



Haverhill School Committee – Haverhill City Council  
Joint Facilities Subcommittee Minutes

**DATE:** Thursday, July 16, 2019  
**TIME:** 5:30 pm  
**LOCATION:** Superintendent's Conference Room - City Hall, 4 Summer Street, Suite 206  
Haverhill MA 01830

Mr. Scott Wood, Chair called the meeting to order at 5:30 pm.

Present:

Mr. Timothy Jordan, City Council

Mr. Colin LePage, City Council

Others in Attendance:

Ms. Heather Forgione, School Facilities Supervisor

Ms. Margaret Marotta, Superintendent of Schools

Mr. Orlando Pacheco, Energy Consultant

Mr. M. Pieter Hartford, Roofing Consultant

Mrs. Maura Ryan-Ciardello, School Committee (6:25 pm)

Absent:

Mr. James Fiorentini, Mayor and School Committee Chairperson

**Update on Facilities - Work to Date - Work Scheduled**

Superintendent Marotta deferred to Ms. Forgione, Facilities Supervisor to provide an overview of facilities work.

**Bartlett**

- Waiting on quote for ramp repairs (Russo-Barr);
- Bathroom partitions are down, Durkin to install new partitions by end of July;
- Minimal painting to be done in a couple of offices next week at Ms. Snow's request;
- Facilities staff member Joe Gauron completed interior door repairs;
- Electrician completed electrical upgrades in kitchen and is waiting on the arrival of equipment;
- Roof repairs have been scheduled.

**Burnham**

- A walk through with Residence Construction regarding sheet rocking common area ceilings is being scheduled along with roof repairs.

**Consentino**

- The roof repairs contract has been awarded to MDM Engineering; Purchasing Director is executing contract between the City and the company; a pre-construction meeting needs to be scheduled

**Crowell**

- Roof repairs have been completed;
- In reference to the chimney damage both Greenwood Roofers and Mr. Hartford are having a mason provide a report on the extent of repairs that will be required.

**Greenleaf**

- Bathroom partitions have been taken down and Durkin will be installing new ones by the end of July;
- Roofing repairs are partially complete and lift damage so they are getting a replacement;
- HC bathroom design from Russo Barr is in process and the district is awaiting a response from company;
- The ramp design from Russo Barr has been provided and is being evaluated;
- The chimney was damaged and a mason has been contacted to give us an idea of extent of repairs needed;
- In reference to the oil to gas conversion, Combustion Services will be providing a quote and Ken Lebrech from National Grid will be contacted once scheduling arrangements have been finalized.

#### **HHS**

- Pool filter room platform will be repaired by Bradford Welding on Thursday, July 18;
- S-wing roof repaired;
- Pool wall column repaired By Bradford Welding and awaiting tile work (internal work by facilities staff);
- Awaiting a schedule for floor tile abatement in several rooms;
- Kitchen fan and refrigeration controls upgrades scheduled for the next 60 days per Orlando Pacheco from Green Communities.

#### **Hunking**

- Parts are on order for HVAC repairs;
- Parker Fence will be repairing fence and locks repairs will be conducted next week;
- Union Fence (Original Installers) has been contacted regarding the fence damage (warranty expired).

#### **Nettle**

- Water leak have been cleaned up by ServPro;
- A claim has been submitted to insurance company;
- Roof repairs scheduled.

#### **St James**

- LED lighting upgrades scheduled for this summer;
- Painting 90% complete;
- Interior carpentry and miscellaneous repairs over the next month;
- Archdiocese working on floor tile abatement, exterior doors and fire alarm system upgrades;
- Interior hallway doors currently being installed.

#### **Tilton**

- Prisoners to scrape ceilings next week;
- LED lighting upgrades scheduled for this summer.

#### **Walnut Square**

- LED lighting upgrades completed last week.

#### **Whittier**

- The engineering report was received today and needs to be reviewed;
- Bathroom renovations underway;
- Carpet in library will be installed this week;
- LED lighting upgrades were completed last week;
- Roof repairs have been scheduled;
- Bathroom renovations still on target for end of July/beginning of August.

