

PUBLIC BUILDING COMMITTEE

Special Meeting Minutes

January 13, 2020

Subject to Approval

Chairman Ostop called the Special Meeting of the Public Building Committee to order at 6:00 p.m. on Monday, January 13, 2020, in the Board of Education Conference Room at 933 Hopmeadow Street, Simsbury, CT.

Present – Chairman Ostop, Messrs. Cortes, Derr, Salvatore, Kelly, Egan, and Dragulski

Guests – Mr. Shea; Andy O'Brien, Director of Operations, Simsbury Public Schools; for Downes Construction Company – Mark Wichmann, Sr. Project Manager; for Kaestle Boos - Jennifer Mangiagli

Excused – Messrs. Burns and Walter

1. Public Audience

No public audience comments.

At 6:05 p.m., Mr. Salvatore made a motion to go into Executive Session. Mr. Kelly seconded the motion and it was passed unanimously.

At 7:14 p.m., Mr. Kelly made a motion to end Executive Session. Mr. Cortes seconded the motion and it passed unanimously.

3. Downes Construction Company Change Order Proposal No. 75 WBD AV @ Catwalk

Mr. Wichmann noted they have begun work in the Catwalk and a pre-bid sketch for a riser diagram removed one of three WBD circuits with specific attributes and various conductors. Today they met with Mr. O'Brien and Mr. Hunter, who is the BOE consultant managing

theatrical programs, and have brought this resulting change to the Committee. Mr. Egan asked if it was clarified before Ferguson's contract award what was eliminated. Mr. Wichmann responded the scope of work indicated Downes, and none of the contractors questioned the sketch given the riser diagram takes precedence, but as the project progressed this change is now required. He said the WBD has about 100 feet of 1 inch and 1 ½ inch conduit going into the auditorium - 75 feet to stage right, 50 feet to stage center, and 25 feet stage left; and about 200 feet run total. Ms. Mangiagli felt installing the 3rd WBD would provide better long-term flexibility for the project and said it is unfortunate the question was not asked at time of bid. Mr. Wichmann suggested running it through the contingency and noted there is about \$1.4 Million in reserve and, as requested by Mr. Salvatore, they will provide summaries for allowances at a glance in February. Mr. Dragulski suggested doing this change on Time and Materials not to exceed 60 hours, which sounds like a lot, but that is for the design team to decide. Mr. Wichmann indicated he would be present when they run the conduit to confirm the hours. Mr. Wichmann appreciated the Committee's consideration and advised next month's COPs will be dramatically changed; the only change order currently relates to some power issues and he indicated the project is cruising toward February. Mr. Salvatore commented that the information provided for the change order's is much better.

Mr. Salvatore made a motion to approve payment to Downes Construction Company for Change Order No. 75 based on Time and Materials not to exceed \$7,264.00. Mr. Egan seconded the motion and it passed unanimously.

Mr. Wichmann and Ms. Mangiagli left the meeting at 7:28 p.m.

The Committee commented the project is going well, but the water infiltration problem remains to be resolved. Mr. O'Brien advised TRC will be drilling into the roof deck tomorrow.

4. Adjourn

Mr. Salvatore made a motion to adjourn the meeting at 7:30 p.m. Mr. Dragulski seconded the motion and it passed unanimously.

Respectfully submitted,

Janis Prifti

Commission Clerk