

**PERMANENT SCHOOL FACILITIES BUILDING COMMITTEE
REGULAR MEETING
JUNE 9, 2011**

The Permanent School Facilities Building Committee held a meeting on Thursday, June 9, 2011 in Conference Room B at City Hall. Chairman Woods called the meeting to order at 7:00 p.m.

Committee Members Present

M. Woods, Chairman
R. Funaro
T. Creedon
R. White (BOE)
R. Vitali (BOA)

Also Present

B. Silver, Silver Petrucelli Assoc., A/E
P. Jorgensen, Silver Petrucelli Assoc., A/E
C. Nardone, Silver Petrucelli Assoc., A/E
P. Bradbury (MPS)
M. Cummings (MPS)

Excused: M. Hardiman (BOA), T. Casey (BOE)

Consideration of the Minutes of May 5, 2011 meeting

Ald. Vitali and Mr. White made and seconded a motion to approve the minutes of the May 5, 2011 meeting as presented. Motion carried unanimously.

Ald. Vitali wished to make the Committee aware of a number of bills before the State Senate, specifically, House Bill 5326 – Carbon Monoxide Systems in Schools. He read of the language of the proposed bill.

Status Report RE: Elementary Schools Asbestos Abatement Project

Chairman Woods asked if there had been any progress with regard to the sign-offs on these projects.

Mr. Silver reported they received sign-offs from the Fire and Health Departments. He stated Mr. Jorgensen has been calling the Building Department every other day, recently. He went on to provide a history of the two projects. He stated Pumpkin Delight was submitted 5 weeks ago. Mr. Silver stated it was three weeks after the plans were submitted that they followed up with e-mails. Brief discussion.

Chairman Woods stated if they don't receive the sign offs the project may not be able to be completed this summer.

Mr. Bradbury commented Pumpkin Delight needed to be done this summer. Discussion resumed.

Mr. Funaro stated the Committee should direct Chairman Woods, as the chairman, to go to the Mayor. He stated this should not be happening and that he was tiring of the political rhetoric that it is "being worked on".

Chairman Woods asked the absolute drop-dead deadline.

Mr. Silver stated they have been in contact with Enviro Science and that they would need to get started by the second week of July to finish before the students return the end of August. He stated at this point if they went

to the State they would have to wait for a PCT date, and the State is already booked this month. Discussion ensued.

Chairman Woods stated he would send a letter to the Mayor in the morning if there was no satisfactory resolution by then.

Status Report – Jonathan Law High School – Phase III

Mr. Silver reported he has not heard from Malkin as far as closing out this project. He stated he believed the project is virtually closeable, but they have not received the final notice.

Status Report – Jonathan Law High School –Phase III-A

Mr. Silver reported the project is out to bid with bid opening scheduled for June 14, 2011. He stated about 15 contractors came to the bid, but only 10 actually picked up. He also stated there have not been a lot of questions.

Status Report – Joseph A. Foran High School – Phase III

Chairman Woods reported the ribbon cutting ceremony was held at Foran on May 19, 2011, with Mr. Funaro and Ald. Vitali present. He stated the school really looks great.

Mr. Nardone added the school is looking even better today. He reported they did the final punch-list today and that there were additional items that Mr. Girardi developed himself. He stated there were also items from the Fire Marshal and Building Inspector. Mr. Nardone stated much of the discussion centered on when staff can move.

Mr. Silver stated the Fire Marshal is still questioning the open staircase. He stated they asked for an on-site meeting last week, but the Fire Marshal's office had to cancel and there has been no reschedule date as yet. Mr. Silver also reported the Fire Marshall continues to tell the contractors they want a fire annunciator panel in the front lobby as soon as practical.

Mr. Nardone pointed out the punch list items are minor. He stated he had 4 change orders for the Committee to consider tonight.

Mr. Silver noted as of today the project is at the 5% threshold and that tonight's change orders are around \$45,000.

Mr. Nardone referred the Committee to p. 5 of the handout. He stated the change order in the amount of \$4,545.00 was for the changes for the improvement of the wall and ceiling expansion joints from specified items. He explained the fire rated joints were not called for in the specifications.

Chairman Woods asked Mr. Nardone if he could explain what the specifications called for.

