

Minutes
School Building Committee Regular Meeting
November 19, 2013

PRESENT: Kimberly Alfultis, Tom Dembek, John Koning, Jody Nazarchyk, James Norton, and Alan Wilensky

ABSENT: Robert Brule

STAFF: Jerome Belair, Superintendent; Jay Miner, Director of Buildings and Grounds

I. ESTABLISHMENT OF QUORUM AND CALL TO ORDER

Mr. Wilensky established a quorum and called the meeting to order at 5:30 p.m.

II. RECOGNITION OF VISITORS/PUBLIC COMMENT

Mr. Wilensky acknowledged the presence Gus Kotait of O&G, Bill Ayles of JCJ Architecture, Paula MacDougall and Dawn Boch, representing the WHS Dance Club. Ms. MacDougall stated that she was attending the meeting merely for information about the location of the Dance Club rehearsals. After the Thanksgiving break she will be unable to use Clark Lane's Auxiliary Gym and so she is concerned about finding an appropriate place to rehearse as well as the purchase of a curtain and dance mirrors for her club. She asked the committee that she be let in on any discussions they might have about these items.

III. CORRESPONDENCE/ INFORMATIONAL ITEMS

There was brief discussion about the the FY2013 Capital Projects Contractual Commitments from Rudie Beers. It was noted that there will be a rebate from Connecticut Light and Power. It was also mentioned that the unutilized authorization total does not include the amount mentioned in the JCJ contract modification in Amendment #11, but that the total does reflect the pending change orders on the November 19, 2013 agenda.

IV. SUPERINDENDENT'S REPORT

Mr. Belair brought it to the committee's attention that they received an updated version of the bill list that was not in their agenda packets. He also made note that the committee is not far from closing out the elementary school projects, and that two of the three schools have issues with shades and are in the process of getting pricing. Once all of the lighting issues in the three schools are fixed they should be ready to close out. Mr. Belair made note of Amendment #11 to the JCJ Architecture contract that will be up for discussion in new business. He also mentioned that he'd had a conversation with Rudie Beers about the remaining \$59,000 balance owed to JCJ and they agreed that \$25,000 should be released as payment. Mr. Belair also recommended that the committee add the approval of the dance curtains and mirrors to the agenda under old business, as there are proposals on prices for these items and he believes that time is of the essence in this matter.

V. OLD BUSINESS

1. APPROVAL OF MINUTES: October 15, 2013

MOTION: That the Waterford School Building Committee moves to approve the minutes of the October 15, 20123 meeting.

Nazarchyk, Alfultis – Unanimous

2. Discussion of Dance Club rehearsal space, curtains, and mirrors. Mr. Belair assured Ms. MacDougall that he and Andre Hauser were having a meeting in the coming days to discuss a location. As for the dance curtain, the committee was presented with a quote for two options of curtains. The first being a motorized fold-up divider curtain priced at \$8,962.00, the second being a manual walk draw divider curtain priced at \$6,406.00. The prices listed on the quote do not include running power to the source which would have to be done for the motorized curtain. After some discussion the committee thought that the motorized option would be the best fit, and is similar to what is currently in the WHS field house. This curtain will take 4-6 weeks to install, which Mr. Kotait will get started on immediately as to be able to provide the dance club with an appropriate rehearsal space sooner rather than later.

MOTION: To consider the purchase of an electric dance curtain.
Nazarchyk, Alfultis- unanimous

Mr. Miner was able to find some Mylar portable dance mirrors that would be suitable for the dance club's needs. The mirrors are 6'x8' with rollers and are stackable so they would be easy to move and will have no trouble fitting into their designated storage space. Mr. Miner suggested ordering six of these mirrors, Ms. MacDougall was amenable to this idea.

MOTION: To purchase portable dance mirrors with a not to exceed price of \$5010.00

Nazarchyk, Koning- unanimous

3. Closing out of projects

- i. Waterford/New London Early Childhood Learning Center Project Update:

- 1) Motion: To close the project and acknowledge that there are \$194,953.00 in Ineligible Construction Costs. The ineligible costs consist of allowances built into the contract that have been deemed ineligible as well as contractor bond cost increases due to change orders.

