



MEETING MINUTES

Project: Tri-County Vocational High School
 Subject: School Building Committee Meeting No. 15
 Location: Remote via TEAMS
 Distribution: Attendees, Project File

Project No: MP20-28
 Meeting Date: 09/22/2022
 Time: 4:00 PM
 Prepared By: E. Grijalva

Present	Name	Affiliation	Present	Name	Affiliation
x	Brian Mushnick*	SBC Chair		Mike Burton	DWMP
x	Karen Maguire*	Superintenden	x	Trip Elmore	DWMP
	Dan Haynes*	Business	x	Christina Dell Angelo	DWMP
x	Michael Procaccini*	Principal		Mike Cox	DWMP
x	Jonathon Dowse*	SBC Member	x	Elias Grijalva	DWMP
x	Brendan Bowen*	SBC Member		Charlie Lyons	DWMP
	Stanley Widak Jr.*	SBC/SC		Aidan Place	DWMP
x	Harry Takesian*	Facilities		Carl Franceschi	DRA
	Jane Hardin*	SBC Member	x	Vladimir Lyubetsky	DRA
	Sarah Solomon	Marketing		Sara Carda	DRA
x	Bob Foley*	Adult Ed Dir.			
	Lloyd "Gus" Brown				

* SBC Voting Member

* Pending SBC Member

Item No.	Description	Action
15.1	<p>Call to Order & number of voting member present: 4:09pm meeting was called to order by B. Mushnick, with 6 out of 9 voting members in attendance.</p>	Record
15.2	<p>Previous Topics & Approval of September 8th, Meeting Minutes: A motion to approve the 09/08/2022 meeting minutes as submitted, motion made by B. Mushnick and seconded by J. Dowse.</p> <p>Discussion: None. Abstentions: None</p> <p>Roll call: B. Mushnick, (Y) K. Maguire, (Y), M. Procaccini, (y) J. Dowse, (Y) B. Bowen, (Y), H. Takesian, (Y)</p> <p>Motion passes, September 08th, 2022 meeting minutes are certified as approved.</p>	Record
15.3	<p>Commitments for Approval:</p> <p>DRA contract amendment:</p> <p>C. Angelo states that the topic was discussed on our last SBC meeting, but it was discussed as other topics not anticipated 48 hours prior to meeting. We wanted to get a formal approval from the SBC on DRA amendment number two. The amendment is a contract to hire a subcontractor named CME Otis, to visit the site and do a site & topographic survey for \$39,600.00.</p> <p>T. Elmore empathizes that this is not a full perimeter survey. This is an approximate perimeter survey. It is considerably expensive to do an entire perimeter survey.</p> <p>Discussion: None Abstentions: None.</p> <p>A motion was made by J. Dowse and seconded by B. Bowen to approve DRA contract amendment number 2.</p> <p>Roll call: B. Mushnick, (Y) K. Maguire, (Y), M. Procaccini, (Y) J. Dowse, (Y) B. Bowen, (Y), H. Takesian, (Y)</p> <p>All in favor; motion passes</p>	Record

	<p>Geologic – Earth Exploration, Inc.- Proposal</p> <p>T. Elmore discusses the quote that was received by a local firm that does borings and site test pits. What will happen is a civil engineer will come out and do some site and subsurface investigation.</p> <p><u>Discussion:</u></p> <p>B. Bowen do we have locations called out?</p> <p>T. Elmore we have multiple locations, but we aren't all on the same page yet. As we get closer to the day, we can start discussing locations. We want to make sure these tests are being done in the right locations and that we aren't testing areas that aren't being touched.</p> <p>K. Maguire states that the proposal says "estimate". Isn't the assumption that an estimate could be more or less?</p> <p>T. Elmore we will say not to exceed the proposed amount. If it comes out more, then we will have a discussion with the company. If it's a necessary cost, then we come back to the committee.</p> <p>A motion was made by J. Dowse and seconded by B. Bowen to approve Geologic-Earth Exploration proposal of \$6,000.00</p> <p>Roll call: B. Mushnick, (Y) K. Maguire, (Y), M. Procaccini, (Y) J. Dowse, (Y) B. Bowen, (Y), H. Takesian, (Y)</p> <p>Abstentions: None. All in favor; motion passes</p>	
15.4	<p>DRA update SBC on conceptual option development for discussion & feedback</p> <p>V. Lyubetsky starts his presentation showing DRA progress to date. We hope to have a further development of the options by the next meeting, October 27th. By then we will have finalized the options to start receiving cost estimations for all options. Keep in mind, this is a work in progress.</p> <p>The idea here is combined options A/R 1 and A/R 3.1 to create a new image at the front of the school and develop the auditorium and few other spaces. Renovate and extend the area over the local rooms and then renovate the rest of the spaces within the confines of existing footprint.</p>	Record

