

**MINUTES  
WATERFORD SCHOOL BUILDING COMMITTEE  
SPECIAL MEETING  
AUGUST 9, 2011**

**PRESENT:** Kim Alfultis, Robert Brule, Jr., Thomas Dembek,  
Jody Nazarchyk, James Norton, Alan Wilensky

**ABSENT:** John Koning

**STAFF:** Jerome R. Belair, Superintendent of Schools; James Miner, III,  
Director of Buildings & Grounds; Donald Macrino, Principal,  
Waterford High School; Terri Young, Recording Secretary

**I. ESTABLISHMENT OF A QUORUM AND CALL TO ORDER**

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

**II. RECOGNITION OF VISITORS/PUBLIC COMMENT**

Mr. Wilensky welcomed Kim Alfultis, the new member of the Waterford School Building Committee, who is replacing Michael Cannamela who recently resigned.

William Ayles, Jr., JCJ Architecture; Kenneth Biega, O&G Industries; Gus Kotait, O&G Industries; Paula MacDougall, Retired Physical Education and Dance Teacher, Waterford High School; Paul Petrone, Patch.com.

**Public Comment**

Paula MacDougall commented on the rubber floor planned for the Dance Room in the Waterford High School Project. She said the rubber floor will be used by her for just another year, and then it will be turned over to the Football Team and then to the Wrestling Team. The rubber floor makes it difficult to dance when the student needs to slide or turn. The Football Team will be walking on it with cleats and mud, and the Wrestling Team will cover it with mats when they use it. Paula would recommend a Marley Dance Floor, a floor that can be rolled up and transported for use elsewhere. Many dance studios and theatre groups use a Marley Floor and take it with them on tour. The Marley Floor can also be used on the stage. It is a 6 ft. X 60 ft. vinyl roll. Each roll costs about \$1,100.00 each. The cost will be about \$2,800.00 to get two Marley Floors and a sub floor to cover the space. It is considered a semi-permanent floor and is best when used with a sub floor. When she goes to the new space in the building, she would like a Marley Floor in her space. Paula said she would not cut it to match the angle of the floor, but will keep it square so that it could be moved to another space when needed. This issue will be reviewed by Jay Miner, JCJ, and O&G. They will report back to the Committee. This could be a low cost option.

**III. CORRESPONDENCE/INFORMATIONAL ITEMS**

Mr. Belair announced that there would be a Technology Meeting on Thursday at 1:00 p.m.

**IV. CONSENT AGENDA**

**WATERFORD HIGH SCHOOL CHANGE ORDERS**

**DISCUSSION AND POSSIBLE ACTION ON THE FOLLOWING ITEMS:**

1. JCJ PR # 12 - Rev AV System in Fieldhouse. Ducci Quote # 15 in the amount of \$56,000.00.
2. Add Paint to Exposed Ceiling in 2 Team Rms and 3 associated storage rooms: \$2,976.00
3. Replacement of all existing to remain toilet accessories and hand dryers in the locker rooms (Pool and fieldhouse). Budget Price \$ 8,000.00.
  - a. C&A/A Secondino quote dated 7/28/2011 in the amount of \$9,933.00 to supply and install new ceiling hung toilet partitions in toilet Rm A106 (women Exterior). Supply only:
  - b. 4 EA 18" Grab Bars (Exterior Toilet Rms)
  - c. 2 EA 36" Grab Bars (Exterior Toilet Rms)
  - d. 4 EA 42" Grab Bars (Exterior Toilet Rms)
  - e. 2 EA Swing up Bars (Exterior Toilet Rms)
  - f. 5 EA Sanitary Napkin Disposal (Exterior Toilet Rms)
  - g. 9 EA Hand Dryers (In Girls Locker Rm)
  - h. Quote excludes Demo, Patch and Electrical.
4. Replace all existing to remain lockers and benches in the Fieldhouse locker rms. The budget price is based on replacing the existing lockers one for one with new Lyon Single tier Heavy Duty ventilated lockers and Lyon Five Tear heavy duty ventilated Lockers and new maple bench tops. The existing concrete block locker base and bench brackets will be re-used. Budget Price \$125,000.00
  - a. C&A/A Secondino Piece dated 7/21/11 to supply and install 291 frames for the boys, girls and team rm lockers in the amount of \$81,950.00 (\$282/Locker). Also included is supply only of Maple Bench tops. O&G Estimate \$291/Locker
  - b. Quote is based on keeping existing block locker bases and bench brackets.
  - c. Quote excludes demolition, patching and protection of existing finishes.
  - d. Credit For not Painting the lockers: (\$3,372.00)

