

MINUTES
WATERFORD SCHOOL BUILDING COMMITTEE
REGULAR MEETING, TUESDAY, AUGUST 21, 2012

PRESENT: Kimberly Alfultis, Thomas Dembek, Jody Nazarchyk, James Norton, and Alan Wilensky

ABSENT: Rob Brule and John Koning

STAFF: Jerome R. Belair, Superintendent of Schools; Donald Macrino, Principal, Waterford High School; James Miner, Director of Buildings and Grounds

I. ESTABLISHMENT OF QUORUM AND CALL TO ORDER

Chairman Wilensky established a quorum and called the meeting to order at 5:32 p.m.

II. RECOGNITION OF VISITORS/PUBLIC COMMENT

William Ayles, Jeter, Cook & Jepson; Gus Kotait and Dave Lemelin, O&G Industries; Julieanne Hanckle, The Day; Paul Petrone, Waterford Patch.com

III. CORRESPONDENCE/INFORMATIONAL ITEMS

1. FY2012 Capital Projects Contractual Commitments dated 7/25/2012 from Rudie Beers, Director of Finance
2. Letter from Rudie Beers regarding invoices approved for payment in order to meet early auditing schedule for fiscal year 2012

There was no comment on correspondence/informational items.

IV. SUPERINTENDENT'S REPORT

Mr. Belair reported that he had a productive meeting with the Advisory Committee and tasks are identified that are necessary to be ready for the start of school on August 29, 2012. Mr. Belair met with the Fire Marshal and as a result, the field house will be able to host one after school hours event. The Fire Marshal also looked at all egress issues and they are resolved.

This afternoon, at 2:53 p.m., Mr. Belair received an email from Emily Czarnecki of JCJ Architecture regarding the FF&E package, which includes technology. Ms. Czarnecki reported that she had met with Craig Smith of the CSDE Bureau of School Facilities and that Mr. Smith had signed off on all the phase two documents. Phase three is complete and ready to submit. Mr. Belair would like to add the approval of the WHS FF&E package, including technology, to tonight's agenda under New Business.

V. OLD BUSINESS

Approval of Minutes: July 17 2012 and July 31, 2012

MOTION #1: That the Waterford School Building Committee approve the minutes of the July 17, 2012 and July 31, 2012 meetings.

Dembek, Alfultis: Unanimous

Abstention: Nazarchyk (July 17, 2012 minutes)

VI. NEW BUSINESS

1. Discussion and possible action on quote by McVac Environmental Services, Inc. in the amount of \$10,650.00 for the cleaning of the storm water basin plus \$125/ton for disposal of solids if required. This work will be back charged against the site work contractor for continued refusal to perform this specified task. The building committee waives the town's purchasing requirement to publicly bid this work as it is necessary in order to comply with the Conservation Commission's corrective action letter dated May 29, 2012. It is noted that waiving the bid process, this work will not be eligible for state reimbursement.

Discussion occurred regarding Fucci not performing the work to date. The work is necessary due to being in violation with the Conservation Commission. Mr. Kotait reported that right now, Fucci is performing the work "under protest".

MOTION #2: That the Waterford School Building Committee approve New Business Item #1 as listed provided Fucci does not perform the work.

Alfultis, Nazarchyk: Unanimous

2. Discussion and possible action on MD Stetson Co. Inc. quote # T23339 in the amount of \$973.14 for 43 owner supplied soap Dispensers

MOTION #3: That the Waterford School Building Committee approve New Business Item #2 as listed. Dembek, Nazarchyk: Unanimous

3. Discussion and possible action on Rovic telephone quote in the amount of \$51.88 (original quote to follow by fax) for 19 owner supplied paper towel Dispensers

MOTION #4: That the Waterford School Building Committee approve New Business Item #3 as listed. Alfultis, Nazarchyk: Unanimous

4. Discussion and possible action on the Waterford High School FF&E package, including technology, in the amount of \$2,059,793. Mr. Belair received word from JCJ Architecture that the State has signed off on approval of the package as presented. Upon approval by the committee, the items can go out to bid.

