

WHS & HANMER SCHOOL BUILDING COMMITTEE REGULAR MEETING MINUTES Monday July 11, 2016

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman	x		
	J. Edward Brymer Jr., Vice Chairman	x		
	Daniel Camilliere, Clerk	x		
	Frank Dellaripa	x		
	Peter Gardow	x		
	David Drake	x		
	Charles Carey	x		
Liaison Present	Steven Barry, Council Liaison	x		
Staff Present	Jeff Bridges, Town Manager	x		
	Mike Emmett, Supt. Schools	x		
	Tom Moore, WHS Principal			x
	Fred Bushey, Dir of Maintenance	x		
	Lori Schroll, Admin. Analyst - Engineering	x		
	Sally Katz, Staff Liaison	x arrived at 8:10		
Guests Present	Rusty Malik, Quisenberry Arcari	x		
	Gus Kotait, O&G Construction	x		
	Mark Jeffko, O&G	x		
	Lee Donaldson, O&G	x		
	Carlos Texidor, Fuss & O'Neill	x left at 7:45		
	Dan Nelson, VP - MJ Daly	x left at 7:55		
	Ed Carvalho, President - MJ Daly	x left at 7:55		

Call to Order: Chairman called the meeting to order the order at 6:30 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 June 27, 2016 regular meeting.

Motion was made by Ed Brymer to accept the minutes, seconded by Dan Camilliere;
Discussion – none

All present voted in favor - Charles Carey abstained

2A. Expenditures:

a. BVH - Inv. #02112129.00-33 - 6/22/16 - \$6,165.68

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

All present voted in favor

b. RJ Kenny - Inv. #22175 - 5/31/16 - \$232.50

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

All present voted in favor

c. Meyer - Inv. #COM-22-16/4 - 6/31/16 - \$19,146.50

Motion was made by Ed Brymer to pay this invoice, seconded by Charles Carey;
Discussion – none

All present voted in favor

d. Meyer - Inv. #3968 - 7/1/16 - \$1,100.00

Motion was made by Ed Brymer to **Table** this invoice, seconded by Charles Carey;
Discussion – none

All present voted in favor

e. Meyer - Inv. #3962 - 7/1/16 - \$1,848.00

Motion was made by Ed Brymer to **Table** this invoice, seconded by Charles Carey;
Discussion – none

All present voted in favor

2B. Contractor Requisitions

a. L&P Gate - Req. #00025 - 3/31/16 - \$27,009.83

Motion was made by Dan Camilliere to pay this invoice, seconded by Frank Dellaripa;
Discussion - Christine asked if they are performing satisfactory, Mark said they are and they have put more guys on the job.

All present voted in favor

b. Urban Contractors - Req. #00015 - 5/30/16 - \$32,656.25

Motion was made by Charles Carey to pay this invoice, seconded by Dan Camilliere;
Discussion - None

All present voted in favor

2C. Proposed Change Orders

a. PCO #596 - Ferguson - 3/22/16 - \$884.00 - TABLED

b. PCO #609 - Ferguson - Relocate Power Panel at Aud. Mezz - 4/21/16 - \$2,036.00 - TABLED

c. PCO #633 - L&P Gate - add deck support to beams in St. 4 - 7/7/16 - \$2,694.70

Motion was made by Dan Camilliere to approve this PCO seconded by Frank Dellaripa;
Discussion - none

All present voted in favor.

d. PCO #634 - Mackenzie - Painting of roof HVAC unit- 7/7/16 - \$4,967.33

Motion was made by Charles Carey to approve this PCO seconded by Dan Camilliere; Discussion:
This is to paint the rooftop unit, Lee said they are waiting on getting the colors back from Sherwin Williams than they will send them to Rusty decided. Lee explained this is the south east unit.

All present voted in favor.

e. PCO #635 - GRV - RFI-968 & ASI 168 Area D Storm Line- 7/7/16 - NTE \$4,750.00

Motion was made by Ed Brymer to approve this PCO **not to exceed** \$4,750, seconded by Dan Camilliere; Peter asked why we are tabling this PCO, Rusty explained that there is supposed to be a credit from them also, but they don't offset each other, and Rusty is wondering why, so he is meeting with them on Wednesday to discuss. This was a Storm line that had to be rerouted and they had to cut into a slab to get it to, but Rusty feels they are still owed a credit for not having to saw cut 40 linear feet. **All present voted in favor.**

f. PCO # 637 - GRV - RFI-762 Health Dept. Review - 7/1/16 - NTE \$7,300.00

Motion was made by Ed Brymer to approve this PCO **not to exceed** \$7,300.00, seconded by Frank Dellaripa; Rusty said they are adding a mop sink in the chem area, and the plumbing is in there already. So he is looking for a credit from them since they not have to saw cut. **All present voted in favor.**

3. New Proposals - none on Agenda

Mark Jeffco spoke to the Committee regarding the issue with Asbestos being found in the soffit above the pool. He said that Fuss & O'Neill tested them and they came back positive - 2% on the skim coat of the plaster. Carlos said if we touch it, we have to abate it.

