

Minutes
School Building Committee Regular Meeting
September 17, 2013

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

ABSENT: Robert Brule, John Koning

STAFF: Jerome Belair, Superintendent; Jay Miner, Director of Buildings and Grounds; Andre Hauser, Waterford High School Principal

I. ESTABLISHMENT OF QUORUM AND CALL TO ORDER

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

II. RECOGNITION OF VISITORS/PUBLIC COMMENT

Mr. Wilensky acknowledged the presence Colin Young, reporter from The Day.

III. CORRESPONDENCE/ INFORMATIONAL ITEMS

Mr. Belair stated that he received a letter from the Waterford Conservation Committee approving the modification of the western drainage outlet.

IV. SUPERINDEPENDENT'S REPORT

Mr. Belair has been in contact with the town attorney and let the committee know that the issue with the pavers is being taken seriously. There have been concerns with the quality of the paver as well as installation. There are ongoing mediations with Fucci, and everyone is working hard to reach a resolution.

V. OLD BUSINESS

1. APPROVAL OF MINUTES: August 22, 2013

MOTION: That the Waterford School Building Committee move the approval of minutes to the August Special meeting.
Nazarchyk, Alfultis - Unanimous

VI. NEW BUSINESS

No new business at this time.

VII. CONSENT AGENDA- WATERFORD HIGH SCHOOL CHANGE ORDERS:

Items to be Approved / Reviewed **Total in Bold \$75,005.16**
New Building Addition Items **Subtotal in Bold \$9,649.86:**

- D1. HHS proposal, in the amount of \$6,422.02, to supply, install, and program (7) relative humidity sensors in the DOAS unit, per MEP Bulletin #22 provided with the MEP Cx Meeting Minutes on 7/17/2013.
- D2. HHS proposal, in the amount of \$1,461.02, for the labor and materials to move the Trane VFD Control Module from inside the DOAS and mount it on the outside of the DOAS for use without shutting down the system.
- D3. Secondino PCO#88, in the amount of \$1,766.82, to supply and install a glass light in the Construction Lab Finishing Room Door, per JCJ PR#65.

Field Items Subtotal in Bold \$20,073.00:

- D4. Ducci PCO#135, in the amount of \$20,073.00, to supply and install larger wires for the baseball field lighting, per RFI#974. The voltage drops over the length of the wire pulls dictates that larger wire is require to adequately feed the lights. Changing to Musco decreased the amperage demand compared to the specified USL lights.

Site Items Subtotal in Bold (\$60,000.00):

5. Fucci CO#87, in the credited amount of (\$60,000.00), to delete the (2) motorized gates from the Miner Lane access road, per JCJ PR#63.

Auditorium & Stage/Lobby Items Subtotal in Bold \$8,309.00:

6. Secondino/Deedy proposal dated 8/17/2013, in the amount of \$8,309.00, to supply and install a new 'L' shaped strip drain in the C117 Passage to provide drainage away from the (2) sets of double doors, in the alleyway where the old generator was, per RFI#952. The contractor will install strip drains similar to the ones in the courtyard by the Pool/Fieldhouse entrance. The one specified in the RFI response is overkill and will not work with heels.

Pool & Fieldhouse items Subtotal in Bold (\$16,355.59):

7. HHS proposal dated 8/21/2013, in the credited amount of (\$18,789.63), to reuse the existing gas main in Areas A, B, & C, in lieu of installing new gas piping. The existing piping was left in place because the new high-pressure gas line would not be available for a year after the construction in the existing building was complete, and the existing piping was determined to be in good condition.
8. Capasso proposal dated 8/20/2013, in the amount of \$1,288.00, for the additional block and labor needed when the B Corridor door was changed from a double door to a single door.
9. Capasso proposal dated 8/28/2013, in the amount of \$2,063.00, to remove and replace the 8x8 brick at the pool radius stairwell that was damaged by Fucci's Excavator. This change order will be offset with a credit in the amount of (\$2,063.00) to Fucci, for a net change of \$0.00.
- D10. HHS Proposal, in the amount of \$1,146.04, to supply and install a back pressure valve on the Area A boiler for the fuel oil piping, as recommended by the factory rep at start-up, per RFI#939.

MOTION: To consider change order items numbered 1-10.

Alfultis, Nazarchyk: Unanimous

Mr. Wilensky noted that items numbered 1,2,3,4 and 10 are all Design issues.

