

WHS & HANMER SCHOOL BUILDING COMMITTEE REGULAR MEETING MINUTES MONDAY May 11, 2015

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman	x		
	J. Edward Brymer Jr., Vice Chairman	x		
	Daniel Camilliere	x		
	Frank Dellaripa	x		
	Diane Fitzpatrick, Clerk	x		
	Peter Gardow			x
	David Drake	x		
Liaison Present	Steven Barry, Council Liaison			x
	Mike Turner, Staff Liaison	x		
	Gina Deangelo, Board of Ed.			x
Staff Present				
	Jeff Bridges, Town Manager	x arrived at 8:15		
	Mike Emmett, Supt. Schools	x		
	Tom Moore, WHS Principal	x		
	Fred Bushey, Dir of Maintenance			x
	Lori Schroll, Administrative Analyst - Engineering	x		
	Sally Katz, Dir. Of Physical Services			x
Guests Present				
	Rusty Malik, Quisenberry Arcari	x		
	Gus Kotait, O&G Construction	x		
	Mark Jeffko, O&G	x		
	John Morris, Board of Ed	x left at 8:29		

Call to Order: Chairman called the meeting to order the order at 6:38 p.m. in the lower level Meeting Room at the Board of Education in the Stillman Building.

Public Comments - none

1. Approval of Minutes:

a. Minutes of the April 27, 2015, 2015 regular meeting.

Motion was made by Frank Dellaripa to accept the minutes, seconded by Dan Camilliere; Discussion - **All present voted in favor.**

2A. Expenditures:

a. BVH. - Invoice #02112129.00-22 - 4/28/15 - \$3,840.80

Motion was made by Dan Camilliere to pay this invoice, seconded by Dan Camilliere; Discussion – none

All present voted in favor

2B. Contractor Requisitions - None

2C. Proposed Change Orders

a. PCO #340 - Davis Ulmer - Sprinkler Rev. for Elevator - 5/7/15 - \$6,572.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – Gus said they had to refeed the sprinkler lines to keep the corridor fed with water. The grid had come down, so head orientation had to be changed.

All present voted in favor

b. PCO#287 - United Steel - Cooling Tower Steel - 3/27/15 - \$2,643.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – Frank asked if this was a straight forward design, Rusty said that the cooling tower people were looking for some supports that weren't anticipated.

All present voted in favor

c. PCO #361- SMI - Contaminated Dumpster BC- 5/6/15 - (\$19,250.00)

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Frank asked if they are fighting this, Gus said yes we are. Christine said we are back charging them.

All present voted in favor

d. PCO #342 - G&R Valley- Buried Concrete Floor SP3 - 5/1/15 - \$2,188.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

e. PCO #290R - MJ Daly - Ext. Ductwork Credit - 5/1/15 - (\$13,217.00)

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Frank Dellaripa; Discussion – David asked if we are getting enough back, Rusty said this is the installation.

All present voted in favor

f. PCO #333 - GDA - 5/1/15 - \$3,237.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – This was done last summer, saw cutting a floor.

All present voted in favor

g. PCO #358 - Spazzarini - Trench Rock - 5/5/15 - \$12,716.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Frank asked if this is part of an allowance for trench rock, Gus said yes, we are using the bid unit price.

All present voted in favor

h. PCO #335R - GDA - Temp Vinyl Base - 5/5/15, \$1,103.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – none

All present voted in favor

i. PCO #339 - GDS - Patch Ductwork penetrations (\$8,884) - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Gus said that the PCO's with the zeros are back charges.

All present voted in favor

j. PCO #353 - Cherry Hill - Repair Walls BC - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

k. PCO #347 - Waterbury Masonry - Repairs &Site Cleanup - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Frank Dellaripa; Discussion – This is a back charge to Waterbury Masonry they didn't clean up after themselves, cost of approximately \$5,000.

All present voted in favor

I. PCO #348- GDS/CHG - BC Demo CMU 43G - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – none

All present voted in favor

m. PCO #349- CT Mason/SMI - BC Demo infill Masonry - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Gus said SMI is refusing to demo things 2A, Gus said he sent letters back and forth and they still refused so he had the Mason do it.