Alfultis, Nazarchyk- unanimous

- 2) Motion: To inform the First Selectman of the ineligible construction costs and ask that he exercise his authority to either bond this amount or request an additional appropriation from Capital and Non-Recurring Fund Undesignated Fund Balance to satisfy the revenue shortfall.

Alfultis, Koning- unanimous

- ii. Quaker Hill Elementary School:

- 1) Motion: To accept the quotation from Supertech in the amount of \$19,258.99 for the Theatrical Lighting Fixture Package for Quaker Hill Elementary School.

Nazarchyk, Alfultis- unanimous

- iii. Oswegatchie Elementary School:

- 1) Motion: To close the balance of the following Purchase Orders dealing with LEED Certification:

- a) Consulting Engineering Services, Inc. – For LEED Commissioning/Certification - Balance of \$2,300
- b) CDH Energy Corporation – For LEED Energy Modeling/Measurement - Balance of \$13,000

Nazarchyk, Alfultis- unanimous

- 2) Motion: To accept the quotation from Supertech in the amount of \$16,455.25 for the Theatrical Lighting Fixture Package for Oswegatchie Elementary School.

Nazarchyk, Koning- unanimous

iv. Great Neck Elementary School:

- 1) Motion: To close the balance of the following Purchase Orders dealing with LEED Certification:

- a) Consulting Engineering Services, Inc. – For LEED Commissioning/Certification - Balance of \$17,100
- b) CDH Energy Corporation – For LEED Energy Modeling/Measurement - Balance of \$11,000

Alfultis, Koning- unanimous

- 2) Motion: To accept the quotation from Supertech in the amount of \$13,955.10 for the Theatrical Lighting Fixture Package for Great Neck Elementary School

Alfultis, Nazarchyk- unanimous

- 4. Mr. Wilensky also commented that he has seen the Lancer sculpture back in the lobby of WHS although it looked like it was missing its base. Mr. Kotait assured him that the base is in storage, and is not broken, and the sculpture in its entirety will be reinstalled once they've settled on a permanent location.

VI. NEW BUSINESS

- 1. MOTION: To approve JCJ Architecture contract modification: Amendment #11 in the amount of \$50,201.50 as a Design Fee Credit for authorization by the First Selectman.

Alfultis, Koning- unanimous

- 2. Approval of the schedule of meetings for 2014.

No objections, calendar was approved.

- 3. MOTION: To release \$25,000 for Design Fees to JCJ Architecture.

Alfultis, Nazarchyk- unanimous

VII. CONSENT AGENDA- WATERFORD HIGH SCHOOL CHANGE ORDERS:

Items to be Approved / Reviewed **Total in Bold \$6,057.82**

1. Conn Acoustics Change Request #118, in the amount of \$563.53, for T&M work to reinstalled the B corridor ceilings around the relocated and added egress doors, per JCJ PR#49.
- D2. Ducci EWO-59, in the amount of \$3,885.00, for T&M work to add 3 phase 208V power for the Auxiliary Gym Bleachers, per RFI#999. No power was shown on the EP-drawings.
- D3. Ducci EWO-60, in the amount of \$658.00, for T&M work to add additional power on the north and south sides of the Auxiliary Gym for the water coolers.
4. HHS proposal dated 11/1/2013, in the amount of \$951.29, for T&M work done to supply and install new RDG's in the Band Room areas where existing to remain ceilings were abated due to unforeseen ACM.
5. Ducci EWO-58, in the amount of \$7,226.00, for T&M work to repair a conduit and conductors damaged by Fucci and pull and terminate all new wire.
 - a. An equal credit will be back charged to Fucci for this damage, providing a \$0.00 change.
6. APG proposal, in the amount of \$2,836.75, to replace broken glass, damaged Alucabond panel, and damaged break metal on the exterior of the Maintenance Building. This was damaged by the stump grinding subcontractor.
 - a. An equal credit will be back charged to Fucci for this damage, providing a \$0.00 change.

Invoices for approval

7. STL Invoice #27791, in the amount of \$2,212.18, for the additional testing and inspection operations required beyond the scope of the initial contract. This invoice covers the testing and inspections from 10/1/2013-10/31/2013.
8. William B. Meyer Invoice COM-1597-2/13, in the amount of \$5,769.25, for work done 10/16/2013-10/18/2013 to move the weight room equipment from the wrestling room and outdoor storage buildings into the new Fitness Room and relocate the IT equipment to the storage trailer.