Mr. Nardone responded the specifications called for the standard non-rated models to be installed to complete the project. He referred the Committee to p. 7 of the handout and explained the level of detail did not match up to the model.

Mr. Silver added that more than half of the expansion joints were affected.

Mr. Creedon and Ald. Vitali made and seconded a motion to approve the change order to the Mountford Construction Company contract in the amount of \$4,545.00 for the expansion joint changes. Motion carried unanimously.

Mr. Nardone referred the Committee to p. 12 of the handout for the next change order for the additional fencing on the retaining walls. He explained the change order arose out of the request of the Committee for fall protection in the planters.

Mr. Silver noted the pricing actually started at \$41,000, but Mr. Nardone was able to negotiate to the current figure.

Mr. Nardone stated the figure they arrived at was \$34,215.

Chairman Woods asked how long it would take for the fencing.

Mr. Nardone replied 4-6 weeks, which he stated would subsequently push out the landscaping work.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve the change order to the Mountford Construction Company contract in the amount of \$34,215.00 for the additional fencing on the retaining walls. Motion carried unanimously.

Mr. Nardone referred the Committee to p. 15 for the next change order replacing the “Foran High School” lettering on the canopy. He stated the request came at the request of the Committee to scale up the contract letters.

Mr. Funaro and Ald. Vitali made and seconded a motion to approve the change order to the Mountford Construction Company contract in the amount of \$5,574.00 to scale up the contract letters.

Mr. Silver confirmed that the Committee was only moving to approve the replacement of the letters and did not accept the two day extension requested.

Motion carried unanimously.

Mr. Nardone stated the next change order was for the VAT abatement for the sprinkler holes for the installation of sprinkler lines in the amount of \$959.00. He stated the change was for one hole drilled thru the VAT flooring in the observatory for one dry head.

Mr. Creedon and Mr. White made and seconded a motion to approve the change order to the Mountford Construction Company contract in the amount of \$959.00 for the VAT abatement for sprinkler hole in observatory for installation of sprinkler lines.

Motion carried 4 yes (Woods, Vitali, White, Creedon) and 1 no (Funaro).

Chairman Woods asked when the project would be 100% complete and when it will be substantially complete.

Mr. Nardone stated it should be substantially complete by next week.

Mr. Silver added that it is tied in with obtaining the certificate of occupancy.

Mr. Bradbury asked when the staff will be able to move in.

Mr. Nardone stated they should be able to move in sometime after the July 4th holiday. He noted the contractual completion date was May 7, 2011 and the actual substantial completion should be July 7, 2011. Discussion ensued.

Status Report – Joseph A. Foran High School – Phase III-A

Mr. Nardone stated the plans are still at the Bureau of School Facilities (“BSF”) with a target date of June 26, 2011. He explained it is the environmental approval for the PCB that is needed and that they are waiting on the Environmental Protection Agency (“EPA”).

Mr. Silver interjected stating it is part of the new process regarding PCBs. He stated that now the BSF will not allow a project to go out to bid without PCB approval from EPA. He stated basically Phase III-A is still in the review phase waiting on the PCB portion.

Status Report – Pumpkin Delight Elementary School Elevator

Mr. Silver reported the contractor has basically finished the cab work. He stated the shaft has been buttoned up and they are waiting on inspection by the State and finishes by Olympus. He stated the elevator should be operational in about a month. Mr. Silver stated there was one change order for the Committee to consider in the amount of \$2,261.42. He stated they were recommending the amount as a fair representation of the additional abatement work that was not in the plans.

Mr. White and Mr. Creedon made and seconded a motion to approve the change order to the Olympus Construction Company contract in the amount of \$2,261.42 for the additional abatement in the cavity walls, which was not in the original plans. Motion carried unanimously.

Mr. Silver stated the second change order was for the elevator overtime due to the cancelled vacation. He explained when the contract originally went out to bid the contractor expected they would have the April vacation to install the elevator system. He stated because the vacation week was cancelled and the kids were in school they could not perform the work and it had to be done during second shift. Mr. Silver pointed out the school calendar is included in the specifications.

Mr. White and Ald. Vitali made and seconded a motion to approve the change order to Olympus Construction Company contract in the amount of \$4,684.25 for the elevator overtime due to the cancelled vacation as elevator installation prohibited from daytime work. Motion carried 4 yes (Woods, Vitali, Creedon, White) and 1 no (Funaro).

