

WHS & HANMER SCHOOL BUILDING COMMITTEE MEETING MINUTES Tuesday October 15, 2013

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman	X		
	J. Edward Brymer Jr., Vice Chairman	X		
	Steven Barry	X		
	Daniel Camilliere	X		
	Frank Dellaripa	X arrived at 7:04		
	Diane Fitzpatrick, Clerk	X		
	Peter Gardow	X		
Liaison Present	David Drake, Council Liaison			X
	Mike Turner, Staff Liaison	X		
	John Cascio, Bd. Of Education			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, Administrative Analyst - Engineering	X		
	Sally Katz, Dir. Of Physical Services			X
	Linda, Savitsky, Finance Director			X
	Keith Rafaniello, Board of Ed			X
Guests Present				
	Rusty Malik, Quisenberry Arcari	X		
	Lorel H. Purcell, O&G Construction	X		
	Rob Martinotti, O&G Construction	X		
	Chris Hoffman, Hartford Courant	X		
	Kyle Knapp, WFD	X		
	Andrea Aglieco	X		

Call to Order: Chairwoman Fortunato called the Meeting to order at 6:32 p.m. in Room 210 at Wethersfield High School.

Ed Brymer made the motion to add the following items to the agenda: PCO#3 – Water Valves; PCO#4 – Temp Sidewalk; PCO#5 – Heavy Duty Asphalt; Fuss & O’Neill & GNCB. Diane Fitzpatrick seconded this motion.

All present voted in favor.

1. Public Comments: - Andrea Aglieco of 162 Clovercrest Road stated that she had been hearing information that was confusing and decided to come to the Committee for the answers. The Committee members explained to her that there is a Facebook page and a link on the Board of Ed Website that is updated with information. Christine stated that the Committee puts the education specifications and ADA compliance specifications first, before anything else. Ms. Aglieco asked about the bleachers, the Committee informed her that the bleachers will be replaced, they will be ADA accessible, they were hoping to increase the size of them, but due to constraints, they amount of seats will stay the same. Ed Brymer commented that the in the initial referendum, the bleachers stated that they would be replaced did not say increased. Ms. Aglieco also mentioned that there is a lack of communication with the elementary schools. Diane stated that she concurred that there is a time delay in communication. Dan stated that this Committee is open to all kinds of ideas, and welcome remarks from the Public. Steve

echoed Dan's comments and stated that this Committee isn't political; everyone on it is trying to do the right thing for the community. Mr. Moore stated that have spoken to the PTO's in all the elementary schools and at the middle school, but he will let Mr. Emmett know and see if something can be scheduled again.

2. Approval of Minutes:

a. Minutes of the September 23, 2013 regular meeting. Motion was made by Dan Camilliere, seconded by Ed Brymer; Discussion – Lorel noted a correction needed to be made under 3B – there was no dollar amount. Christine noted that there were a couple of grammatical errors that needed to be corrected.

All present voted in favor

3. Expenditures:

a. QA Invoice 6230, 9/30/13, \$ 53,023.78 (progress)

Dan Camilliere made the motion to pay this invoice, seconded by Peter Gardow; Discussion – Rusty stated it is a standard invoice.

All present voted in favor

b. QA Invoice 6231, 9/30/13, \$ 926.14 (reimbursables)

Peter Gardow made the motion to pay this invoice, seconded by Dan Camilliere; Discussion – Rusty stated this was for postage, mileage etc.

All present voted in favor

c. BVH Invoice 02112129.00-8, Sept 24, 2013, \$ 2995.00

Dan Camilliere made the motion to pay this invoice, seconded by Steve Barry; Discussion – this is a progress invoice for the Commissioning Agent.

All present voted in favor

d. USI, Invoice 1229031, 9/24/13, \$ 4000.00 (broker fee Builders Risk)

Peter Gardow made the motion to pay this invoice, seconded by Dan Camilliere; Discussion – Christine stated that she had forwarded an email regarding this invoice and asked if there were any other questions, there were none.

