

**PERMANENT SCHOOL FACILITIES BUILDING COMMITTEE
SPECIAL MEETING
DECEMBER 18, 2014**

The Permanent School Facilities Building Committee held a special meeting on Thursday, December 18, 2014 at City Hall (conference room). Chairman Woods called the meeting to order at 7:00 p.m.

Committee Members Present

M. Woods, Chairman
J. Federico (BOE)
M. DeGrego (BOE)
R. Vitali (BOA)
M. Ahrens
B. Nunno

Also Present

B. Silver, Silver Petrucelli Assoc., A/E
P. Bradbury (MPS)
D. Funaro, Bismark Construction

Excused: M. Hardiman (BOA)

Consideration of the Minutes of November 13, 2014 Meeting

Ald. Vitali and Mr. Nunno made and seconded a motion to approve the minutes of the November 13, 2014 meeting as presented. Motion carried unanimously.

Status Report RE: Hazardous Materials Abatement/Tile Replacement Projects

No report. Chairman Woods explained this was assigned to this committee 15 years ago, but there are no current projects at this time.

Status Report – East Shore Middle School Additions/Replacements – Phases I, II

Mr. Silver reported Bismark continues to chip away at the punch list. He stated what has been most consuming is the time spent with the commissioning agent and control systems. He stated the energy performance standards are high as required by law. He went on to explain.

Mr. Ahrens asked if it was a subset of the punch list.

Mr. Silver replied yes. He explained it is part and parcel with the change order this Committee approved for Van Zelm last month.

Mr. Funaro stated it has been a difficult, slow process, but they are moving in a positive direction and making headway.

Ald. Vitali asked what “headway” means.

Mr. Funaro explained that all equipment is functioning, but that they are working on getting all the equipment functioning on proper control sequence and monitored from remote locations, such as the Facilities Office. He explained it is a tough process working with each of the manufacturers. A brief discussion ensued.

Chairman Woods asked if the punch list is finished or if items are still being added.

Mr. Bradbury stated items are being added to the punch list as they go along.

Mr. Funaro stated they would be working in the building over the holiday break, especially areas they have been unable to get to while school is in session. Discussion resumed.

Chairman Woods expressed concern about items continuing to be added to the punch list.

Mr. Bradbury stated as things come up they are added and addressed.

Mr. Funaro stated they try to address all item as quickly as possible. Discussion resumed as to the HVAC control functions.

Mr. Ahrens asked if the scope of the mechanical work would cost any more. Mr. Silver said no, that it is part of the original contract documents.

Mr. Bradbury explained how the equipment is controlled and the specifics of the various units.

Mr. Funaro added that the commissioning process has taken longer than expected.

Chairman Woods asked about proposed change orders.

Mr. Silver stated there was two and deferred to Mr. Funaro.

Mr. Funaro explained the bathrooms had old tile that is glazed block. He explained they brought the tile up to the 7 ½ feet in the two bathrooms, two feet more than indicated in the documents. It was different than the other 4 bathrooms that were also a part of this original scope of work.

Ald. Vitali asked the approximate square footage.

Mr. Ahrens stated his calculation of the net cost is \$12 per sq ft.

Mr. Silver stated they have not thoroughly vetted this change order.

Ald. Vitali and Mr. Nunno made and seconded a motion to approve a change order to the Bismark Construction Company contract in the amount of \$3,798.00 for the added tile in rooms 174 and 176.

Mr. Nunno asked about the 15% markup

Mr. Silver stated this limit is built into the specifications.

Chairman Woods asked if it was reasonable.

Mr. Silver stated they have not vetted it but believes it is an accurate amount.

Ald. Vitali stated he wished to withdraw his motion and postpone the change order until next month when more information is available to the Committee. Mr. Nunno withdrew his second.

Mr. Silver stated the next change order in the amount of \$27,589. He explained the change order was regarding the cat walk at the cafeteria air handling unit. He referred the Committee to p., 6 of the handout. The stated the original price for full perimeter access came in just over \$37,000, so they revised the scope of the catwalk (p. 7 & 8). He stated this provides a safe access to the equipment. Mr. Silver also reported Mr. Funaro was able to get additional competing prices.

Mr. Ahrens asked what is optional.

Mr. Silver stated there is no code requirement regarding how to access the unit (ladder or catwalk).

Ald. Vitali asked if it was less expensive.

Mr. Bradbury commented his greatest concern is for his staff. He stated his staff is older and equipment is being placed in areas where it is difficult to reach. He stated he would look at the design to make sure his staff is safe and able to reach this area with their tools, etc. He also commented weather can factor in as well.

Mr. Nunno stated it sounded as though this change order should not be considered until Mr. Bradbury can speak with his employees. Mr. Nunno asked how often the area is serviced.

Mr. Bradbury stated it is a new unit, so it is hard to say. They could be up their several times a month. A brief discussion ensued.