#### **Bradford**

- Roof repairs have been scheduled.

#### **Golden Hill**

- Carpet in front office will be replaced this week;

- Roof repairs scheduled.

**Pentucket Lake**

- Some new bathroom partitions have been replaced;
- Roof repairs are scheduled.

**Silver Hill**

- Carpet in front office and floor tile in nurse's office have been replaced this summer;
- Roof repairs are scheduled.

**District-wide**

- District wide fire alarm system review and improvements
- District wide sprinkler system inspections

Mr. Hartford, who will be overseeing roofing projects for the city, stated bid dates for pool roof have been submitted and he has asked Greenwood (on-call roofing repair company) to provide quote for lower pool roof and a third of upper pool roof replacement.

Mr. Pacheco commented that there had been St. James lighting replacement along with Tilton Elementary LED Upgrades and at the Greenleaf School National Grid had approved gas line to school as part of the oil to gas conversion.

Councilor Jordan asked what types of repairs i.e. patching or cheap and quick repairs.

Mr. Hartford replied the insurance claim had observed defects and as a result of a thorough analysis it was deemed not repairable. Additionally, he related that Greenleaf School lower roof needed to be evaluated and possibly replaced.

Dr. Marotta indicated that the district became aware of the roofing issues within the past couple of days.

Mr. Pacheco reported that the kitchen fan/refrigeration controls updates would be finished by the end of summer through the Green Communities Grant.

Councilor Jordan asked about the evaluation of our HVAC systems.

Ms. Forgione offered that the four elementary schools, Haverhill High School and Nettle would be assessed.

Councilor LePage asked about an update on the June 11, 2019 matrix.

The Superintendent noted that priority projects, regular maintenance along with a district-wide assessment of fire alarm systems and sprinkler system inspections.

Mr. Hartford commented that if the pool roof estimate (from Greenwood) was above the threshold, the projects would go out to bid as part of an overall bid package.

In relation to the Consentino roof, Mr. Hartford offered the low bid from MBM was \$288,000, the contracts had just been returned, a pre-construction meeting was being scheduled and work was expected to be complete prior to the start of school.

Dr. Marotta provided the following update on the Consentino School Building Project:

- Initial Compliance Certification underway
- School Building Committee Selection had been completed before the August 2, 2019, deadline with a committee of 9-15 members (voting and non-voting) and the membership would be placed on the next school committee meeting's agenda.
- The process of completing forms for MSBA
- Maintenance Plan was due on November 20, 2019
- Feasibility Study will begin in the fall and is due on February 2020
- Possible July 2021 Ground Breaking – Earliest time to break ground

Mr. Wood along with Councilors Jordan and LePage agreed that debt exclusion funding needed to be in place.

A discussion was conducted among the committee regarding the John Greenleaf Whittier School. The conversation included the extent of repairs that should be undertaken in order not to jeopardize the school's potential MSBA status since the ultimate goal was to replace the building.

Mr. Wood commented that former City Councilor Lou Fossarelli had recommended that Haverhill High School become a central middle school and the district build a new high school.

Councilor LePage recommended a comprehensive master plan for school buildings.

Councilor Jordan stated that Hunking School was the focus for many years and the other schools were not a priority.

Councilor LePage related that Consentino must be substantially complete before another project is undertaken.

Relationship between the New City-Wide Facilities Director and School Maintenance – Mayor Fiorentini.

Mayor Fiorentini was not present.

Mr. Wood reported when the position was shared in the past, it was a failure.

Mr. Pfifferling agreed that a joint department would not be successful.

Councilor LePage noted that the maintenance staff consists of five employees and there was a need for additional maintenance staff, particularly a HVAC person.

There was general consensus that an HVAC person should be hired.

A potential meeting date was proposed for July 25, 2019 at 5:30 pm to continue the discussion.

A motion was made by Councilor Jordan to adjourn the meeting (6:40 pm). Councilor LePage seconded the motion. School Committee Members Scott Wood and Maura Ryan-Ciardiello concurred.