All present voted in favor

e. Benesch, Inv 65995, 10/3/13, \$ 203.48 (traffic consult)

Dan Camilliere made the motion to pay this invoice, seconded by Ed Brymer; Discussion – none

All present voted in favor

4. Change Orders:

a. PCO #1 Tree removal, \$2,530.000 (ratification of C.O. Committee authorization 10-3-13)

Ed Brymer made the motion to approve Change Order #1, seconded by Dan Camilliere; Discussion – Rob Martinotti explained that they had to remove a 36 inch maple tree in order to make the bus loop. Dan commented that losing a tree is like losing a relative, and asked if we can let the public know when a tree is taken down. Christine suggested that maybe something can be put on the website, that for every tree taken down. 2/3 new ones will be planted. Steve asked if there are any other trees not on the plan that may be taken down. Rob stated that there are 2 trees in the overflow lot that they are watching. Rusty stated that if a tree is scheduled to be taken down and it is not on the plan, he gets an email, and his consultant comes out and looks at the tree to see if it can be saved. Diane asked about the small trees that lined the upper lot, why were they taken down? Rusty stated that they were on the plan to be removed due to the area being regarded and they wouldn't survive construction. They will be replaced when that area is finished. The plan went before the Shade Tree Commission and the Tree Warden was consulted regarding the tree being taken down. The Tree Warden has full authority for approval.

All present voted in favor.

b. PCO #2 Elevator Pit Revisions \$ 702.00 (ratification of C.O. Committee authorization 10-3-13)

Diane Fitzpatrick made the motion to approve Change Order #2, seconded by Dan Camilliere; Discussion- Rob Stated that the amount changed to \$695.00, and was being reconfigured due to the recommendation by the Fire Marshal. There will be no cost related to concrete or sitework.

All present voted in favor.

c. PCO #3 Water Valves \$ \$4,900.00

Diane Fitzpatrick made the motion to approve Change Order #3, seconded by Dan Camilliere; Discussion – A pressure check was done on the sprinkler line from the system on the Wintergreen side, and it wasn't strong enough, it was discovered the check valves were not operational, so they will go in and take the 3 valves out, and put a straight 8inch pipe in to get the pressure to increase. The question was asked if any of the other check valves in Town that needed to be exercised, Fred Bushey answered to his knowledge there aren't any more. There isn't a maintenance schedule for these valves.

All present voted in favor.

d. PCO#4 Sidewalk \$1,200.00

Dan Camilliere made the motion to approve Change Order #4, seconded by Ed Brymer; Discussion - Rob first stated that the amount of this CO has to be changed to \$7800.00, that this sidewalk will be a temporary exit with an ADA acceptable ramp to provide emergency egress from behind the Stage to outdoors. The Fire Marshal brought this to light when he was reviewing the plan. The existing entrance will be fenced off due to the renovation. Frank stated that it is frustrating that something like this had been missed at the Site Review; Lorel stated that it isn't an obvious item. Diane Fitzpatrick stated she is going on the record about not voting for any more of these change orders, we are only allowed a certain amount and she doesn't want to use the money and change order on little things. Dan Camilliere amended his motion to approve Change Order #4 in the amount of \$7800, seconded by Ed Brymer.

All present voted in favor.

e. PCO#5 Heavy Duty Asphalt \$6,980

Frank Dellaripa made the motion to approve PCO#5, seconded by Steve Barry. Rob stated that this change order was due to a request from the Fire Marshal to extend the heavy duty asphalt to the shop area and the cafeteria. Diane asked when did the Fire Marshal know this, how did this happen and wasn't the Fire Marshal brought into this process. Diane also asked if the Town Manager directed him for his input. Diane stated that she is requesting that the Fire Marshal and the Chief Building Official be invited to the next meeting; they are an integral part of this process. Rusty stated that sometimes these things don't get caught till later, this area isn't going to be under construction until next year. Peter Gardow stated that at the 7/22/13 meeting, there was a discussion regarding the thinning of the asphalt, and we were going to revisit the paving plan. Christine asked if the Committee wanted to table PCO#5, the Committee agreed. Frank Dellaripa made the motion to rescind his original motion, Peter Gardow seconded it.

All present voted in favor.

f. GNCB \$4,000

Mike stated that this is not a change order, but questions came up regarding the structural integrity of the soil. Frank Dellaripa made the motion, Ed Brymer seconded it; Discussion – none.

All Present voted in favor.

g. Fuss & O'Neill - \$1,200 – Arsenic Testing

Diane Fitzpatrick made the motion to increase the PO of Fuss & O'Neill to include Arsenic Testing, seconded by Peter Gardow; Discussion – this isn't an identified task that was agreed upon between us and Fuss & O'Neill. Due to the fact that the school was built on an Apple Orchard, this test should be done.

All present voted in favor.

Dan Camilliere made a comment that he would also like to have the Fire Marshal and the Building Official at the next meeting, Christine Fortunato stated that she will invite them.