Mr. Funaro stated the documentation should correctly reflect that it was the cancellation of the February vacation not the April vacation that backed up the work.

Mr. Silver stated the final change order for consideration was the smoke separation wall, which the Committee has not moved on as yet. He stated the contractor has asked that the Committee please consider payment at this time. Discussion ensued.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve the change order to the Olympus Construction Company contract in the amount of \$4,923.75 for the dust/smoke separation wall between work/school which was enhanced per the Building Official. Motion carried 4 yes (Woods, Creedon, Funaro, White) and 1 no (Vitali).

Status Report – East Shore Middle School

Mr. Silver welcomed Mr. Petrucelli who presented a slide show of the proposed work at East Shore Middle School with questions and answers throughout the presentation.

Mr. Silver reminded the Committee they do have a PCT dated locked in for October 24, 2011.

Ald. Vitali stated he was quite impressed with the plans; however he had concerns with air conditioning to only new parts of the building. He asked if there could be an add alternative so that the entire building would be air conditioned.

Mr. Funaro echoed the comments of Ald. Vitali.

Ald. Vitali reiterated the addition is beautiful, but he did not want to see separate air conditioning units sticking out of the other parts of the building because of various special needs. He inquired what the cost would be to air condition the entire building. He stated if they were going to do this addition, it needed to be done right.

Chairman Woods stated the Committee would meet in two weeks with Silver Petrucelli having additional numbers for the Committee to consider.

Status Report – Jonathan Law High School – Roof Replacement

Mr. Silver reported plans are wrapping up. He stated they have not sent them over for the local plan review because of a hiccup with the review of the asbestos removal plans at the elementary schools. He stated they have been in discussions if the BSF can expedite this.

Status Report – Joseph A. Foran High School – Roof Replacement

Mr. Silver reported the situation is the same as Jonathan Law High School.

Status Report – Joseph A. Foran High School – Phase III Lead Asbestos Abatement

Mr. Silver reported the documents are ready to move.

Consideration of Payment Requisitions

Mr. Silver stated there were two main contractor's invoices to consider.

Chairman Woods asked if the requisitions had been reviewed and were found to be in order and if payment was recommended at this time. Mr. Silver responded affirmatively.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli CA & Lobby CDS (#18) in the amount of \$475.00 for Jonathan Law High School - Phase III – Additions/Renovations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (Abtmnt CA & Art CDs #14) in the amount of \$10,150.00 for Joseph A. Foran High School – Phase II – Lead Asbestos. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Mountford Construction (#14) in the amount of \$293,116.00 for Joseph A. Foran High School – Phase III – Additions/Renovations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli CA (#14) in the amount of \$5,529.00 for Joseph A. Foran High School – Phase III – Additions/Renovations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Olympus Construction (#9) in the amount of \$52,468.50 for Pumpkin Delight Elementary School – Elevator Project. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Fairfield Testing LAB (#11-03-13) in the amount of \$1,365.27 for Pumpkin Delight Elementary School – Elevator Project. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Fairfield Testing LAB (#11-04-14) in the amount of \$624.24 for Pumpkin Delight Elementary School – Elevator Project. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (#11) in the amount of \$3,494.25 for Pumpkin Delight Elementary School – Elevator Project. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (#3) in the amount of \$700.00 for Pumpkin Delight Elementary School VAT Replacement. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (3) in the amount of \$2,925.00 for Joseph A. Foran High School – Partial Roof Replacement. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (3) in the amount of \$74,430.00 for the East Shore Middle School Expansion/Alternations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (3) in the amount of \$3,025.00 for the Jonathan Law High School – Partial Roof Replacement. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (#3) in the amount of \$950.00 for the John F. Kennedy VAT Floor and Ceiling Replacement. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (Abatement/Lead Design (#3) in the amount of \$9,100.00 for the Joseph A. Foran High School Phase III Lead Asbestos. Motion carried unanimously.

The next meeting of the Permanent School Facilities Building Committee will be June 22, 2011.

There being no further business, Mr. White and Ald. Vitali made and seconded a motion to adjourn at 9:06 p.m. Motion carried unanimously.

Respectfully submitted,

Kathleen K. Huber
Recording Secretary