

SOUTH KINGSTOWN SCHOOL BUILDING COMMITTEE

MEETING MINUTES

Kate Macinanti
Chair
Brian Mahoney
Vice-Chair
Brian Silvia
Member
Lucas Murray
Member
James Manni
Town Manager



Terry Lynch
Member
Chip McGair
Member
David Palazzetti
Member
Michael Podraza
Superintendent

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EVENT DETAILS

TOPIC:	School Building Committee - Regular Meeting
DATE/TIME:	Thursday, April 25, 2024 @ 8:30 AM
LOCATION:	Town Council Chambers, 2 nd Floor, 180 High Street, Wakefield, RI
LIVESTREAM:	https://www.youtube.com/@sksbc/streams
PUBLIC COMMENT:	Public comments must be made in person. Comments must be kept to the agenda topic being discussed at that time. The committee chair may limit the duration of comments to ensure members have adequate time to address business items.

MEETING MINUTES

Item	Topic
1.	<p>Call to Order/Roll Call:</p> <p>The meeting was called to order at 4:04 PM. Members present: Kate Macinanti Brian Mahoney Brian Silvia Lucas Murray James Manni Terry Lynch Chip McGair David Plazzetti Michael Podraza</p> <p>Members absent:</p> <p>Also present: Chris Spiegel, LeftField, Terence Connolly – LeftField, Mark Moore - Gilbane</p>
New Business Items:	
2.	<p>Discussion: Project Finances</p> <p>Update on project finances from Lucas Murray. PayGo at RIDE update – When logging in the excel spreadsheet does not work as it should. With follow-up RIDE has adjusted the advanced aid to 9.7 million dollars, and this reconciles with the Project expectations. Eighty-one million dollars expected to get reimbursed from the State is in PayGo as expected. The reimbursement has not been downgraded. This is correct and inclusive of PayGo. The payment process is a reimbursement. The Town must make payments first and get reimbursed.</p>

3.	<p>Discussion: Construction Manager at Risk Request for Qualifications Public Procurement Update</p> <p>Construction managers have replied to the request. Five firms have submitted qualifications with price being submitted separately. The seven-member selection committee has scored the submittals. LeftField has reviewed the contract requirements and references.</p> <p>The qualification proposals are added to the qualifications scoring matrix by LeftField. Once the scoring has been completed the scoring matrix is used to determine the highest scoring firms.</p> <p>There are seven members of the construction management construction firm selection committee.</p> <p>The qualifications are reviewed separately from the price for the work which is provided in a separate sealed envelope. Once the scoring is completed the pricing is added to the matrix.</p> <p>Pricing for the project was close. The delta between the firms was less than 2%.</p> <p>The three construction management firms that have been shortlisted for interviews are Gilbane, Dimio and Shawmut. The interviews will be held on May 2nd, 2024, in the Town Hall, live streamed and the recordings will be available on the Project Website. The interviews will be one-hour presentations with 40 minutes for the presentation and 15 minutes for questions.</p> <p>Questions will be forwarded to each of the firms to address in the presentation.</p> <p>The selection committee will score the presentations.</p>
4	<p>Public Engagement</p> <p>Members of the School Building Committee, Kate Macinanti and Brian Mahoney and LeftField’s Chris Speigel, visited the Rotary Club meeting today April 25, 2024. Information was shared with the 30+ members to communicate the project.</p> <p>Public Forum held at the High School Had a great turnout of 50 – 60 people. The School Superintendent presented the budget information. Several questions were asked, and all questions were answered. The feeling was that everyone left the meeting feeling better informed.</p> <p>Next public forum to be held Wednesday May 1st, 2024, at 7:00. Discussed the desire to continue to provide information to the public in several different formats. Including a virtual format or a hybrid format having a public forum meeting at the High School and include a Zoom meeting. This was proposed to the committee for discussion. No objections to moving forward with the meeting.</p> <p>Project renderings and images boards prepared by Studio JAED. Discussion on how to release it to the public. What format to use to get more visuals out to the public and explain where the perspective reference point is. When this is sent out on media platforms the vantage point needs to be explained. Discussion to clarify the boarder of the field limits. The recommendation was to publish the renderings in flyer form and on-line.</p>
5	<p>Public Correspondence</p> <p>One email was received asking about Pay Go.</p> <p>A question was asked about how many students are outside of the school district. 111 students are going to other High Schools other the South Kingstown High School.</p> <p>A maintenance plan question was asked and answered by Mr. Mahoney. Ride requires 3% of the school budget to be allocated to school maintenance. A clarification was made to RIDE clarifying a coding rectification made on the school’s maintenance expenses.</p> <p>The voter information guide link will be added to the South Kingstown School Website.</p> <p>Add copies of the flyer available to the public forum and the library and other public buildings.</p>

6.	Public Comment One individual spoke about voting early and local ballot information. Stating the information on how the money would be spent was clear. Post card delivery was a question about the date of the delivery on election day. Discussed pathway to get to a net zero building.
8.	Next meeting and agenda items Forum on Wednesday May 1 st at 7:00. Next School Building Committee Meeting Thursday May 9 th , 2024, at 4:00. Agenda Approve award of the Construction Manager Hiring additional consultants Environmental Engineer Commissioning Consultant
7.	Adjourn: MSV (3) - Motion to adjourn. Motion made by David Palazzetti Motion seconded by Lucas Murry Motion passes 8-0. The meeting is adjourned at 4:58 PM