All present voted in favor

n. PCO #350 - Ferguson/McKenzie - Power BC (\$368) - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

o. PCO #351 - Silktown/GRV - Plumbing PC (\$1451) - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

p. PCO #352 - L&P/GRV - BC (\$303) - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

q. PCO #354 - Davis Ulmer/GDA - BC (\$157) - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

r. PCO #338 - GDA - BC various - 5/2/15 - \$0

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

s. PCO #356 - G&R Valley - ST 12 Roof Drain - 5/2/15 - \$3,716.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – This is a roof drain at the grand stair case.

All present voted in favor

t. PCO #332 - GDA - Hand excav. Old lecture hall - 5/1/15 - \$1,980.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Gus said we were trying to find a sewer, but they found a sub floor that needed to be taken out.

All present voted in favor

u. PCO #345 - GDS - GWB and Furring - 5/1/15 - \$3,250.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

v. PCO #295 - GDS - Area G Duct Framing - 3/30/15 - \$4,199.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – none

All present voted in favor

w. PCO #228R - GDA - Freezer Changes - 5/7/15 - \$6,332.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – David asked if Gus looked at the cost, they seem high.

All present voted in favor

x. PCO #359R - GDS - Green Roof Ramp - 5/7/15 - \$2,389.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

y.PCO#334R - L&P Gates - Rigging Steel Beam - 5/7/15 - \$5,891.00**

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Dan Camilliere; Discussion – Gus said that the beams that lower the rigging were too short, so we had to add steel.

All present voted in favor

z. PCO #314 - Urban - Self Leveling Culinary - 4/20/15 - \$1,413.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Gus said this is an area in the old lecture hall, there was a depression that needed to be filled in.

All present voted in favor

aa. PCO #362 - Marguerite - ST. 12 Infill - 5/3/15 - \$1,505.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – none

All present voted in favor

bb. PCO 346R - GDS - Add Framing - 5/3/15 - \$3,054.00

Motion was made by Diane Fitzpatrick to accept this PCO, seconded by Ed Brymer; Discussion – Gus said that framing or drywall was needed to be added in 4 separate places.

All present voted in favor

3. New Proposals -

a. None

4. Architect/CM

a. O&G Status Update - Gus gave an update on the phasing plan, he went over this with the contractors on Monday and they finalized the summer schedule and the pool schedule. Diane asked about the seats, Gus said we are waiting for a sample. Diane asked if we can get them to give us a final date of when we are going to get them. Discussed continued regarding the seats, Gus said they have it scheduled to be installed in November.

The other phasing change is to switch the doing the student entrance from this summer to when we do the Tech Ed wing next summer. Mr. Moore commented on the phasing, due to some changes the spring semester of 2016, they will be using rooms that have been completed for one function, as classrooms. He will use every usable space during this time.

Gus said the pool will be available as of May 19th, but they are waiting to schedule an abatement weekend, not working out schedule wise, there are things going on at the school so they need to have a weekend when nothing is scheduled. They are hoping for the end of May, beginning of June and SMI can start doing the clean demo now. Mr. Emmett said to schedule the abatement for the end of May and he will make sure that they reschedule everything that may be at the school.

Christine asked Gus to look into swapping the phasing of the classrooms, so Mr. Moore doesn't have to scrounge for classrooms; Gus said he will look into it.

Christine stated she is very concerned that work is being done, and then we have to rip it out, like the walls in the admin area, why is this? Rusty said the mill work is shown in the shop drawings, Gus said that the only way to figure it out is to start from the millwork and go backwards. The existing walls have to come down, but they were painted, the electrical boxes are in and now they have to be moved. The only way to know that the wall is coming out is to look on the plans at the new millwork and work your way back. Christine said that we can't keep doing this, it is taking time and we need to stay on schedule.

Gus said for the exterior phasing the focus this summer will be to get the front entrance ready, the bus loop and the entrance from Wolcott hill the student entrance will be done next summer. The courtyard will be started this year, the sidewalk will be done but the planting will not be done till next year.

Gus said the frosted glass for the gym will be delivered on May 22nd.

Gus spoke about the blackout shades that will need to be put in 5 rooms, the ceilings need to be modified to fit them. Rusty said he doesn't think this should be cost prohibitive, the contractor is fair and he works with us.

