

MINUTES OF A FACILITIES SUB COMMITTEE
OF THE BOARD OF EDUCATION, NAPERVILLE COMMUNITY
UNIT SCHOOL DISTRICT 203, DUPAGE AND WILL COUNTIES,
ILLINOIS, HELD AT THE ADMINISTRATIVE CENTER ON
FEBRUARY 10, 2010 AT 7:00 A.M.

Call to Order Chairman Terry Fielden called the meeting to order at 7:04 a.m. Board member present: Terry Fielden, Jim Dennison and Susan Crotty.

Agenda Change Mr. Fielden reversed the order of the items on the agenda moving item No. 3, Public Comment to item No. 2, and moving item No. 2, Agenda Items to item No. 3.

Public Comment Scott Wehrli, Naperville Excavating, bid on two components of Bid Release #6. In the process of bidding one component of the job, a price needed to be obtained from Storm Trap, the only company that provides the needed equipment. Mr. Wehrli noted that he felt Storm Trap gave different prices for the same equipment to different contractors, thus, Naperville Excavation's bid was not the lowest qualified bidder causing Naperville Excavating not to get the job. Mr. Wehrli urged the Board to reconsider their situation or consider rebidding the job.

Tyler Keller, Automated Logic, participated in the NCHS automation bid, which is encompassed in the HVAC bid. His product was the recommended product of the lowest bidder; however, the District is planning to award the bid to the second lowest bidder in this instance. Mr. Keller noted that his company would save the District \$75,000 and that he would be able to provide the same quality job.

NCHS

Tim Bickert, IHC

- Reviewed a budget sheet that included the apparent low bids for Bid Package No. 6. The HVAC, Plumbing and Electrical bids are not ready for recommendation yet since the scope is still being reviewed. They will be brought to the Board for approval at the March 1, 2010 Board meeting.
- Reviewed a chart of recommended alternates line by line.
- Reviewed the list of alternates that are not being recommended line by line. The new culinary arts room was among those not being recommended.

There was discussion about not recommending the alternate New Culinary Arts Room. It was noted that the Board wanted that item accepted as an alternative. The room will be plumbed with the necessary materials to enable installation of the equipment at a later date. Melanie Racziewicz will be asked to be prepared to discuss the program and the long-range plans for expansion at the Board meeting on February 16.

- Mr. Bickert reviewed each trade package in Bid Release #6. He noted that due to changes in scope, the paving bid will be rebid next month along with the next bid package.

- Bids are based on construction drawings as well as specification and construction manuals. Contractors are required to bid to those documents. The District will not recommend a bidder if they alter the bid.
- If a bidder asks to be released, we release them and keep a letter on file so there is not a challenge.
- The lowest qualified bid for trade package 9e, Painting, is much lower than the next higher bidder. The bid may be deferred to March 1 to ensure that the bonding company has been contacted and can assure us that we have the correct bond for the work.
- The Culinary Arts bid may also be deferred to March until a decision is made on the expansion of the program.
- Ken Florey will review the bids for HVAC to be sure they are set up correctly.

Ralph discussed Naper Settlement and the City's involvement with the cost of the storm water retention area. An Intergovernmental Agreement will be drafted to include maintenance costs before the bids can be approved.

Fencing at NCHS was discussed. It was requested that a fencing recommendation letter be presented to the Board for their consideration.

Placing imprinted brick pavers at the entrance to NCHS was discussed. It was originally understood that there was no interest in pursuing the sale of imprinted pavers. Board members would like Mr. Weaver to follow-up on the possible sale of the pavers.

It was requested that Board members electronically receive the information prior to the Board Facilities Sub Committee meetings in order to be more prepared with questions and comments.

NCHS Schedule

The weather yesterday stopped progress on the roof, as well as pouring concrete slabs but the snow will be cleaned up and the short delay will not cause any setbacks.

The schedule adjusts constantly as some things are completed early and some things get delayed. The trade contractors get revised schedules as they are updated – the schedule is in their contracts.

Delays might be caused by:

- Delivery of materials
- Jobs not being manned properly
- Workers not arriving as scheduled
- Unforeseen problems with renovation
- Inclement weather

The Committee will be alerted to any delays that might cause setbacks.

No update is available on the potential for a delay in work due to the trades' contracts being u June 1. Delay is not an option for the District this summer. A schedule of recovery cost is in the contracts of the contractors.

Moving in will be done in phases – some, like technology, is completed along with the construction. Cleaning will be done and furniture moved in as soon as the final sign off by the Regional Office of Education takes place.

It was requested that the following items be added to the schedule that will be sent to the Board ahead of Board Facilities Sub Committee

Meetings:

- Turn over milestones
- Furniture set up
- Cleaning
- Punch list

Signage is one of the last things completed.

A request was made for an opportunity to tour the building in the summer. Mr. Bickert noted that it would be best to tour when the contractors are not there.

Mr. Bickert noted that he is encouraging the contractors to complete as much of their work on the south addition as possible before June 1 when many other aspects of the renovation will begin.

ECC

Chad Alexander, Lamp, Inc.

Reviewed the update and schedule noting that they are still on target for owner move in during mid-July.

- Exterior siding and trim is 15% complete.
- Exterior aluminum entrances 98% complete.
- Interior metal stud framing complete, except for some misc, ceiling and soffit framing.
- West side classroom drywall is complete, taping to be complete by February 23; East side classrooms are 20% complete.
- Spray-on acoustical insulation to start February 11.
- Priming and first coat of paint started in West classrooms.
- Plumbing rough-in 80% complete.
- Fire Protection rough-in 45% complete.
- HVAC rough-in 60% complete.

Gas service is installed

Electrical service scheduled for mid-February.

The Principal of the ARC, Jeannie Matula, has made several suggestions that have been feasible. She will speak with Mr. Weaver and architects about the possibility of enlarging the LRC next week.

Several people from the City of Naperville have expressed an interest in touring the facility. We will discuss having tours on a Saturday at a later date.

Financials

There are no major changes since the last update.

Upcoming
Meeting
Adjournment

No date was discussed.

It was agreed by consensus to end the Board Facilities Sub Committee Meeting at 8:35 a.m.

Approved

June 7, 2010

Terry Fielden, Chairman
Board of Education

Ann N. Bell, Secretary
Board of Education