.

There were no further committee comments.

There was no public comment.

Mr. Elsier announced the following upcoming meetings:

July 14, 2015	Facilities Committee	Board Room	6:00 p.m.
July 21, 2015	Policy Review Committee	Conference Room A	6:00 p.m.
July 21, 2015	School Board Meeting	Board Room	7:00 p.m.
August 18, 2015	Personnel Committee	Conference Room A	6:00 p.m.
August 18, 2015	School Board Meeting	Board Room	7:00 p.m.

Mr. Elsier adjourned the meeting at 7:05 p.m.