

THESE MINUTES ARE SUBJECT TO APPROVAL BY THE PUBLIC BUILDING AND SITE COMMISSION.

Minutes of the Regular Meeting of the Public Building and Site Commission held on Tuesday, May 24, 2016 at the Reed Intermediate School. Chairman Robert Mitchell called the meeting to order at 7:00 p.m.

PRESENT: Robert Mitchell, Thomas Hanlon, Rick Matschke, Joe Borst, Peter Samoskevich, Anthony D'Angelo

ABSENT: Thomas Catalina, Roger Letso, Jim Juliano

ALSO PRESENT: Clerk of the Works William Knight, Geralyn Hoerauf from STV/Diversified Project Management, Aaron Krueger from Consigli, Julia McFadden from Svigals & Partners, Chuck Boos from Kaestle Boos, Kent McCoy from Smith Edwards McCoy Architects, and 1 member of the press

APPROVAL OF MINUTES OF May 3, 2016.

Mr. Samoskevich moved to approve the minutes of the May 3, 2016. Second by Mr. Catalina. All in favor.

PUBLIC PARTICIPATION: None.

EDMOND TOWN HALL BOILER REPLACEMENT

Status

Mr. Boos reported that a meeting was held on May 18th and the boilers have been shut down. Next meeting will be in June. Mr. Knight said that the contractor asked for a change order for the existing oil in the tank; he owns it. A proposal is out there to make the controls more user friendly. Boiler removal is scheduled for July 1st. Mr. Mitchell said to mindful of the wetlands when removing the tanks.

NHS AUDITORIUM RENOVATIONS PROJECT

Status

Ms. Hoerauf reported that the construction package is 90% complete; a cost estimate is due on Friday. Mr. Mitchell asked whether a strategy was in place if the project comes in over budget. Ms. Hoerauf said that will be reviewed once the cost estimate is in. The Legislative Council approved the demo and certified copies of the minutes have been sent to the State's grant department.

Mr. Mitchell has reviewed the construction drawings and feels that more detail is needed; need for a coordinated stage and booth plan. One of the key items that need review is building acoustics. Ms. Hoerauf said that once the cost estimate is done, Newfield Construction will review the drawings and comment on constructability. Mr. McCoy will submit a fresh set of documents to Mr. Mitchell allowing PBSC members to mark up with comments.

NHS Auditorium Invoices

Mr. D'Angelo moved to recommend approval of Smith Edwards McCoy invoice #6 in the adjusted amount of \$44,560.00 given documents are only 90% complete and contingent on project coming in on budget. Second by Mr. Samoskevich. Motion passed.

SANDY HOOK ELEMENTARY SCHOOL

Status

Mr. Krueger reported:

- Building punchlist completion and sitework and planting will continue into June.
- Glass storefront, flooring and lighting are being installed in the Administrative suite.
- Custom artwork installation has begun in the Lobby.
- A-wing: All work is complete. Health department inspection of the kitchen has been scheduled. Projection screen is in.
- B-wing: All work is complete. Initial punchlist inspections have been completed. Testing and balancing of HVAC and life safety systems is ongoing.
- C-wing: All work is substantially complete. Initial punchlist inspections have been completed. Testing and balancing of HVAC systems and life safety systems is ongoing.
- D-wing: All work in the classrooms and corridor is complete. Entrance storefront and exterior finishes are ongoing.
- In the front administrative areas, storefront assemble installation is ongoing. Temporary flooring has been installed prior to receipt of additional carpet materials.
- In the main lobby, tree sculptures have been installed and the custom wall panels are onsite.
- On the exterior, wood siding installation is about 95% complete and the GFRC coping has been installed. Work continues on the exterior canopies and entranceways.

Mr. Krueger reported that a C.O. is expected on June 3rd and provided the attached list of work expected to be complete after June 10th (none of which affects the C.O.).

Ms. Hoerauf reported that all furniture has been ordered and is scheduled for delivery between June 20th and July 15th. Existing furniture and shelving will be brought over from Chalk Hill. Classroom contents and staff boxes will be moved after all new and existing furniture is installed. The move of existing technology will begin June 20th with the disconnect of existing SmartBoards, projectors, telephones and network equipment. Based on all of the above work, she recommends that access to the new facility continue to be limited to project personnel through July 15th in order to facilitate completion and the installation of all owner supplied systems.

Mr. Matschke asked when the Town would have liability for the building. Ms. Hoerauf reported that a meeting will be held with Gino Faiello and IT to coordinate the turnover. Mr. Mitchell said that once the temporary C.O. is issued, the Town takes responsibility.