Diane asked Gus if they fixed the problem with the condensation on the windows of the Media Center, Gus said they looked at it but didn't find anything. Diane asked him to look at it again next year before they turn the building over to us.

b. Safety & Security Update - The safety training was done last week, Dan told the committee that it was very good. There have been some issues with the elevator and an appointment with Theissen Krup the elevator company is being set up. We want them to know we have issues with it and Mr. Moore said his people check the elevator every day.

c. Architects Status Update -

Rusty said that he is waiting for the submittal on the light.

Rusty said that they did look at the pool, it has cast iron pipes and has some rust on them, but it is surface rust. Rusty said they are moving forward with the pool drains, they are cutting in traps, at the owners meeting they are looking an alternate way to do this.

5. Correspondence - DEEP Notice of Violation Closure copy of correspondence; no action required

6. Committee Reports:

Site-work / Construction – Frank stated he couldn't go to the meeting last week, he would like a tour of the facility in the near future.

Communications - Diane said that the mini Open House on the May 28th from 5 - 7, this is an open house for the new areas. They are putting it on Facebook; they are focusing on the parents of the kids already in the school.

Technology/Furniture – Mr. Emmett stated that Fred has met with the furniture supplier and he said that as of right now they are under budget by \$75,000.

Energy/Commissioning – Christine said Peter was ill and couldn't attend the meeting. Mike said approximately a dozen items on the list got cleaned up. He continued on to say that they will be demonstrating how the pump can be serviced for Fred.

Finance – no report

7. Old Business -

a. CL&P Transformer Leak update - Mike said they are waiting for ESI for a breakdown of the transformer leak vs the oil leak. Jeff said that Ed had reached out to the president of CL&P and told talked to him regarding his disappointment with the way CL&P handled this situation. The President of CLP said he will have his people take a second look at it. Jeff continued on to say that the bill was authorized by Town Council for payment so the vendor can be reimbursed.

8. New Business

a. Executive Session - The Committee decided not to go into Executive Session

b. Discuss Clean Harbors claim for additional work

Mike stated that we had a contract with Clean Harbor for the tank removal. Part of that contract was lump sum for certain items, and the second portion was for volume of what they pumped out they were paid for the amount. We have paid their bill for the initial amount of \$76,000 and now they are submitting another invoice due to other issues.

They claim they needed to coordinate on a daily basis, the material inside the tank was different from what they were told and it took them an additional 26 days to do the work because of this.

We met with Fuss & O'Neil and looked over their points, and they recommended we should pay for the additional volume however all the additional days is an issue. Fuss & O'Neil said that we should go to them and tell them we are allowing them 5 additional days at \$4200 per day, which would give them a \$45,000 change order. Mike asked for direction from the Committee on if this is the way they would like him to proceed. David said he thinks we are being generous, Jeff said this is a good attempt to resolve this and he hope they find it fair. Frank asked Mike to email the committee with the answer.

Jeff stated that the Town (Physical Services) is asking the Committee to revisit the landscaping plan for the project and reduce the number of plantings because they feel they will not be able to maintain it. Ed asked if this has to go back to P&Z, Jeff said yes, Rusty said that we put in less than the P&Z regs, Mike said we had valued engineered out a lot of them. Ed stated what happens if we go to P&Z and ask them for this and they tell us to put back in the original amount of plantings. Jeff said that they don't want to have the plantings die, due to lack of bodies to do the work. Can we put in an irrigation system; this is on the wish list. Rusty said we are trying to use plants that don't need a lot of work. Christine asked Jeff to have a meeting with Peter and ask him his opinion. Christine said to put this on the Agenda for the next meeting.

Christine asked if we have the cost for screens yet, and where we want the screens to go. She said that she feels that one is needed on the green roof.

Ed won't be at the next meeting.

9. Upcoming Dates

- a. May 18, 2015 next Town Council meeting
- b. May 26, 2015 next Building Committee meeting (Tuesday)
- c. May 28, 2015 5 - 7 p.m. Public Open House of Gym, Band Choral & Media Center

10. Adjourn - Motion made by Ed Brymer seconded by Dan Camilliere to adjourn.
All present voted in favor.

Meeting adjourned at 8:50 p.m.

I hereby certify that the above is a true copy of the minutes approved by the High School & Hanmer Building Committee.

Diane Fitzpatrick, Clerk