Music Room & Aux Gym Items Subtotal in Bold \$17,694.10:

11. William B. Meyer price, in the amount of \$2,929.50, for movers to move the existing to remain furniture and instruments, from the Stage and storage, back into the Band Room and Orchestra Room after the renovation work was completed.

12. HHS proposal dated 9/4/2013, in the amount of \$2,543.75, to provide (6) additional sprinkler heads under the Band Room alcoves to provide coverage above and behind the new storage cabinets, per RFI#973.
- D13. Secondino PCO#87, in the amount of \$1,935.28, to supply and install glass and frames in doors E113 and E114, per RFI#954.
14. Capasso Proposal #67, in the amount of \$6,811.00, to tear down and rebuild the top courses of the south western corner of the fitness room to remove the old light and electrical, per RFI#943.
15. Shepard Steel proposal M19, in the amount of \$1,898.27, to fabricate and install a wall-mounted handrail and a floor mounted handrail for the stairs in Passage D108, per ASI#19. Work completed for school opening.
16. APG proposal, in the amount of \$1,576.30, to fabricate and install brake metal caps to cover the existing steel in between the Kalwall panels.

Maintenance Building Subtotal in Bold \$27,860.18:

17. Standard Demo Change Request #8, in the amount of \$1,682.11, to remove the lead paint from the J Building steel to allow the iron workers to install the frames for the coiling overhead doors.
- D18. HHS proposal dated 8/13/13, in the amount of \$5,931.07, to supply and install 1-1/2" supply and return pipes from the J Building Mechanical Room to the northeast Vehicle Storage Room, per RFI#821. This is approximately 140LF of pipe total (70LF supply, 70 LF return). There are also (2) elevation changes and core drilling from the J105 Corridor up to the IT Room and up again to the front vehicle storage room. This pricing works out to just over \$42/LF.
19. Capasso Proposal #65, in the amount of \$6,356.00, to tear down and rebuild the southwest corner of the J Building, per the direction of RFI#951. This work was completed for window installation.
20. HHS proposal dated 9/1/13, in the amount of \$6,742.10 (revised from \$9,435.24), to investigate the existing hydronic lines, test them, and reconnect them to the new boiler, per the Owner's request and RFI#930. The price was reduced by eliminating the refeed of the basement CUH, per the meeting with O&G and the owner's rep on 9/10/2013.
21. APG proposal, in the amount of \$4,628.80, to fabricate and install new brake metal in the new IT Department area to hide the existing beam and window clips.
22. APG proposal, in the amount of \$2,520.10, to fabricate and install brake metal around the (2) new coiling overhead doors, to enclose the header and galvanized jambs.

Demolition Area Subtotal in Bold \$67,774.61:

23. Mystic Air Quality Consultants invoice, in the amount of \$12,080.00, for asbestos abatement site monitoring work beyond the originally budgeted amount.
24. Standard Demo Change Request #6, in the amount of \$853.00, for the work to demolish the undocumented tank in the way of Fucci's sewer line, per RFI#931.
25. Standard Demo Change Request #5, in the amount of \$3,261.16, for the removal of undocumented ACM pipes throughout the course of the demolition.
26. Standard Demo Change Request #4, in the amount of \$51,580.45, for the removal of the foundation and asbestos mastic.

MOTION: To discuss and considered change order items numbered 11-26.

Alfultis, Nazarchyk: Unanimous

Mr. Wilensky designated items 13 and 18 as design issues. There was some discussion about some of the other items as well. Item 11 is still ongoing as things were stored onsite in the auditorium and still need to be moved. Number 12 is at the request of the Fire Marshall. Number 14 was for handrails that were outdoors and are no longer necessary.

Items for Discussion and Possible Award:

27. Prices to repair the tears in the Auditorium Stage Fire Curtain, replace the dead off chains, and make corrections to the installation of the Fire Curtain:

a. iWeiss: \$5,395.00

This price is no longer valid, iWeiss does not want to come out and repair the curtain, instead they would be removing the curtain and providing a new curtain in the amount of \$37,300.00.

b. Drobka: \$7,244.00

Received a letter on 09/13/13 from Manufacturer stating that Drobka is qualified to make these repairs. This is being reviewed by the FM. Owner to install corner guards along the wall.

c. Bartholomew: \$12,976.10

Amount is for repair.