MOTION #5: That the Waterford School Building Committee approve the WHS FF&E package, contingent upon an official approval letter from CSDE Bureau of School Facilities, not to exceed \$2,059,793.

Alfultis, Nazarchyk: Unanimous

VII. CONSENT AGENDA

WATERFORD HIGH SCHOOL CHANGE ORDERS:

Existing Building All Areas:

1. Capasso Proposal #47 to cut-out the existing caulk joints, and re-caulk the joints.
 - a. Caulk Joints: \$49,375.00
2. Allied quote dated 7/27/2012, in the amount of \$76,123.00, for the work required for an additional (10) year warranty to be issued for the approximately 88,000 SF of roofing. This work includes probing all seams and patching all voids, checking the caulking on all pipes, power washing, replace (2) areas where the insulation delaminated, and checking the rest of the roof for any other missed damage.
3. Per WB Meyer's Quote date August 15, 2012 & Invoice # 540 dated 6/13/2012 increase the Purchase Order by the amount of \$72,669.00, for the balance of the moves at the Waterford High School Project.

New Building Addition Items:

4. Allied proposal for T&M work performed on 4/12/2012, in the amount of \$1,693.16, to fabricate and install (4) roof vents in the sloped portion of the Area H flat roof, per RFI#443.
5. HHS Proposal dated 7/30/2012, in the amount of \$3,650.50, to add fire blanket insulation to the kitchen exhaust hood duct, per RFI#593. Fire wrap was not in CES spec.
6. Secondino Proposal dated 8/8/2012, in the amount of \$450.00, for changes to the room signage due to some repeated room numbers, per RFI#638.
7. Secondino Proposal dated 7/23/2012, in the amount of \$2,795.10, to change the submitted window shades from 5% openness (per spec) to 3% openness (per architect and owner request). The change resulted in a 7% add to the material cost.
8. Professional Painting proposal dated 7/24/12, in the amount of \$2,196.00, for Brand Services T&M work performed on 6/16/12 and 7/6/12 for the balance of the fireproofing patching in the new building.
9. Ducci PCO#88, in the amount of \$696.00, to provide power for the McCabe Link for the I-2 window in room F105, per RFI#614.
10. HHS T&M #5, in the amount of \$434.06, to add an additional sprinkler head to the Cafeteria 'S' soffit, per ASI#16, performed 7/5/12.
11. Capasso T&M #36, in the amount of \$810.00, for cutting and demoing the louver opening in the kiln room, per RFI#337A, performed on 4/20/12.
12. Capasso T&M #38, in the amount of \$482.00, for cutting a new duct opening and infilling the old opening, per RFI#222B, performed on 7/7/12. The duct had to be rerouted due to the changes to the

- size of the head end room G154, to create the proper air flow to the rooms adjacent that had square footage taken away from them in order to increase the size of G154, per the Owner's request.
13. Capasso T&M #41, in the amount of \$1,280.00, to tooth out and infill the interior and exterior CMU in the Construction Lab where the window was removed due to the location of the dust collector, per RFI#598, performed on 7/9/12.

Field Items:

14. Ducci PCO#90, in the amount of \$34,234.00 (reduced from \$48,740.00), for the additional power requirements for the football field scoreboard and baseball field scoreboard & press box, per RFI#485.
 - a. Power for Baseball and Football Scoreboards: \$12,840.68
 - b. Baseball Pressbox Power and Lighting: \$11,262.65
 - c. Baseball & Football Tele-Data Fiber Termination: \$10,140.38
15. Concession Stand:
 - a. Fucci CO#47, in the amount of \$40,576.24, to install a sewer line and a 1000 gallon grease trap for the Concession stand, per RFI#237D option B.
16. Secondino/Deedy PCO#63, in the not to exceed amount of \$67,680.25, to auger for five the new footings, supply and installed the concrete footings and steel supports, and remove all overburden material for the new football and baseball field scoreboards. Footings and steel supports per RFI#639. Removal of the existing scoreboard and associated supports at the baseball field is not included in the above price.