5. Correspondence:

a. Email regarding trees – Mike stated this is informational only, received an email from Gail Griffin regarding the trees.

b. Logistics Plan – Mr. Moore stated that last Tuesday (10/8) a meeting was held which included Chief Cetran(WPD), Officer Knapp, Steve Lattarulo (Building Official), Anthony Dignoti (Fire Marshal), Lt. Power (WPD) and Superintendent Emmett to go over the traffic flow. It was agreed at this meeting that O&G will open up Eagle Drive in the morning from 7 – 8 a.m. so there can be a continuous flow of traffic. The traffic loop is as follows, down Jay take right through parking lot, around front of building back down eagle to Folly Brook Blvd. At this point Officer Knapp stated that there was an officer directing traffic at Folly Brook and Wells Road to keep the traffic moving. Mr. Moore stated he received 2 calls with compliments on how well it worked, and Jeff Bridges stated he received no calls on the matter.

Diane stated that she had some issues on how the Committee wasn't informed of this change before the revised plan was passed out at the PTO Meeting and still wasn't told of it until an email went out on Friday. Also, it wasn't posted on the WHS Facebook page until Monday. Diane stated that she received calls from parents regarding the late notice on the change; she stated that any changes should be in the Committee's hands before it goes public. Diane did agree with Kyle that it went smoothly. Christine thanked Diane for being accessible to parents this past weekend, and asked Mr. Moore to get Diane access to the Face Book page so she can post on it also. Steve stated that it was a positive day, but wondered if there will be an issue if there is no Officer directing traffic. He too stated that the negative of this was that the Committee wasn't informed, but stated as we move forward we can learn from this. Eric Knapp left at 8:15.

c. SIP approval by EPA – this is a copy of the correspondence approving the SIP plan

6. Committee Reports:

Site-work/Construction: (discuss substitution process)- Frank asked if any of the contaminated soil has been touched yet? Rob stated no, that will be done by Spazzarini, with the testing being done by Fuss & O'Neill. Fuss & O'Neill will tract it and a manifest will go to the Fire Marshal.

Communications: no report

Technology/Furniture: Mr. Moore stated that there are ongoing conversations regarding the cameras, how many of them etc. There will be a more detailed report at the next meeting.

Energy: no report

Finance: Next meeting on 10/20/13

7. Architect/CM Information:

a. O&G Discussion of Phase 1 Construction: Rob stated that today started Phase I and the concrete vendor will be mobilized for Monday.

b. O&G Cost report: Lorel stated this is the new format, it is up to date till the end of August, and she will pass out the subsequent report at the next meeting.

c. O&G Schedule update: Frank asked about the Phase 2 mobilization. Lorel stated that Rusty is going to the State on Thursday, if we receive approval from them, the bids will go out on the 21st. Giving the contractors 3 full weeks to go over them, this is for the demo, mason, and drywall for the temporary spots. Lorel asked if it would be possible to have the Town Council meet on 11/26 to get the bid through. This would mean that this Committee would not meet would not meet on the 25th and meet on the 26th instead.

Lorel stated that the abatement must start on 12/20 as soon as the kids are out of the school. She stated that they have to get the demo vendor awarded, may have to decrease the 3 week bid time, hoping to have the bids back by 11/12. Christine asked Rusty to let the Committee know what the State's decision is as soon as possible.

Fred stated that all he has to do is plug in the numbers for the EDO49 District Storage, the State has all is documentation.

d. QA discussion Third party review and submission to DCS – Rusty stated that he has received all the comments, responded to them and has met with Peirz Associates to go over them.

Rusty informed the Committee he is rethinking the location of the Sprinkler Room and move it from the basement under the pool to the Mechanical Room. Rusty doesn't have a cost yet, he is going to do it as part of his scope – a change order on the redesign side may be needed. On the construction side a credit change order may be done. Ed Brymer asked if there is going to be a fee or not, Rusty stated that if there is a construction credit it might offset the cost.

Ed Brymer made the motion to authorize this no fee project, **Peter Gardow seconded it.**

Discussion: Peter asked Rusty to draw exactly what this will do so he could visualize the project. Rob Martinotti stated that if any of the line can be reused there would be an additional credit. **All present voted in favor.**

Diane asked if there will be sprinklers in the temporary classrooms, Lorel answered yes there will be. Diane also asked Rob could put some reflective tape on the fencing so people can see it at night. He stated they would.

8. Old Business - none

9. Other Business - none

10. Upcoming Dates

- a. Next SBC meeting Oct 28, 2013 (Finance & Communications Committees prior)
- b. Consider moving SBC meeting Nov 11 to November 18, 2013

Lorel mentioned that the non-mandatory pre-bid meeting will be 10/30/13 at 2:30 to walk through the school and auditorium.

11. Adjourn:

Motion made by Diane Fitzpatrick seconded by Peter Gardow to adjourn.

All present voted in favor.

Meeting adjourned at 9:05 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