Steve asked how much they think it will cost, there is no definite number, but upwards of \$100,000 or more to do everything.

It was decided to replace the old grills with new ones, abate around it and add 3 additional grills. Christine said to ask SMI if they can do it and if not call another AIS.

Motion was made by Peter Gardow, to replace old grills for the new grills and abate around it, for an amount of Not to exceed \$19,999.00, seconded by Ed Brymer; Discussion - If the scope expands, it was decided to have a Special Meeting on Monday 7/18, so it can be discussed and if more money needs to be allocated, it can go before the Town Council that night. All present voted in favor.

Carlos said he will also get figures on the black mastic that is on the outside of the building, we are carrying \$20,000 - but it may take up to \$25,000.

4. Architect/CM

a. O&G Report -

Gus stated they are progressing in multiple areas - old gym, student entrance, f wing etc.

With the construction contingency and allowances we should have about \$743,000 left, but we are over budget on soft cost by \$216,000. Fred said he believes there is approximately \$200,000 left in the FF&E (furniture) budget, doesn't know how much is left in IT and Keith is on vacation this week. Discussion took place regarding maybe the overages in the IT and FF&E will be enough to cover the asbestos overages.

The question was asked when will the abatement and demo (not including the pool) going to be done, Mark said mid-July, but we also have to think of lentils and the rest of the areas they are finishing now. All the spaces should be available to the Board of Ed for program use by Halloween not foreseeing any issues.

Peter said that the Committee was given a copy of the punch list on June 27th, and out of the 1279 total items, of that 489 were open, he asked where they are at now, Lee said about the same. Peter asked how are we getting Phase 1 done, what is the time frame. Fred said he hasn't seen anything done on the Phase 1 Punch List. Mike Emmet said it would have been better have gone through the punch list as the phases came on line.

Christine asked what the strategy is, Frank asked can O&G fix some of these and back charge the contractors, Mark said yes.

Auditorium Status – Rusty stated they are waiting for the carpeting to come in where they raised the seats, then the seat vendor will come back to finish.

Rusty said he was told about a tripping hazard on the 1st step up at the orchestra level, people are missing the step, he said one option is to put floor lights in, but he said he is looking into different options.

Christine asked about info on sidewalks, Lee said he was supposed to get it today, but he didn't. He will contact them again.

c. Safety & Security Update – no report

d. Architects Report – Rusty said he is still going over things.

5. Correspondence – none

6. Committee Reports:

Site-work / Construction - Frank said he has gone to the past couple of meetings and he has noticed that the RFI list has gotten shorter.

Communications - Christine said it was left off the Agenda this week and to make sure it is on the next one. She did ask O&G about purchasing the plaque for the building and if they knew the cost, Mark said it was included in G. Donovan's contract. Christine said to Rusty that they have to start finalizing the names to put on it.

Mike Emmett said they have been putting photos up on the website each week. He is waiting on scheduling a ribbon cutting ceremony until the school is completed. He wants it to be big, politicians, senators, and the community. He needs to know when O&G will be finished, and would like them to be there also.

Ed asked about the pizza oven, Fred said there is an issue with the pizza oven, they couldn't get it UL certified, he has called the suppliers and they would have to get another one manufactured.

Technology and Furniture - Fred said he has spoken to Meyer regarding what we have left to do in building, moving items back to their rooms, and getting the items out of storage. He asked them to put together a synopsis of how much it will cost, he is hoping to have it by the end of week.

Energy/Commissioning – Mark said they met with MJ Daly, went through the commissioning list with them and have come up with a good game plan. They will be getting Dan Nelson of MJ Daly access to the portal so he can see the list in real time.

The question was raised regarding Unit R-23 in the Media center and why it wasn't working; Dan said the controller wasn't reading the drive, so they are replacing it. Response on open punch list items that are on the commissioning and the architects punch list.

Peter said that the list went up by 10 and closed only 1, 110 open items and of that 67 are not responded to with 78 are MJ Daly's. Dan said they will be able to get through them quickly.

Finance – Christine said they will be meeting before the next regular meeting.

Christine asked that we add a heading for the punch list items starting next agenda.

Rooftop HVAC Screening – see above

7. Old Business - none

8. New Business - none

9. Upcoming Dates

- a. July 18, 2016 next Town Council Meeting
- b. July 25, 2016 next Building Committee Meeting
- c. August 1, 2016 next Town Council Meeting-CANCELLED

10. Adjourn - Motion was made by Frank Dellaripa, seconded by Dan Camilliere;

Discussion - none

All Present Voted in Favor

Meeting adjourned at 8:44p.m.

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

Dan Camilliere, Clerk