5. RFI 113 Reorder door and frame B107J due to change of swing that was necessary in order to avoid the existing steel brace in the way. Cost per ASI PCO 6 \$1,384.00
6. Ducci Proposal # 9 in the amount of \$3,033 for Manufacturer increased wire size to RTU 3 & Pool RTU. This was uncovered during submittal review and coordination.
7. Replace Seven Existing to remain Electrical Panels and four transformers in A&B. Budget Price \$60,000.00
8. Ducci Quote # 6 in the amount of \$12,621.52 \$10,701.00. Per RFI # 9 Response: Provide 800 Amp Feeder Tap and 800 Amp Disconnect in existing switchboard DPA in lieu of specified 800 A Breaker due to lack of space and unavailability of a compatible breaker
9. A Secondino and Sons Inc PCO # 3 in the amount of \$5,499.79 to change the Library Book Theft Equipment from the specified single opening model 3801 to double opening model 3802.
10. HHS Mechanical Proposal dated 6/18/2011 regarding relocation of vehicle exhaust thru roof in the amount of \$9,315.66. Per RFI 46 Response, this duct work was designed to exit the building thru a sidewall discharge located directly under office windows. By code, hazardous exhaust is required to discharge a minimum of 10' from any operable window.
11. Replace Existing Manhole DMH B5: Fucci Proposal # 15 to supply and install shoring piles, walers and wood lagging, replace manhole DMH B5 with new and reconnect the pipes from adjacent Manholes in the amount of \$59,848.00
12. Add Irrigation to all Fields – Price to bring in a 2" water line from Miner lane into the property. Include tapping fee and supply and install of a meter box and meter.
13. Add underground empty conduits with pull strings, which consist of (1) 2" and (2) 1-1/4" from outside the existing building to the press box and all (4) poles around the football field total about 3000LF: Budget \$25,000 for labor and material.
14. JCJ PR 13: Provide Cable Tray in entire Facility in lieu of J hooks for all Cabling. Budget Price \$150,000.00. Ducci Proposal # 19 in the amount of \$ 85,509.00 to supply and install 12" ladder tray through-out existing and new corridors in lieu of J-hooks.
15. MEP Bulletin 6: Misc Electrical Revision in various areas. Ducci Quote # 17 in the amount of \$5,032.00

Mr. Wilensky announced that there have been some changes to the Change Orders starting with Item 4 d. the Credit amount for not painting the lockers has gone up to \$3,936.00. Item 7, the price has gone up to \$71,524.00. Item 11 has come down to \$26,536.39. Item 13, the linear feet have gone up to 7,000 LF, and the price has gone up to \$46,932. On item 14, the Budget price is taken out, and the amount of \$85,509.00 stays.

Mr. Wilensky said that all of the change orders are owner initiated with the exception of Item 10 which is a design issue.

Mr. Norton asked what is meant by the Budget Price. Mr. Wilensky said that the Budget Price is an estimate given before specific detail was provided.

Mr. Dembek asked about Item 12 because it has no price.

**MOTION #1: That the Waterford School Building Committee approves a price for Item 12, not to exceed \$30,000.00, to add irrigation to all Fields – price to bring in a 2” water line from Miner Lane into the property, include tapping fee, and supply and install a meter box and meter.  
Nazarchyk, Alfultis – Unanimous**

Mr. Brule asked if Item 14, to provide cable trays in lieu of J hooks, was necessary. Mr. Wilensky and Mr. Miner said they are necessary to lay new cable and to remove old cable.

Mr. Brule asked about Item 4a if 291 frames meant that there were 291 lockers. Mr. Kotait said that there are 291 lockers, one for one. Mr. Brule asked if there was a plan to include storage over the lockers. Mr. Ayles said that the space over the lockers is pretty well utilized. There is not much room left in that area.

Mrs. Nazarchyk asked about Item 4c, “excludes demolition, patching and protection of existing finishes”. Mr. Kotait answered that since Waterford Maintenance agreed to remove the old lockers, there will not be another change order for the demolition and protection of the existing areas.

Mr. Wilensky announced that, regarding Item 13, the home side of the football field is changing and will be located closer to the building. This will make it easier to do the electrical and video runs.

