

WETHERSFIELD TOWN HALL / LIBRARY RENOVATIONS BUILDING COMMITTEE MINUTES - MONDAY October 23, 2006

Chairman Coombs called the Meeting to order at 6:07 P.M. in Conference Room 1 (Ground Floor). Members present were Joseph Coombs, Raymond Grasso, Carmen Pace, Stuart Temple and Tim Tuell. Staff Liaison Tony Martino, Mike Turner, Town Manager Bonnie Therrien and Town Councilor Andy Adil were also present. Committee Members Paul Camarco and Luke McEntire were absent.

Today is day 746 of the project.

Executive Session: - Motion by Raymond Grasso seconded by Carmen Pace to go into executive session. **All members voted in favor.** Executive session started at 6:07 PM. Present were Chairman Joseph Coombs, Raymond Grasso, Carmen Pace, Stuart Temple, Tim Tuell, Tony Martino, Mike Turner, Bonnie Therrien and Andy Adil. **NOTE:** Andy Adil arrived at 6:18 PM. Motion made by Raymond Grasso seconded by Stuart Temple to end executive session. **All members voted in favor.** Executive session ended at 7:58 PM.

NOTE: There were no Items mentioned in executive session that needed to be brought out in public session.

1. Public Comments:

A. None.

2. Approval of Minutes:

A. [Minutes of October 10, 2006 Meeting](#) - On page 4 the next to last line is to be changed from "He was told no." to "Tim was told no by Ed Flynn." Motion by Tim Tuell seconded by Stuart Temple to approve the minutes as amended. **All but one member voted in favor (Raymond Grasso abstained).**

3. Projects for Discussion:

I. Town Wide Radio System

A. Staff Information

1. Mike Turner advised there is nothing new to report.

II. Town Hall & Library Renovations - Phase 1:

A. Expenditures

1. Hartford Safe & Lock - Invoice 6352 - \$100.00 - Motion by Raymond Grasso seconded by Stuart Temple to approve payment. **All members voted in favor.**
2. Interior Construction Supplies - Invoice 49658 - \$142.08 - Motion by Raymond Grasso seconded by Stuart Temple to approve payment. **All members voted in favor.**
3. Interior Construction Supplies - Invoice 49718 - \$284.16 - Motion by Raymond Grasso seconded by Stuart Temple to approve payment. **All members voted in favor.**

B. Change Orders

1. PCO 173 - Library Railings - \$6,835.09 - Chairman Coombs advised going out for a bid from another vendor will only cause problems. The railing has to be fastened to the existing rail. If there is a problem down the road Nutmeg could blame the other contractor for attaching to their work. It makes sense to do this work now that the boilers and burners have been put in place. Now there is no chance of damage from the boilers or their parts being delivered thru the window area as that function is complete. Tim Tuell asked Mike Turner if the temporary railing can stay there for a long time. Tim was advised yes. Stuart Temple asked if the temporary railing was a safe railing. Stuart was advised yes by Mike Turner. Bonnie Therrien advised the CIRMA Rep will not have anything to say until next Spring when the area is re-opened to the Public. Motion by Tim Tuell seconded by Raymond Grasso to approve this change order. All members voted nay.

C. Staff Information

1. Budget Report Dated October 13, 2006 - Motion made by Raymond Grasso seconded by Stuart Temple to accept this report as information. **All members voted in favor.**
2. Change Order Log Dated October 13, 2006 - Motion made by Raymond Grasso seconded by Stuart Temple to accept this report as information. **All members voted in favor.**

3. Job Meeting Minutes - October 4, 2006 & October 11, 2006 - Motion made by Raymond Grasso seconded by Stuart Temple to accept this as information. **All members voted in favor.**
4. Dale Kroop Letter # 25 - Motion made by Tim Tuell seconded by Raymond Grasso to accept this as information. **All members voted in favor.**

D. Old Business:

1. Construction Status - Chairman Coombs advised a few things are going on. The boiler contractor started installing the breeching today. He hopes to finish it tomorrow. They started wiring the system. The drawback we have is the water supply line has leaky valves. We have requested a PCO from Nutmeg to correct the issue. We need these lines to fill the boilers. There is a \$9500 allowance in Nutmeg's contract to bring the Library elevator up to ADA standards. We asked Nutmeg to solicit quotes from Kone Elevator and Bay State Elevator. We haven't gotten the official quotes but heard Kone was at \$60,000 and Bay State at \$10,000. Kone wanted to completely redo the elevators. Bay State will do the work required to bring the elevator up to code. With existing elevators over a certain age the amount of work required is less than installing a new elevator. Most of the Hazmat work has been accomplished. The only areas left requiring removal of asbestos are on the main floor. The Architect is doing additional designs for the lavatories for the Library Main Floor. Where we planned to put the handicapped bathroom there was a duct not shown on the original building plans. Peter is reconfiguring so a men's and ladies lavatory, both handicapped accessible will be installed. They will be for both Public and Staff use. We will not be installing separate lavatories for Library Staff. Chairman Coombs advised he asked Peter Wells to issue a CCD to Barry Associates to install heating isolation valves. This will be discussed in item IIIB1 below. Barry started installing the isolation valves and are between a third and half done. They stopped working on valves to get the breech work done. Barry Associates hopes to have the boilers up and running by the beginning of next week.
2. ADA Status - Mike Turner advised we submitted the last quarterly report. We are ready for closeout of the Grant.

