

From: Rick Bazzano November 17, 2009 11:42:48 AM
Subject: Public Building Committee Minutes 11/09/2009
To: SimsburyCT_BuildMin
Cc:

PUBLIC BUILDING COMMITTEE
November 9, 2009

Chairman Ostop called the meeting to order at 7:00 p.m. in the Board of Education Conference Room.

Present: Cortes, Derr, Dragulski, Kelly, Laureno, Ostop, Patrina, Rowland, Salvatore

Guests: Sawitzke, Holden, LaClair, Toner, Russo, Chow, Petrucelli,

1. Minutes – October 13, 2009

Mr. Laureno moved, Mr. Salvatore seconded, to accept the minutes of Oct. 13, 2009 as presented and the motion carried unanimously.

2. Public Audience - There was no one present.

3. Simsbury Farms Needs Assessment Study – Report from Culture, Parks and Recreation Commission.

There was no one present from CP&R. Mr. Toner spoke re his memo that was distributed. “The Commission was unanimous that the renovation of the Main Building at Simsbury Farms should be given the highest priority. The second priority would be the renovation of the Apple Barn, and the golf course restaurant was given the lowest priority”. “The restaurant should be given consideration for expansion only after the concessionaire has made a significant commitment of funding toward any proposed project.” The memo lists the recommendations for the summer, winter and administrative needs. There was Q & A. Mr. Toner noted safety considerations for the life guard and first aid areas. He stated that they are looking at compatible use and year round use of some of the locker rooms, the concession area and meeting and function rooms. Mr. Toner thanked the PBC for their time and effort on this project.

Ms. Patrina moved, Ms. Rowland seconded, to request Mr. Sawitzke to work with the architect re the logical sequence for the project and present individual prices which then can be “voted up or down” on the main building and the apple barn. The motion carried unanimously. Chairman Ostop recommended not to include figures for the restaurant but rather just state that it is under consideration.

Mr. Toner stated that the model of the restaurant would be that used in West Hartford where the current vendor is a partner. There was discussion.

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There was consensus that the report of PBC recommendations on this project to the BOS will be sent to CP&R before it is submitted.

4. Tootin' Hills School Roof

Mr. Petrucelli reported that Silktown has "basically wrapped up". They had a punch list for the roof portion only as the project will not be closed out until the fans have been installed and a final punch list done. Silktown has not yet given a delivery date. They received the shop drawings and have ordered the fans and accompanying materials. Some of the guard rails have not been installed. They have "pretty much" finished the metal work. A copy of the cost breakdown for the change orders and the credits for the metal soffits and the unused deck allowances was distributed to members. The change order total is \$51,836. The total credit is \$8,330 which has not yet been executed waiting for the final change order.

Mr. Derr moved, Ms. Patrino seconded, to approve for payment Application No: 5 for the period to 10/31/2009, from Silktown Roofing Inc. for the amount of \$6,505.11. The motion carried unanimously.

Mr. Lauren moved, Mr. Derr seconded, to approve for payment Invoice # 09-525 dated 09/01/2009, from Silver Petrucelli & Associates, Inc. for the amount of \$1,620.00. The motion carried unanimously.

5. Tariffville School

Mr. Russo spoke to his Project Status Report #19, dated Nov. 6, 2009, for the period to October 30, 2009. The approved change orders to date amount to \$233,991.85. Pending cost proposals submitted by the General Contractor amount to \$54,917.83. The GC has not transmitted his partial lien package reflecting July and August invoices. ASI has not been paid for August and September.

Mr. Russo stated that he spoke to Mr. Secondino and has received only a partial list. Six lien waivers are still missing. There was discussion.

Mr. Ostop will call

Mr. Secondino re this matter.

The mutually agreed upon resolution for the issue of temporary fuel costs is still awaiting final confirmation from the Town of Simsbury and ASI.

The project work still remaining to be undertaken is related to exterior grilles, exterior canopy, canopy walkways and decks. Mr. Chow reported that ASI has not submitted close-out documents of warranties and final shop drawings and that they haven't done much on the punch list. A copy of the architectural Punch List of Areas "A,B,C,D"

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as amended November 3, 2009 was distributed to members. They should be finishing it next week. Mr. Russo reported that training sessions to facility personnel of the new systems are ongoing. Mr. Russo distributed a list of close-out items.

Mr. Cortes moved, Mr. Derr seconded, to accept PCO No. 00045, dated 11/2/2009, from A. Secondino And Son Inc. for a credit of \$3,316.54 to reduce the rate for carpentry contained within CO #21R, #28, #30R, #31. The motion carried unanimously.

Ms. Rowland moved, Ms. Patrino seconded, to approve for payment PCO No. 00046 from A. Secondino And Son, Inc. dated 11/5/2009, to reconnect the second floor domestic lines that feed above the main existing staircase for the amount of \$896.48. The motion carried unanimously.