MOTION: To consider for approval the entire consent agenda items numbered 1-8.

Nazarchyk, Alfultis- unanimous

Mr. Wilensky noted that item number one is at the request of the Fire Marshall. He then designated items two and three as design issues. Items five and six have a zero balance as they are being backcharged to company. Mr. Kotait then explained that items numbered seven and eight are due to bills for construction testing and movers that have gone over and above the existing purchase orders for these services. Mr. Kotait estimated that they will most likely only need to use the movers for two additional days, and there is still some testing to be done while they finish up with the paving, but that should only take another day or two as well.

VIII. WATERFORD HIGH SCHOOL

Architect's Report Waterford High School: JCJ Architecture

Mr. Ayles reported that they are working on the final punch list items. He is currently working on updating the online LEED Certification. Mr. Ayles then presented Mr. Wilensky and the building committee with a completed FF&E binder.

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

Mr. Kotait presented the committee with photographs of the completed "Old Gym", the completed track, the completed maintenance parking lot, as well as the temporary parking area, the backstop at the baseball field that is being constructed, the outdoor athletic storage unit on Miner Lane, and the newly paved Miner Lane access road. Mr. Kotait mentioned that almost 99% of the paving on campus is complete. He also showed a picture of the football field illuminated by all the lights at night.

Pending Items:

- Practice field layout - ongoing
- WHS sign(s) on building - ongoing
- Tennis Court Lighting
- Remove White Pines (Rope Ferry Road) to add visibility
- Removal of White Pines by the Tennis Court
- Field Irrigation
- Additional Technology Requests
- Signage for Miner Lane
- Bathrooms accessible from Football Field

IX. BILL LIST-See attached

MOTION: There was a motion to consider the revised bill list and accept it as amended.

Nazarchyk, Koning - Unanimous

It was noted that there was an error on one of the invoice numbers for Eagle Leasing, and that on the invoice for the Waterford BOE the amount was incorrect. The numbers on the bill list were changed to reflect the number on the invoices.

X. EXECUTIVE SESSION

MOTION: To enter an Executive Session at 6:37 p.m. to discuss Pending Claims and Litigation. Mr. Belair, Mr. Miner, Mr. Kotait, and Mr. Ayles were all invited to stay for this portion of the meeting.

Nazarchyk, Alfultis- unanimous

XI. ADJOURNMENT

MOTION: That the Waterford School Building Committee adjourns the meeting at 6:48 p.m.