Mr. Wilensky brought the committee's attention to item 27. He feels that iWeiss should be held responsible for repairing the curtain but they deny any fault in the matter. Each bid was discussed. Mr. Kotait and Mr. Ayles have both dealt with Drobka before and the Fire Marshall has also given his approval of using them as a vendor.

MOTION: To award the bid to Drobka for the amount of \$7,244.00 for repairs to the fire curtain.

Alfultis, Nazarchyk: Unanimous

VIII. WATERFORD HIGH SCHOOL

Architect's Report Waterford High School: JCJ Architecture

Mr. Ayles stated that they are working on Phase 2 of the FF&E punchlist and that there are just a few items left to address, but that it should be closed out in two to three weeks. He then directed the committee's attention to a site plan that he had drawn up with Tom Wagner laying out potential paths to outdoor restroom facilities surrounding the football field. There are a couple of options available as the best way to place and access bathrooms, so Mr. Ayles will price out both options noted on the map and get back to the committee.

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

Mr. Kotait began his report by answering questions about the track, saying that the installation has been delayed. There were questions about whether or not this would affect the upcoming football field and he and Mr. Miner assured everyone that there was

some sort of contingency plan in place that would not hinder the football team. Mr. Kotait then showed pictures of the high school construction and its landscape. First he showed the old gym, noting that the floor prep. He then showed site pictures of the northwest parking lot, the west driveway and handicap parking spots, and the main entrance walkway. There was some lengthy discussion about blacktop versus concrete as the walking to the main entrance but it was decided that the process to change would be too costly to consider at this time. There was also discussion about a section outside of the old gym, a connector sidewalk that is blacktop next to a concrete walkway. The surface is uneven and unacceptable. Mr. Miner suggested that it be rejected and that concrete is requested for that specific area. Mr. Kotait also showed photos of the excavation for rain garden number 3, as well as the view of the football field, the new band and orchestra rooms, and the new windows on the maintenance building.

Pending Items:

Practice field layout - ongoing
WHS sign(s) on building - ongoing
Diving board and pool scoreboard – investigating
Tennis Court Lighting
Remove White Pines (Rope Ferry Road) to add visibility
Removal of White Pines by the Tennis Court
Additional Technology Requests
Signage for Miner Lane (added 3/19/13)
Dance curtains and Mirrors (added 9/17/13)
Bathrooms accessible from Football Field (added 9/17/13)

There was discussion about the status of some of the pending items such as the signage for Miner Lane. Mr. Ayles stated that he had samples coming from Critical Signs, so that project is underway. The pool scoreboard is all set and the diving board is going to be repaired. Mrs. Nazarchyk asked about possible dates for the White Pine removal but Public Works has not been able to provide us with any dates at this time. The purchase of curtains and mirrors for the Dance Club has been added to the pending list as well as the bathroom layout by the football fields as discussed by Mr. Ayles earlier in the meeting.

IX. BILL LIST-See attached

MOTION: There was a motion to approve the bill list as presented.
Nazarchyk, Alfultis - Unanimous

X. ADJOURNMENT

MOTION: That the Waterford School Building Committee adjourns the meeting at 6:42 p.m.
Nazarchyk, Alfultis - Unanimous