**MOTION #2: That the Waterford School Building Committee approves the Consent Agenda as amended. Nazarchyk, Norton – Unanimous**

**V. WHS PROJECT UPDATE (JCJ, O & G, AND OTHERS)**

**O & G INDUSTRIES**

Mr. Kotait reported on what they have been doing over the summer so far. Sitework. The access Road-Completed Drainage under the new Miner Lane entrance and is ready to pave. The Detention Basin- Completed Basin Fill. Basin was planted on 7/12/11, and the new Basin capacity has been very adequate. Geothermal Wells- Started on 7/26/11, and they have 15 total installed wells to date with two drill rigs. It has not been too noisy. Football Field – Bleacher concrete started on 7/19/11. The bleachers will be delivered on 8/15/11. Field drainage started today. The Field turf will start around 10/10/11. West side drainage started on 6/23/11 and is ongoing. It is about 70% complete. The site contractor will start the West Side trench restoration next week. A Walk-Through with the school principal and town officials is scheduled for Monday 8/15/11 in order to make sure that the bus loop, the parking lots, and the school are ready for the week of 8/22/11.

New Building Addition. The Concrete foundation started May 13, 2011. Structural Steel in Area F began July 11, 2011. The Second part of Area F steel will start on 8/22/11. The steel is expected to proceed faster as of 8/22/11 because no shoring is needed. Preparation for the bridge foundation work has started. They are a little ahead of schedule on this. Demolition of the exterior concrete stair is complete. Footings for the West Canopy have been poured. Structural Steel will be coming on Friday 8/12/11.

Renovation Phase 1: Pool, Fieldhouse, and Locker Rooms. All demolition is complete. Floor abatement in the 1982 addition started on June 23 after the last day of school, and completed on August 1, 2011. Painting of the Fieldhouse started on 7/18/11 and is complete. MEP rough work is complete in locker rooms. Masonry walls are installed. Ceiling installation started 7/11/11 in Area B North. Above ceiling inspection is scheduled for 8/17/11 with the Fire Marshall. RTU curb installation took place on 7/14/11. Roof top units will be installed on 8/11/11. Water main replacement started on 8/1/11. Pool Surge Pit repair and the Pool deck steel repair started yesterday. The Fire sprinkler main lines installation is starting ahead of schedule in order to turn parts of the renovation areas on line as well as the stage system.

Mr. Brule asked if there were any concerns about the Basin. Mr. Kotait said that he is very happy with the Basin. Mr. Brule also asked about the stands not being symmetrical. Mr. Ayles said that the new bleachers will be centered on the 50 yard line. There have not been any changes to the dimensions of the track or the field. Mr. Brule asked about the security fence height. Mr. Smolley said that some places have a 6 ft fence and others have a 4 ft fence. Mr. Miner wanted to be sure that there would not be any “Snatch and Grab” issues. Mr. Smolley will check on fence height on property lines and athletic fields.

Mr. Brule asked if there would be more doors on the Fieldhouse now that it is going to be more of a main entrance. Mr. Kotait said they would be store front doors. Mrs. Nazarchyk asked where Field Hockey will go. Mr. Miner said that Field Hockey will go to the Baseball Field. A statement was made that there is a manhole in the track on lane #2 now. Mr. Kotait said that they are working to resolve that situation.

Mr. Wilensky announced that the Building Committee was scheduled to have the regular meeting next week, but because we are meeting tonight, we are canceling next week’s meeting. The next Special meeting will be on August 23, 2011. That should get us back on schedule with regular meetings. If we have the next special meeting on September 6, 2011, the regular meeting will be back on schedule for September 20, 2011.

There were no other reports.

**VI. APPROVAL OF MINUTES, JULY 26, 2011 SPECIAL MEETING**

**MOTION #3: That the Waterford School Building Committee approves the minutes of the July 26, 2011 Special Meeting.**  
**Nazarchyk, Dembek - 4- 0- 2**  
**In Favor: Brule, Dembek, Nazarchyk, Wilensky**  
**Apposed: 0**  
**Abstained: Alfultis, Norton**

**VII. ADJOURNMENT**

**MOTION #4: That the Waterford School Building Committee adjourns the Special Meeting at 6:30 p.m.**  
**Nazarchyk, Alfultis – Unanimous**

**Respectfully Submitted**

**Terri Young**  
**Recording Secretary**