Alfultis, Nazarchyk – Unanimous

IX. Bill List November 19, 2013

Revised 11/20/13

Project	School	Stage	Vendor	Description	Invoice #	Amount
#209	WHS	n/a	Zep	Cleaner for Weightroom	9000569995	\$323.91
#209	WHS	n/a	Zogics	Disinfecting Wipes for Weightroom Equip.	9942	\$541.47
#209	WHS	n/a	Sherwin-Williams	Painting Maintenance Building	9809-3	\$11.25
#209	WHS	n/a	Sherwin-Williams	Painting Maintenance Building	9246-8	\$267.49
#209	WHS	n/a	Sherwin-Williams	Painting Maintenance Building	9611-3	\$376.74
#209	WHS	n/a	Sherwin-Williams	Painting Maintenance Building	9650-1	\$131.69
#209	WHS	n/a	Home Depot	Concession Stand	6215 00059 12589	\$130.97
#209	WHS	n/a	Home Depot	Maintenance Building	6215 00001 61927	\$455.80
#209	WHS	n/a	Lowe's	Maintenance Building	23238252	\$92.26
#209	WHS	n/a	Granite City	Maintenance Building Exterior Lighting	S4678931.003	\$470.00
#209	WHS	n/a	Granite City	Maintenance Building Exterior Lighting	S4674627.001	\$1,560.00
#209	WHS	n/a	Granite City	Maintenance Building Exterior Lighting	S4678931.001	\$1,995.00
#209	WHS	n/a	Granite City	WHS Exterior Lighting	S4495464.003	\$134.92
#209	WHS	n/a	Granite City	WHS Exterior Lighting	S4553416.001	\$1,040.00
#209	WHS	n/a	Granite City	Concession Stand Exterior Lighting	S4674207.001	\$1,178.07
#209	WHS	n/a	Clarence Welti Associates	Paver Base Material Test Pits	850-149	\$2,000.00
#209	WHS	n/a	Rexel	Maintenance Building Exterior Lighting	S106069984.001	\$500.79
#209	WHS	n/a	F.W. Webb Company	Concession Stand	40719038	\$56.99
#209	WHS	n/a	F.W. Webb Company	Maintenance Building	40692408	\$119.48
#209	WHS	n/a	F.W. Webb Company	Maintenance Building Wood Shop	40735177	\$42.20
#209	WHS	n/a	Electrical Wholesalers	Maintenance Building Wood Shop	S101027285.001	\$712.98
#209	WHS	n/a	Electrical Wholesalers	Maintenance Building Wood Shop	S101032344.001	\$113.20
#209	WHS	n/a	Electrical Wholesalers	Concession Stand	S101070917.001	\$322.93
#209	WHS	n/a	Rapid Lock & Door	Blank Keys	104080	\$52.50
#209	WHS	n/a	Eagle Leasing	Move Storage Units	RI564544	\$225.00
#209	WHS	n/a	The Granite Group	Maintenance Building Sewer Connection	7017342-00	\$19.46
#209	WHS	n/a	Waterford Bd. Of Ed.	Custodial/Maintenance Time	November 13, 2013	\$396.57
#209	WHS	n/a	Special Testing Laboratories	Asphalt Density Tests/ Soil Inspection	27791	\$2,212.18
#209	WHS	n/a	Vanasse Hangen Brustlin	Professional Services	0172684	\$1,502.60
#209	WHS	n/a	William B. Meyer	Move Fitness Equipment	COM-1597-2/13	\$5,769.25
#209	WHS	n/a	CL&P	Utilities	51060116092 11.1.13	\$232.95
#209	WHS	n/a	Eagle Leasing	Storage Trailer	RI565978	\$75.00
#209	WHS	n/a	Eagle Leasing	Storage Trailer	RI566694	\$140.00
#209	WHS	n/a	Eagle Leasing	Storage Trailer	RI564627	\$250.00
#209	WHS	n/a	Insalco	FF&E	3676	\$2,000.00
#209	WHS	n/a	Vanasse Hangen Brustlin	Professional Services	0171076	\$3,510.62
#209	WHS	n/a	Royal Flush	Rental	C-472622	\$332.00

#209	WHS	n/a	Cynthia Kaplan	LEED Review	092013.179	\$680.00
#209	WHS	n/a	VanZelm	Professional Services	0039040	\$1,790.82
#209	WHS	n/a	Ducci Electrical	Electrical	00030	\$88,480.99
#209	WHS	n/a	HHS Mechanical	Fire Protection; Plumbing	00032	\$63,649.17
#209	WHS	n/a	M. Frank Higgins	Flooring	00023	\$39,000.00
#209	WHS	n/a	Standard Demolition	Asbestos Abatement/ Demolition	00010	\$ 62,102.25
#209	WHS	n/a	CJ Fucci	Sitework	00025	\$ 574,461.68
#209	WHS	n/a	Adv. Performance Glass	Entrances & Storefronts	00025	\$ 32,199.24
#209	WHS	n/a	Shepard Steel	Structural Metal Framing	00027	\$ 1,850.81
#209	WHS	n/a	O&G Industries	Construction Management	00034	\$ 68,940.00
#209	WHS	n/a	A. Secondino & Son	General Trades	00025	\$ 41,675.23
#209	WHS	n/a	Professional Painting	Painting	00017	\$ 65,822.65
#209	WHS	n/a	DBS Energy	Lighting/Fixtures	131008	\$ 5,417.21

**WATERFORD SCHOOL BUILDING COMMITTEE
THIRD TUESDAY OF THE MONTH
SCHEDULE OF MEETINGS FOR 2014**

Place: Waterford Town Hall, Board of Education Offices (Conference Room B)

Time: 5:30 p.m.

January 21

February 25

March 18

April 22

May 20

June 24

July 15

August 19

September 16

October 21

November 18

December 16

Approved: November 19, 2013