Site Items

17. Allied Proposal dated 8/13/2012, in the amount of \$18,450.03, to furnish and install (37) B25C Downspout Boots at all downspout locations, per RFI#269 and 540.
18. Fucci proposal, in the amount of \$3,300.00, to remove and replace the existing concrete sidewalk in front of Pool Entrance. The existing to remain sidewalk is cracked and deteriorated.
19. Fucci CO#55, in the amount of \$14,975.42, to tie the Roof Leaders on the Area B Canopy into the drainage system with an additional 400 LF of SDR-35 pipe, per RFI#540.

Auditorium & Stage/Lobby Items

20. Ducci PCO#95, in the amount of \$2,866.00, to furnish and install (6) type H fixtures in the hung ceiling below the Stair #12 landing, per RFI#662.
21. HHS proposal dated 7/17/2012 for T&M work, in the amount of \$1,473.99, to repair the insulation on the drain bowls and storm pipes under the Auditorium Canopy.
22. Secondino/Deedy PCO#56, in the amount of \$8,120.75, to cut the slab, remove and dispose the concrete, excavate for, form and pour a new concrete footing at pier location CLC-1.
23. Secondino/Deedy PCO's #53 & 54, in the combined amount of \$17,549.05, for additional demolition work in Areas C & D. Demo of CMU walls and concrete as required for the installation of the new work. Walls were shown as existing to remain, but they could not be safely left in place, it was a safety issue.
24. Secondino/Deedy PCO#62, in the amount of \$4,588.78, to cut and remove the existing masonry in the Auditorium Lobby to expose the existing beams and columns for the installation of the new steel landing for Stair #12.
25. Secondino/Deedy PCO#51, in the amount of \$6,830.00, to remove the remaining glass and aluminum curtainwall at the Auditorium atrium, per JCJ PR#47.
26. Secondino/Deedy PCO#55, in the amount of \$5,738.52, to remove and dispose the existing Tectum panels on the face of the Auditorium Lobby as required for the new AWP's, per JCJ ASI#11.
27. Secondino/Deedy quotes #57 & 58, in the combined amount of \$13,103.75, to remove and dispose of (2) layers of 5/8 GWB ceilings, framing and associated materials in (5) rooms (C107, C108, C109, C110 and C201), per RFI's #625 & 575.
28. Ducci PCO#93, in the amount of \$3,547.00, to supply and install (5) new light fixtures, (2) switches, and an emergency relay in room C201, per RFI#625. The existing to remain ceiling was demo'd so that the new duct work could be installed.
29. RFI#621, regarding the angle bracing found in the walls of room C208, which interfere with the location of the Area of Refuge egress door.
 - a. Capasso Proposal #46, in the amount of \$4,826.00, to tooth in and replace the interior and exterior CMU in room C208 that was cut for a new door (C208B). This price is currently under review.
 - b. Ducci PCO#92, in the amount of \$1,083.00, to supply and install a ceiling exit sign, an exit sign was added per the JCJ sketch with RFI#621.
30. Shepard proposal M6, in the amount of \$9,763.60, for fabrication and installation of the extension of the catwalk per the review of Shepard's original shop drawings.
31. Secondino/Deedy PCO#60, in the amount of \$17,374.02, to remove and dispose the existing to remain catwalk, catwalk landing, and ladder.

32. Secondino Proposal dated 7/31/12, in the amount of \$903.10, to provide a door and frame for opening C215, for catwalk access.
33. Capasso Proposal #45, in the amount of \$4,626.00, for the added chases in Toilet Rooms C104 & C105. The chases had to be enlarged because of conflicts with existing concrete columns and an existing pipe that would have been left exposed.
34. HHS quotes dated 6/7/2012, in the combined amount of \$1,627.60, for the additional demolition of approximately 40 LF of pipe and a heating coil not shown on the contract drawings, per RFI #579; for the demolition of the existing baseboard radiant heat and associated piping in the boys locker room storage, per RFI#580; for the removal of a Cabinet Unit Heater by the west entrance to the Area D lobby, per RFI#590.