Ms. Hoerauf reported that two final bids were submitted for all new network equipment and major equipment package (The Ergonomic Group and A2 Computers, LLC). It was determined that although there was a \$4,464.38 difference in bids, Ergonomic appeared to be more suitable for the awarded contract given their consistency in bids and documentation.

Mr. Matschke moved to approve Ergonomic's bid package #37 in the amount of \$177,577.00 contingent upon approval of the Town attorney. Second by Mr. D'Angelo. Motion passed.

Mr. D'Angelo moved to approve Ergonomic's bid package #38 in the amount of \$25,938.00. Second by Mr. Samoskevich. Motion passed.

Mr. Matschke moved to approve Ergonomic's bid package #39 in the amount of \$13,605.00. Second by Mr. D'Angelo. Motion passed.

Valley Communications Systems submitted a proposal to disconnect the SmartBoards at Chalk Hill and move and deliver to the new school. PBSC members discussed whether this should be considered a "technology cost" or a "move cost"; should it be considered a cost to the project or the District. Mr. Mitchell said that Valley's proposal was not clear about what the proposal included; who is taking care of the actual move of the equipment.

Mr. D'Angelo made a motion to approve Valley Communications Systems proposal of \$13,120.00 with the assumption they realize the cost of the move. No second was made on the motion. Motion failed.

Review Change Order Log

Mr. Krueger reviewed change requests:

- **CR137** – Nurse's Lock Box – During coordination with District Staff it was determined that a lockable medicine cabinet would not be required. This resulted in a credit of \$469.00.
- **CR142** – Kitchen Wall Protection – Per a pre-inspection consultation with the health department, the director requires that all wall surfaces at cooking, prep and hand wash locations revised to include a long-term cleanable surface. Although the installed epoxy paint on drywall meets code requirements, the work will be revised to comply with the health department request. Resulted in a change of \$8,834.21.
- **CR144** – Plenum Returns – During testing of the HVAC system it was determined that five rooms did not have adequate return air due to the absence of transfer ducts to the plenum ductwork and interior walls that extend to the deck above. Resulted in a change of \$7,309.85.

- **CR147** – Additional Door Signage – Signage will be added at doors that require card access to exit without sounding an alarm, alerting personnel that an alarm will sound if opened without card access. Resulted in a change of \$533.27.

Mr. Matschke made a motion to approve the following change order requests – CR137, CR142, CR144, and CR147 totaling \$16,208.33. Second by Mr. D’Angelo. Motion passed.

Sandy Hook School Invoices:

Mr. Matschke moved to recommend approval of Independent Materials invoice #2134-R in the amount of \$560.00. Second by Mr. Hanlon. Motion passed.

Mr. Matschke moved to recommend approval of two Multivista invoices #841 and #842 in the amounts of \$600.00 and \$1,994.67 respectively. Second by Mr. Hanlon. Motion passed.

Mr. D’Angelo moved to recommend approval of Aquarion invoice #300038472 in the amount of \$1,327.53. Second by Mr. Samoskevich. Motion passed.

Mr. Matschke moved to recommend approval of Svigals invoice #1360-33 in the amount of \$29,833.07. Second by Mr. Hanlon. Motion passed.

Mr. Matschke moved to recommend approval of Consigli invoice #31 in the amount of \$1,855,254.06. Second by Mr. D’Angelo. Motion passed.

STATUS OF NHS “ROOF” LEAKS & REPAIR OPTIONS: Ralph Noblin submitted a report and flashing was never installed. A professional would have to be hired to put plans together. The question is where will the funds come from. Monte Frank will take another look at options.

COMMUNITY CENTER:

Status

Ms. Hoerauf reported the Town is working with Quesenberry and Caldwell & Walsh whose contracts are essentially the same as those in 2014. Both contracts have been reviewed by Town Attorney Grogins. The current schedule indicates that final approval of the project and bringing to the PBSC will occur in February 2017.

REVIEW OF TOWN INITIATED PROJECTS: Mr. Mitchell continues to attend the CIP meetings for the Board of Education. He would like to see transparency of numbers in order for the PBSC to take over projects. Need a scope to go along with the numbers.

FOIA AND EXECUTIVE SESSIONS: Mr. Mitchell is concerned about what is being reported in the newspaper with respect to FOIA issues and Executive Sessions among various boards. When in Executive Session, nothing can be made available to the public. Mr. Mitchell said the PBSC is doing everything right in this regard.

UNFINISHED BUSINESS: None.

The next regular meeting is scheduled for June 28, 2016.

ADJOURNMENT

Mr. Hanlon made a motion to adjourn the meeting at 9:40 p.m. Second by Mr. Matschke. Meeting adjourned.

Respectfully submitted,

Ann M. LoBosco, Clerk