

THE PUBLIC BUILDING AND SITE COMMISSION

THESE MINUTES ARE SUBJECT TO APPROVAL

Minutes of the Regular Meeting of the Public Building and Site Commission held on Tuesday, **June 10, 2014** in the Library of the Reed School, Newtown, CT

PBSC Members: Joseph Borst, Robert Mitchell (Chair), Thomas Catalina, Anthony D'Angelo, Tom Hanlon, Roger Letso (arrived later), Pete Samoskevich, Rick Matschke; **Absent:** James Juliano; **Also Present:** Geralyn Hoerauf from Diversified Project Management and Bill Knight, Clerk of the Works and one member of the press.

Mr. Mitchell called the meeting to order at 7:00 pm. Tom Hanlon was introduced as a new alternate member, replacing Bob Edwards. Roger Letso is then moved up to become a full member.

PUBLIC PARTICIPATION: None

UPDATE ON SANDY HOOK ELEMENTARY SCHOOL

Mr. Mitchel said the minutes of the May 14th meeting was approved at the May 27th meeting. He discussed Svigals presentation during the June 5th meeting, which provided an update and synopsis of the Sandy Hook school project to date.

Mr. Mitchell opened discussion over information on the Sandy Hook School project being placed on Diversified's website. Although there was an initial contractual agreement, he feels there should not be an issue using the information that is already public record. Ms. Hoerauf said that they would run anything by the PBSC Chair or the First Selectman if she felt it would conflict with the agreement. Mr. Mitchell said that Voices and The Bee have information on Diversified's role on this project. He thanked Linda from Voices on writing such a great article and noted that The Bee is doing a great job too. The commission on a whole had no objection DPM putting information on their website related to their role on the project or links to other articles.

Mr. Mitchell discussed an affidavit needed to be submitted with applications to the Inland Wetlands and the Planning and Zoning Commissions. He provided Ms. Hoerauf a list of the site's abutters (500 feet) to use for notifications of these public hearings.

Mr. Mitchell discussed documents that are sent to the State and require the Chair's signature. He said they will become more complex and that he will keep the commission informed. Some of the time lines required do not allow for the forms to be reviewed by the commission prior to the date submission is needed.

Mr. Mitchell asked Ms. Hoerauf if she has met with the State yet regarding the square footage documentation and analysis. She said the next meeting with the Office of School Facilities is scheduled for June 23rd. She received a document from the Architect explaining the difference in the square footage and defining the rational. The increase is partially due to increased wall thicknesses, new code requirements and security measures. The plans needed to be brought up to code for life safety and education. Mr. Mitchell said they are still bound by the \$50 million dollar budget.

Mr. Mitchell discussed quarterly financial reports sent to the State. He feels that the project is at a point where Diversified needs to take this over, as it will become more complicated with the commencement of construction. They need verification that specific work done early on, i.e., the boarding up of the school or removing materials, would be paid out of the insurance settlement and not out of the \$50 million grant. This needs to be reconciled with the Board of Ed. Mr. Mitchell will follow up.

Ms. Hoerauf distributed and reviewed Diversified's monthly report to the commission. Bob Tait tracks what has been remunerated to the Town. Ms. Hoerauf said the submitted estimates are higher than what has been billed to date and they are making sure they're within the contingency numbers. The gas line was discussed. The portion of the line from Oakview to Crestwood will be prorated to the project. They are close to resolution with Yankee Gas. The cost will be kept down with Public Works doing the excavation.

Ms. Hoerauf said they are submitted for local approvals (Inland Wetlands and Planning and Zoning) and based on their timeline, it is unlikely to get an approval before the first week of August. As long as the peer review and final approval by the State happens concurrently with the local approvals, they should be prepared to go out to bid in mid- to late August. The Design Development documents were completed on June 6th and handed over to Consigli for cost estimates. By July 8th the commission will receive those estimates. The Land Use staff will meet with the design team prior to the Wetlands and Planning & Zoning meeting. There will be public hearings for these reviews. The peer review team generally consists of building officials, architects, engineers, etc. They check all the codes (school, building and fire). It was noted that all Town officials have been brought in very early as a proactive way to help expedite the process. Ms. Hoerauf discussed the grant where the Town will partner with UConn on a study that evaluates academic impact on security components.

INVOICES FOR PAYMENT

Mr. Mitchell discussed the application for payments stating that he would like to get more information of the activities on a cover letter, basically a summary explanation of what costs were for.

Mr. Catalina moved to recommend payment of **Consigli Construction Company**, Payment #8 in the amount of **\$19,914.05**. The motion was seconded by Mr. Borst and unanimously carried.

Mr. Samoskevich motioned to adjourn the meeting at 8:05 pm. Mr. Borst seconded the motion and the meeting adjourned.

Respectfully submitted by Tammy Hazen