Mr. Derr moved, Mr. Laureno seconded, to approve for payment PCO No. 00047, from A. Secondino And Son, Inc. dated 11/5/2009 for \$1,340.10 to demolish and relocate the existing domestic water line above the ceiling in the new room A105 as the existing piping would have been below the new ATC ceiling. The motion carried unanimously.

Mr. Cortes moved, Mr. Kelly seconded, to approve for payment PCO No. 00048, dated 11/5/2009, from A. Secondino And Son, Inc. for the amount of \$1,146.72 to jackhammer and remove existing concrete in room A11, to cut cap and rework existing sanitary pipe, to relocate below the slab and to insill with concrete patch. The motion carried unanimously.

Mr. Derr moved, Mr. Cortes seconded to approve for payment PCO No. 00049, dated 11/5/2009, from A. Secondino And Son Inc for the amount of \$587.39 to frame with metal studs and sheetrock, tape and finish approximately 9x3x1 chase wall to conceal existing domestic and waste piping from the second floor, in the first floor main corridor outside A114. The motion carried unanimously.

Mr. Cortes moved, Ms. Patrino seconded, to approve for payment PCO No. 00052, dated 11/5/2009, from A. Secondino And Son, Inc. for the amount of \$9,648.84 to relocate 2 dry heads and add 8 heads in the attic to accommodate the required amount of fire protection coverage; install wet

heads immediately then follow with

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the dry type heads once the material is fabricated. The motion carried unanimously.

Mr. Kelly moved, Mr. Cortes seconded, to approve for payment PCO No. 00051, dated 11/5/2009, from A. Secondino And Son Inc. for the amount of \$16,451.34 to rework the existing exit doorway and frame, change from wood decking materials to concrete slab with frost wall construction and to change additional wood decking materials to concrete slab with retaining wall construction with handrail per Sk-30-32. Following Q & A the motion carried unanimously.

There was a period of project Q & A and discussion with Mr. Chow and Mr. Holden responding. Mr. LaClair distributed a list of Approved Project Expenditures as of 11/1/09.

Ms Rowland moved, Ms. Patrina seconded, to approve for payment Invoice #2008-1-22, dated 10/30/2002, from J.R. Russo, LLC for the amount of \$2,000.00 for 20 hours – Contract Administration Services for Month ending Oct. 30. 2009.

The motion carried unanimously.

Chairman Ostop stated that there will be a celebration of the school on Nov, 17 at 5:00 p.m. in the cafeteria and all are welcome to attend. Mr. Holden reported receiving a lot of very positive feedback from the school tours given by students on election day and by poll workers re the new cafeteria.

6. Simsbury High School

Mr. Holden spoke to the information supplied to members. Included was the AIA Document G707 – 1994, Consent of Surety to Final Payment, dated November 2, 2009 and the final application for payment from O & G Industries, Inc. the amount of which was reduced from the original retainage by \$78,940.00 due to unused construction manager contingency. Mr. Holden requested the PBC accept this project as complete and remove it from the agenda. He estimates that “just under \$7 million” will be returned of the \$43 million appropriated for this project. The audit by the State Bureau of School Facilities is expected to be complete in about six months.

Mr. Derr moved, Ms. Rowland seconded, to approve payment of Application NO: 00041, for the period to 7/31/2009, from O & G Industries, Inc. for the amount of \$137,025.50 and the motion carried unanimously.

This project will be removed from the PBC agenda.

7. Simsbury Library

Mr. Sawitzke reported that the only remaining item is the roof area that leaks. He is bringing in one more roofing company to assess that perhaps there is an air circulation problematic area and also to assess whether, due to the design of the diminishing pitch of the roof, there might potentially be the need for more copper flashing on the gutters or to recommend other solutions. Mr. Sawitzke will schedule a meeting between himself, the architect, the contractor and the roofing company. There was Q & A.

8 Simsbury Farms Maintenance Building

Mr. Sawitzke distributed copies of and spoke to his Monthly Report No. 1 for the period ending October 2, 2009 and Monthly Report No. 2 for the period ending Nov. 1, 2009. The reports address contract administrative items, work progress, the schedule ahead and general project operations. Thus far the footings and foundations are completed, the interior backfilled and compacted and the interior layout completed and confirmed. The work is continuing on schedule.

Ms. Patrino moved, Mr. Laureno seconded, to approve for payment Invoice No. 1 dated 10/2/2008, from Pennwood Builders, LLC for the amount of \$7, 350.00 for the design phase of the parks and golf maintenance facility. The motion carried unanimously.

Ms. Rowland moved, Mr. Cortes seconded, to approve for payment Invoice No. 2, dated 10/20/2009, from Penwood Builders, LLC for the amount of \$39,914.25 for Progress Payment Rec #1 and the motion carried unanimously.

9. Old Business – There was none.

10. New Business – There was none.

11. Adjourn

Mr. Laureno moved, Ms. Rowland seconded and there was a unanimous vote for an 8:15 adjournment.

Alice Rowland, secretary