	<p>M. Procaccini talks about his concerns about parking spaces. We really can't do with less parking than we already have.</p> <p>B. Mushnick suggests another area for parking, underneath the powerline. It's our land so we can grab some that land for parking.</p> <p>B. Bowen we need to figure out the specifics from the power company, what their requirements are for the land in the easement.</p> <p>V. Lyubetsky it's a possibility to extend the parking, we just must be careful not to expand the budget further. We will concentrate on the parking topic to see how we can gain more parking spaces for this option. In this phase of conceptual level, there are no significant architect design features here, but it gives you a sense of what is being worked on.</p> <p>V. Lyubetsky discusses option AR 4 and the idea behind it, would be adding a significant construction towards the back of the existing building, removing an existing wing, and building a new structure. The main entrance will stay intact, and parking would be comparable to existing conditions. However, one of the challenges I foresee in this option is during construction the school will experience trouble with accepting deliveries being, that construction will be on going. So, the question becomes, would be it acceptable to get to take deliveries in a different zone, maybe schedule certain times that doesn't interfere or overlap with pick up, drop offs or other school activities. Just something to think about from a constructability point of view, this will be a challenge when or if this option is chosen.</p> <p>V. Lyubetsky discusses the new construction option and auditorium multipurpose concept. In this option we can develop an estimated 600 parking spaces. The building will have two entrances to access building from both sides. It would be a three-story structure with a courtyard in the center of the building, auditorium, and gymnasium. For the auditorium multipurpose concept, what we are trying to develop here is a flat floor space with the seats being retractable. An auditorium room that can be utilize for multiple purposes, for example job fair or a robotics competition. He demonstrates an illustration of what the auditorium may look like.</p>	
15.5	<p>Update regarding the community video on Tri-County public voting process</p> <p>T. Elmore states how we wanted to put together a video with Charlie Lyons to discuss the regional agreement voting process. Charlie took the time to investigate this thoroughly and created a few slides, which we had the opportunity to present</p>	Record

	<p>on the last public meeting, but it was more of a response to a question if anyone asked.</p> <p>The idea right now is to have Karen Maguire do an interview style video with Charlie Lyons and discuss the voting process. We have this interview scheduled for October 11th at the Dore and Whittier office.</p>	
15.6	<p>Other topics not reasonably anticipated 48 hours prior to meeting: Discussion: None</p>	Record
15.7	<p>Public Comment: Discussion: None</p>	Record
15.8	<p>Next Meetings</p> <ul style="list-style-type: none"> ➤ October 27th, 2022 – SBC Meeting ➤ November 16th, 2022 – SC & SBC Meeting ➤ November 28th, 2022 - SC & SBC Meeting ➤ December 08th, 2022 – Community Meeting ➤ December 15th, 2022- SC & SBC Remote meeting 	Record
15.9	<p>Adjourn: 6:04PM A motion was made by B. Mushnick and seconded by J. Dowse to adjourn the meeting.</p> <p>Discussion: None.</p> <p>Roll call: B. Mushnick, (Y) K. Maguire, (Y), M. Procaccini, (Y) J. Dowse, (Y) B. Bowen, (Y), H. Takesian, (Y)</p> <p>Abstentions: None</p> <p>All in favor, motion passes</p>	Record

Sincerely,
DORE + WHITTIER
 Elias Grijalva
 Assistant Project Manager
 Cc: Attendees, File

The above is my summation of our meeting. If you have any additions and/or corrections, please contact me for incorporation into these minutes.