Pool & Fieldhouse items

35. JCJ Proposal Request #49, revisions to Lobby C101 and Corridor B101 per the Fire Marshalls request to address the egress concerns. Provide new door, frame and hardware similar to B101E; remove door B101D, move south of door B101E, reuse doors and hardware, and provide a new double acting frame.
 - a. Capasso Proposal #42, in the amount of \$9,995.00, to build doorways and provide and install a new galvanized steel lintel.
 - b. Ducci PCO#94, in the amount of \$6,763.00, to add (6) exit signs, a set of security door contacts, and relocate a set of magnetic door holders.

Music Room & Aux Gym Items

36. Ducci PCO#91, in the amount of \$5,248.00, to furnish and install smoke detectors and magnetic door releases in the Area E corridor, per RFI#616. The demo drawings got rid of the devices, but the FA drawings did not add new ones back in.
37. Ducci PCO#87, in the amount of \$5,638.00, for the increased wire (from 165 LF of #8 and 330 LF of #6, to 495 LF of #2) and increase conduit and breaker sizes, due to the purchase of a new RTU-6 with cooling, per RFI#617.
38. Capasso Proposal #41, in the amount of \$2,931.00, to construct a chase for the plumbing of a new mop sink in room D114, per RFI#647.

Discussion on change orders occurred. Item #1 is being tabled until the next meeting. Mr. Wilensky noted many items are related to design issues: 4, 5, 6, 9, 10, 11, 13, 14, 15, 16, 17, 19, 20, 24, 25, 33, 34, 36, and 38. Item #1 is necessary for the old building due to the “renovate as new” status. Item #3 also includes work next summer for the maintenance building and the price could fluctuate as they charge by the hour. Mr. Dembek questioned the change order related to the grease trap in Item #15a. Mr. Wilensky explained there was no waiver on the requirements. Mr. Belair commented that even though this state mandate is unfunded, having the requirements in place would allow for expansion of the concession stand in the future, if desired.

MOTION #6: That the Waterford School Building Committee approve the Change Orders #2-38 as listed.
 Nazarchyk, Alfultis: 4-1 (Dembek)
 Note: Dembek only opposed to Items #15 and #16

VIII. WATERFORD HIGH SCHOOL

1. Architect’s Report Waterford High School: JCJ Architecture

Mr. Ayles stated that he met with Fire Marshal Peter Schlink and Town Planner Tom Wagner on August 14, 2012 to review the revised egress plans and everything seems to be on track. Mr. Ayles will also be setting up a meeting with Craig Smith at the CSDE Bureau of School Facilities to review the phase three documents. Mr. Ayles explained that because much of phase three work is being done through change orders and addendums, it would be beneficial to work through it with Mr. Smith to help him piece together the timeline and answer any questions he may have. Mr. Ayles then passed out a drawing showing 22 additional parking spaces added just outside the baseball outfield, per the request of Chief Pendleton and Tom Wagner. In the past, people have parked there so the Chief and Mr. Wagner thought it would be a good idea to have some legal parking spaces in place. The surface is currently undecided and Mr. Ayles will rely on guidance from Mr. Wagner as to what material should be used.

2. Construction Manager's Report Waterford High School: O&G

Mr. Kotait began his report by showing a slide show of pictures portraying the progress of the site. The upper parking lot has been paved and the bus company is doing a test run of the bus loop on Thursday. All in all, the construction is on schedule and is in great shape.

3. Pending Items:

- Practice field layout - ongoing
- Musco lighting - ongoing
- Footballs field concession stand - pending
- Auditorium catwalk - construction underway
- WHS sign(s) on building - ongoing
- Diving board and pool scoreboard – investigating
- Tennis Court Lighting - TBD
- Remove White Pines (Rope Ferry Road) to add visibility
- Baseball area parking – under review
- Removal of White Pines by the Tennis Court

Mr. Wilensky reviewed all bulleted items with the committee.

IX. BILL LIST—SEE ATTACHED

Two bills for A. Secondino were added at the meeting. One bill for \$12,917.00, which closes out carpentry work at Great Neck Elementary School and another bill in the amount of \$77,111.50 for Waterford High School Casework. It was noted that the bill for VHB had an incorrect amount listed on the bill list and should be amended to read \$2,458.80.

