

\* See 12/10/06 minutes  
for corrections.

**Town of Stonington  
K-12 School Building Committee  
November 13, 2006**

The K-12 School Building Committee held a regular meeting on November 13, 2006 in Room 101A of the Stonington High School.

**Present:** John Bolduc, William Brown, Gail MacDonald, Mike McKee, John O'Brien, JoAnne Rodriguez, Kathy Sanford, Paul Sartor. Also present, Peter Manning, Gilbane Building Company, Ken Donovan, and members of the public.

**Absent:** Curt Krushinsky, Fletcher Thompson.

**(1) Call to Order /Approval of Minutes**

Paul Sartor, Chairman, called the meeting to order at 7:05 p.m. A motion was properly made by William Brown, seconded by John O'Brien, and it was voted to approve minutes from the meeting held on October 10, 2006.

**(2) Correspondence**

No correspondence for the Committee.

**(3) Gilbane Building Company Report**

Certificate of Occupancy - Peter Manning provided an overview on the outstanding items. The detention basin is impacting issuance of the Certificate of Occupancy. He is waiting direction from the Town as to acceptance of the work performed by Fleet.

Bolders have been place on each side of the temporary driveway to accommodate a chain across the driveway. William Brown will continue to work to resolve.

Punch List - Massey Glass will be completing outstanding items. All other trades completed the final punch list with the exception of several electrical and mechanical punch lists.

\* 107,620 Cost Report - No change since last report. Peter Manning stated the variance of \$125,892 represents cost projections under referendum funds available and does not include the reserve of \$30,000, resulting in a projected savings of \$155,892. This amount will increase if no further work is required on the pond. \* 137,620

**(4) Invoices**

A motion was properly made by Gail MacDonald, seconded by John O'Brien, and it was voted to approve payment on invoices from Eagle Lending for \$975, and TPC Associates for \$6,528, totaling \$7,503.

RECEIVED FOR RECORD  
STONINGTON, CT.  
06 DEC 12 PM 2:00  
CYNTHIA LADWIG  
TOWN CLERK

**(5) Elementary and Middle School Study**

John O'Brien stated that the sewer project is becoming a priority for the next major project and it may not be possible to obtain funding for the study.

The Committee discussed next steps at length. Paul Sartor stated the Committee should evaluate the schools, look at them relative to education specifications, and develop a plan if it is deemed appropriate. The first project was the high school and now the Committee will evaluate the elementary and middle schools to determine functionality in the most cost-effective manner while maintaining education specifications. Some goals have not been met with regard to technology and space is an issue. It makes sense to move forward with the study and identify the best options for the middle and elementary schools. William Brown suggested narrowing the focus for the tasks at hand.

The Board of Finance is not in favor of authorizing funds for a study. Gail MacDonald expressed her concern to stop this process rather than bringing it to the Town which was the Committee's charge six years ago to look at the entire school system. John O'Brien stated the Board of Finance needs to commission a debt service analysis and quantify where we are and where we heading. This affects the Town's bond rating. The mil rate impact on debt service does not improve until 2011. Since it does not decline a great deal each year, the sewer project along with an elementary school project would increase the debt. Ten percent of our budget is paid to debt service. Paul Sartor stated once the study is complete, the Committee can determine if a school project can be phased in. The Committee agreed to wait until the Board of Finance meeting on December 6, 2006. In the meantime, Paul Sartor will continue to gather information for the Committee to consider.

**(6) Public Comment**

None.

**(7) Old Business**

Mike McKee raised the issue of separating the emergency lights from the exit lights. The project will cost approximately \$20,000, however, it is estimated that the separation will result in substantial savings and the cost will be recovered in one year. Over 300 lights could be off during the day. Paul Sartor questioned if the initial work was done according to specifications, or did Fletcher Thompson authorize Ferguson Electric to make the change. He will investigate. A motion was properly made by William Brown, seconded by John Bolduc and it was voted to proceed with a Request for Proposal for the work. Mike McKee will prepare a bid package and bring it back to the Committee.

A motion was properly made by William Brown and seconded by JoAnne Rodriguez and it was voted to authorize Giuliano Electric to complete electrical work in the common area and cafeteria at a cost of \$2,456 to rewire exit signs and emergency lighting circuits to allow emergency lights to be off while exit signs remain illuminated.

**(8) Old Business**

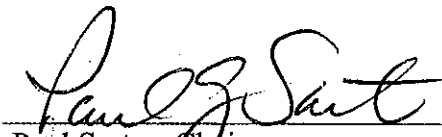
John Bolduc raised the issue of a noise problem in one classroom and the need to install acoustical material in the ceiling. Peter Manning will obtain a price.

**(9) Next Meeting/Adjournment**

The next meeting of the K-12 School Building Committee will be December 11, 2006. There being no further business, the meeting adjourned at 8:12 p.m.

Submitted by,

  
Maureen L. Carboni, Recorder

  
Paul Sartor, Chairman