E. New Business:

1. Prevailing Wage - Chairman Coombs was advised by the Town Manager that she received a call from one of Nutmeg's sub-contractors that they weren't being paid according to prevailing wage. Chairman Coombs is filing the appropriate paperwork with the Labor Department to have this investigated.
2. October 19, 2006 Letter from Peter Wells regarding Phase 1 - Motion by Tim Tuell seconded by Raymond Grasso to add to the agenda for discussion a Phase 1 October 19, 2006 Letter from Peter Wells with an attached October 17, 2006 Letter from LMG. **All members voted in favor.** Motion by Tim Tuell seconded by Raymond Grasso that after dutiful consideration to approve the PCO's additional services mentioned by LMG in their October 17, 2006 Letter totaling \$15,800.00 upon receipt of an invoice for those services. The balance of the \$32,600.00 (NOTE: Their letter incorrectly totaled the amount to \$32,800.00) requires further consideration. **All members voted in favor.** Tim Tuell made a motion seconded by Raymond Grasso that upon receipt of a billing to pay Tuthill and Wells \$8,042.33 of the \$14,042.33 requested, The \$6,000.00 balance requires further consideration. **All members voted in favor.**

III. Town Hall / Library Renovations - Phase 2

A. Expenditures

1. Hartford Sprinkler - Invoice 5 - \$2,280.00 - Mike Turner advised he received a call from Ed Flynn today advising that it is ok to pay this invoice. Motion by Stuart Temple seconded by Raymond Grasso to approve payment of this invoice upon signed approval of the Architect. **All members voted in favor.**
2. EnviroScience Consultants - Invoice 000011 - \$3,950.00 - Motion by Raymond Grasso seconded by Carmen Pace to approve this payment. **All members voted in favor.**
3. Paine's Inc - Invoice 2358253 - \$81.00 - Motion by Raymond Grasso seconded by Carmen Pace to approve this payment. **All members voted in favor.**
4. Paine's Inc - Invoice 2358252 - \$305.16 - Motion by Raymond Grasso seconded by Carmen

Pace to approve this payment. **All members voted in favor.**

B. Change Orders

1. Barry Associates - Isolation Valves - \$8,796.68 -We asked Nutmeg and Barry Associates to provide us with quotes to install isolation valves on each floor before the system is filled up. Nutmeg quote was \$20,818.67 versus Barry Associates quote of \$8,796.68. To move things along Chairman Coombs authorized Peter Wells to issue Barry Associates a CCD to accomplish this work. Motion by Raymond Grasso seconded by Stuart Temple to approve this change order. **All members voted in favor.**

C. Staff Information

1. Mike Turner advised that we have temporary heat in the building. Some employees called OSHA complaining about the lack of heat in the building. We rented a portable furnace for two weeks at a cost of \$1800.00. Members asked who was paying for the rental and Bonnie Therrien advised the Town is under general funds.

D. Old Business

1. None

E. New Business

1. Chimney Sweep - Chairman Coombs advised he wanted to add a proposal for a chimney sweep to the agenda. Motion by Stuart Temple seconded by Raymond Grasso to add a proposal for a chimney sweep to the agenda. **All members voted in favor.** Chairman Coombs told members he requested Mike Turner obtain quotes for cleaning and inspecting the chimney flue. Mike called six firms. Two came in and inspected the flue and only one, Connecticut Chimney responded with a written proposal. Connecticut Chimney said the chimney was fine and could clean it for \$600.00. Motion by Stuart Temple seconded by Carmen Pace to authorize Connecticut Chimney to clean the chimney for \$600.00. **All members voted in favor.**
2. October 19, 2006 Letter from Peter Wells regarding Phase 2 - Motion by Tim Tuell seconded by Raymond Grasso to add to the agenda for discussion a Phase 2 October 19, 2006 Letter from Peter Wells with an attached October 17, 2006 Letter from LMG. **All members voted in favor.** Motion by Tim Tuell seconded by Raymond Grasso that after dutiful consideration to approve items 1h; 1i; 1j; 1k & 2a mentioned by LMG in their October 17, 2006 Letter totaling \$14,680.00 upon receipt of an invoice for those services. Payment for these services will be withheld until the Phase 2 Bid Documents are out to bid. The balance of the \$40,280.00 requires further consideration. **All members voted in favor.**

4. Next Scheduled Meeting:

- A. The next regular scheduled meeting will be Tuesday November 14, 2006 at 6:00PM in Conference Room 1. Chairman Coombs asked if members had a problem with changing the next meeting from a Monday to a Tuesday. Chairman Coombs' son is getting married that weekend in Washington DC and didn't know if he could make it back in time for a Monday night meeting. Tim Tuell advised he would not be available either night. All other members present could make a Tuesday night meeting.

5. **Adjournment:** Motion by Raymond Grasso seconded by Tim Tuell to adjourn. **All members voted in favor.** Meeting adjourned at 8:52 PM.

Paul T. Camarco, Clerk