MOTION #7: That the Waterford School Building Committee approve the Bill List as amended.
Nazarchyk, Alfultis: Unanimous

X. ADJOURNMENT

MOTION #8: That the Waterford School Building Committee adjourn the meeting at 6:34 p.m.
Alfultis, Dembek: Unanimous

IX. Bill List August 21, 2012

Project #152-	School	Stage	Vendor	Description	Invoice#	Amount
n/a	GN	n/a	Michael R. Mader Co.	Relocate cupola	797	\$5,000.00
n/a	WHS	n/a	O&G	CM services	00019	\$121,171.00
n/a	WHS	n/a	Advanced Performance	Entrances & Storefronts	00010	\$171,986.24
n/a	WHS	n/a	Conn Acoustics, Inc.	Drywall & Acoustical	00014	\$82,459.68
n/a	WHS	n/a	HHS Mechanical	Fire Protection, Plumbing	00017	\$254,766.62
n/a	WHS	n/a	Shepard Steel & Co.	Structural metal framing	00016	\$45,213.35
n/a	WHS	n/a	Ducci Electrical	Electrical	00015	\$394,657.74
n/a	WHS	n/a	Joe Capasso Mason	Masonry	00013	\$82,048.63
n/a	WHS	n/a	CJ Fucci	Sitework	00016	\$242,539.52
n/a	WHS	n/a	Professional Painting	Painting	00011	\$27,269.75
n/a	WHS	n/a	A. Secondino	General Trades	00012	\$417,478.92
n/a	WHS	n/a	M. Frank Higgins	Flooring	00010	\$65,775.15
n/a	WHS	n/a	Singer	Kitchen Equipment	00003	\$51,604.00
n/a	WHS	n/a	Standard Demolition	Asbestos abatement	00003	\$53,722.50
n/a	WHS	n/a	Manafort Brothers	Concrete	00010	\$16,866.88
n/a	WHS	n/a	JCJ	Professional services	0000046	\$26,729.00
n/a	WHS	n/a	Waterford Bd of Ed	Cust/maint	8/14/2012	\$52.46
n/a	WHS	n/a	CL&P	Utilities	51060116092	\$502.03
n/a	WHS	n/a	CL&P	Utilities	51818835019	\$326.65
n/a	WHS	n/a	Eagle Leasing	Storage	R1446204	\$75.00
n/a	WHS	n/a	Eagle Leasing	Storage	R1447044	\$140.00
n/a	WHS	n/a	Eagle Leasing	Storage	R1442254	\$150.00
n/a	WHS	n/a	Eagle Leasing	Storage	R1442996	\$70.00
n/a	WHS	n/a	VHB	Professional Services	0150753	\$2,458.80
n/a	WHS	n/a	A Royal Flush	Portable toilets	430776	\$249.00
n/a	WHS	n/a	A Royal Flush	Portable toilets	429441	\$1,430.00
n/a	WHS	n/a	A Royal Flush	Portable toilets	429060	\$715.00
n/a	WHS	n/a	A Royal Flush	Portable toilets	427798	\$249.00
n/a	WHS	n/a	Metrocast	Run fiber to WHS	8/9/12	\$6,615.85
n/a	WHS	n/a	VanZelm	Professional services	0037472	\$6,743.28
n/a	WHS	n/a	Mystic Air	Asbestos Abatement	31632	\$11,155.00
n/a	WHS	n/a	CLA Engineers	Professional services	#3	\$560.00
n/a	WHS	n/a	Town of Waterford	Sewer inspection	1950	\$488.61
n/a	WHS	n/a	Town of Waterford	Sewer inspection	1952	\$488.61
n/a	WHS	n/a	Town of Waterford	Sewer inspection	1954	\$488.61
n/a	WHS	n/a	CorBuilt	Professional services	825164	\$1,050.00
n/a	WHS	n/a	All Habitat Services	Professional service	21020342	\$700.00
n/a	WHS	n/a	Special Testing	Testing	26409	\$2,937.50
n/a	WHS	n/a	Special Testing	Testing	26436	\$6,471.00
n/a	GN	n/a	A. Secondino	Carpentry work	00015	\$12,917.00
n/a	WHS	n/a	A. Secondino	Casework	00005	\$77,111.50