Chairman Woodsquestioned the \$27,589 and if that was an amount Bismark Construction agreed to.

Mr. Silver replied yes. He suggested then Committee approve the change order contingent on Mr. Bradbury's review. Discussion resumed.

Mr. Bradbury stated he would review the drawing and look into galvanizing it and bring it back to the Committee next month.

Under old business, Chairman Woods asked about the revised designs for the front of the school and the recommendations of administration.

Mr. Silver referred the Committee to the handout (p. 8-10). He explained the blue stone seats and gray metal siding to emulate the materials on the additions of the building. He stated he had not sought any feedback from Principal Williams yet.

Mr. Nunno stated he liked the design shown on p. 10, however he would like to see the 2 planters removed in the center of each row.

Mrs. Federico asked about the color scheme.

Mr. Silver stated it would likely be red like the brick on the school. He stated they proposed making the pavers part of the solution which could be swapped out with fund-raising pavers in the future.

Chairman Woods asked the timetable and when he expected to hear from Mrs. Williams. The consensus of the Committee was the drawing on p. 10, but they would leave it up to administration for the final decision.

Mrs. Federico asked about cost.

Mr. Silver guessed it would be approximately \$15-20,000.

Mr. Bradbury stated he had some concerns with having the zinc, especially with it being so low to the ground.

Ald. Vitali suggested going with the brick, adding it would be a better choice i.e. damage, etc.

Mr. DeGrego expressed concern with evacuation from the school in the event of a fire emergency and equipment in evacuating the kids.

Mr. Bradbury stated at one time there was a fence in the same located so he did not feel there was any concern as to a safe evacuation because it was off to the side of the exit way.

Chairman Woods asked if anyone had any other questions or comments. He stated the Committee would consider the two (2) change orders next month along with the final design for the front of the building.

Mr. Funaro presented the dedication plaque for the project. He stated it would be posted in the building in an appropriate location. He stated he has spoken with Ms. Williams about the placement of the sign and likely it will be in the front lobby of the school.

Status Report – East Shore Middle School Additions/Replacements – Phase III

Mr. Silver reported Phase III is mostly furniture and Omni doing the data/fiber optic work.

Mr. Bradbury stated most of the cameras are up. A lengthy discussion ensued.

Mr. Silver stated the total project contingency is running around \$150,000 with the lion's share from Phase II.

Consideration of Payment Requisitions

Mr. Silver explained the work by Van Zelm.

Chairman Woods asked why there was no payment requisition from Bismark for Phase II

Mr. Silver stated they had not presented anything at this point. The retainage was reduced to 2 ½% so they likely have close to \$1M.

Chairman Woods asked Mr. Silver if he could represent to the Committee that all the requisitions have been reviewed and were found to be in order and if payment was recommended at this time.

Mr. Silver stated yes.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve payment to Fairfield Testing Lab (#13-11-56) in the amount of \$3,984.00 for East Shore Middle School Expansion and Alterations and Abatement Projects. Motion carried unanimously.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve a payment to Van Zelm Engineers Commissioning (27) in the amount of \$5,838.00 for East Shore Middle School Expansion and Alterations and Abatement Projects. Motion carried unanimously.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve payment to Van Zelm Engineers add services (28) in the amount of \$4,601.58 for East Shore Middle School Expansion and Alterations and Abatement Projects. Motion carried unanimously.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve payment to RNB Enterprises (SMART BDS #52573-1-3) in the amount of \$3,021.60 for East Shore Middle School Expansion and Alterations and Abatement Projects. Motion carried unanimously.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve payment to Silver Petrucelli Design and CA (#14-2264) in the amount of \$921.25 for John F. Kennedy Haz Material Abatement. Motion carried unanimously.

Mr. Nunno and Mrs. Federico made and seconded a motion to approve payment to Silver Petrucelli Design and CA (#14-2396) in the amount of \$659.20 for Joseph A. Foran High School Phase IV Haz Material Abatement. Motion carried unanimously.

Chairman Woods explained the recent FOIA seminar and stated because the Committee only meets when needed all future meetings would be noticed as special meetings. Regarding WSMS he explained the process wherein the scope comes initially from the BOE. A tentative meeting date was set for January 15, 2015.

Mrs. Federico stated there is a BOE budget meeting that evening.

The Committee agreed the next meeting would be held on January 8, 2015.

Mrs. Federico commented as to what is coming from the BOE; she stated there is a capital improvement plan in place which includes roofs, windows, etc. She stated she did not believe the 8 room classroom had been approved to her knowledge. A brief discussion ensued.

There being no further business to discuss, Ald. Vitali and Ald. DeGrego made and seconded a motion to adjourn at 8:19 p.m. Motion carried unanimously.

Respectfully submitted,

Kathleen Kennedy Huber
Recording Secretary