IX. Bill List September 17, 2013

Project #152-	School	Stage	Vendor	Description	Invoice#	Amount
n/a	OSW	n/a	O&G Industries	CMA Services	00026	\$ 4,505.85
n/a	GN	n/a	O& G Industries	CM Construction Phase Services	00021	\$ 9,008.88
n/a	WHS	n/a	O&G Industries	Construction Management	00032	\$ 70,008.54
n/a	WHS	n/a	A. Secondino	Casework	00013	\$ 43,749.17
n/a	WHS	n/a	Advanced Perf. Glass	Entrances & Storefronts	00023	\$ 76,640.44
n/a	WHS	n/a	C.J. Fucci	Sitework	00023	\$ 316,838.77
n/a	WHS	n/a	Ducci Electrical	Electrical	00028	\$ 75,872.62
n/a	WHS	n/a	H.H.S. Mechanical	Fire Protection, Plumbing	00030	\$ 277,850.19
n/a	WHS	n/a	Joe Capasso Mason Ent.	Masonry	00020	\$ 27,369.50
n/a	WHS	n/a	M. Frank Higgins	Flooring	00021	\$ 114,423.08
n/a	WHS	n/a	A. Secondino	General Trades	00023	\$ 73,170.94
n/a	WHS	n/a	Shepard Steel	Structural Metal Framing	00025	\$ 19,594.57
n/a	WHS	n/a	Standard Demolition	Asbestos Abatement & Demolition	00009	\$ 78,130.66
n/a	WHS	n/a	Conn Acoustics	Drywall & Acoustical	00023	\$ 86,150.10
n/a	WHS	n/a	A Royal Flush	Rental-Hand Sanitizer, Reg. Const. Unit	C-466536	\$ 664.00
n/a	WHS	n/a	Caruso Music	FF&E	194435	\$ 4,065.00
n/a	WHS	n/a	CL&P	Electricity	51060116092 9.5.13	\$ 325.12
n/a	WHS	n/a	Contrax Furnishings	FF&E	80308	\$ 2,539.35
n/a	WHS	n/a	Contrax Furnishings	FF&E	80222	\$ 1,780.00
n/a	WHS	n/a	Contrax Furnishings	FF&E	80221	\$ 1,466.64
n/a	WHS	n/a	Contrax Furnishings	FF&E	80220	\$ 11,488.75
n/a	WHS	n/a	Contrax Furnishings	FF&E	80307	\$ 8,738.28
n/a	WHS	n/a	Cynthia M. Kaplan	Professional Services	072013.169	\$ 840.00
n/a	WHS	n/a	Eagle Leasing Co.	Storage Trailers	R1549215	\$ 75.00
n/a	WHS	n/a	Eagle Leasing Co.	Storage Trailers	R1549893	\$ 140.00
n/a	WHS	n/a	Gagnon Electrical	Drilling for Baseball Field Light Bases	12-359	\$ 51,800.00
n/a	WHS	n/a	Granite Group	Refeed Baseball Field Hose Bib	6931435-00	\$ 33.51
n/a	WHS	n/a	Home Depot	J Building Temporary Lighting	6215 00057 26070	\$ 251.85
n/a	WHS	n/a	Home Depot	WHS Nurse's Office Phone Lines	6215 00002 78432	\$ 33.17
n/a	WHS	n/a	Insalco Corp.	FF&E	3676	\$ 74,737.31
n/a	WHS	n/a	Insalco Corp.	FF&E	3677	\$ 15,573.04
n/a	WHS	n/a	Insalco Corp.	FF&E	3600	\$ 4,377.78
n/a	WHS	n/a	Lowe's	WHS - Raise Casework for Fish Tanks	S2263MC1 937015	\$ 36.65

Project #152	School	Stage	Vendor	Description	Invoice#	Amount
n/a	WHS	n/a	Mystic Air Quality	Asbestos Abatement	35034	\$ 12,080.00
n/a	WHS	n/a	New England Fitness	FF&E	IN24758	\$ 29,960.00
n/a	WHS	n/a	Rexel	WHS Pool Lighting	S105773986.001	\$ 42.51
n/a	WHS	n/a	Rexel	WHS Nurse's Office Phone Lines	S105774350.001	\$ 401.12
n/a	WHS	n/a	Rexel	WHS Pool Lighting	S105775361.001	\$ 105.08
n/a	WHS	n/a	Rexel	WHS Exterior Lighting @Auto Shop	S105696461.001	\$ 1,001.58
n/a	WHS	n/a	Rexel	WHS Science Glassware Washer	S105608204.001	\$ 37.99
n/a	WHS	n/a	Rexel	WHS Rewire Auxiliary Gym Scoreboards	S105620314.001	\$ 137.58
n/a	WHS	n/a	Rexel	WHS Add Electrical Circuits for Fish Tanks	S105641034.001	\$ 637.84
n/a	WHS	n/a	Rexel	WHS Add Electrical Circuits for Fish Tanks	S105641034.002	\$ 46.02
n/a	WHS	n/a	Rexel	WHS Add Electrical circuits for Fish Tanks	S105598387.001	\$ 3.89
n/a	WHS	n/a	Robert H. Lord	FF&E	30507	\$ 53,655.58
n/a	WHS	n/a	Van Zelm Engineers	Professional Services	0038836	\$ 3,581.64
n/a	WHS	n/a	Vanasse Hangen Brustlin	Professional Services	0168617	\$ 2,400.33
n/a	WHS	n/a	William B. Meyer	Moving of Band/Orchestra Room	COM-1088-3/1	\$ 2,929.50