

**PERMANENT SCHOOL FACILITIES BUILDING COMMITTEE
SPECIAL MEETING
JUNE 15, 2023**

The Permanent School Facilities Building Committee held a special meeting on Thursday, June 15, 2023, in the City Hall Auditorium, 110 River Street, Milford, CT. Chairman Woods called the meeting to order at 7:00 p.m.

Committee Members Present:

M. Woods, Chairman
A. Fowler (BOE)
H. Mulrenan (BOA)
R. Nunno
J. Santa Barbara
R. Vitali (BOA)

Also Present

P. Jorgensen (Silver Petrucelli)
P. Bradbury (BOE)

Excused:

C. Wolfe-Boynton (BOE)

1. Consideration of Minutes of Special Meeting held May 25, 2023

Mr. Fowler and Ald. Mulrenan made and seconded a motion to approve the minutes of the special meeting held May 25, 2023, as presented. Motion carried unanimously.

2. Joseph A. Foran High School – Roof Project Consideration of Bids.

Chairman Woods discussed the spreadsheet showing bids received. He asked if there was an error in the Silktown bid. Paul Jorgensen stated he spoke with Silktown and there is no error and the bid will be honored. He discussed scheduling and working with the school on construction during the summer. Mr. Jorgensen discussed bid alternates. He stated add alternates 1 through 3 are specific roof areas that may not have been afforded in the base bid. With Silktown's bid being lower it allows for those 3 alternates at a cost of \$3,078,000 with a 20-year warranty. Mr. Jorgensen discussed alternate number 4 for 80-mil PVC roof membrane with a 30-year warranty for the roof covered by the base bid. He stated it would be an additional \$91,000 if 80-mil PVC roof membrane were to be requested for the entire project including roofs covered by add alternates 1 through 3. He stated the total is \$3,223,000. Chairman Woods asked if this amount is within budget. Mr. Jorgensen stated it is just under the budget amount. He stated it does not include alternate #5 moving and reinstalling solar panels. He stated the State does not reimburse for moving and reinstalling. Mr. Jorgensen stated adding alternate #5 in the amount of \$132,000 would require lowering the contingency from \$154,014 to \$87,000. Mr. Santa Barbara asked what the grand total is. Mr. Jorgensen stated the total is \$3,355,000. Chairman Woods asked if it would be reasonable to reduce the contingency. Mr. Jorgensen stated it is rare with roof projects that the entire contingency is needed. Chairman Woods asked what would happen if the solar panels are not removed. Mr. Jorgensen stated if they are not

removed that part of the project will not be completed and it falls on the district. He stated Mr. Bradbury reached out to the solar company and the price was higher than Silktown. Chairman Woods stated even if Silktown was higher it would be best to have the contractor move and reinstall the solar panels. Mr. Santa Barbara expressed concerns of the lower bid being \$1,000,000 lower than the others. Mr. Bradbury stated Silktown is a highly qualified vendor. He stated the other companies most likely inflated pricing due to time of year. Mr. Nunno stated there is a history with Silktown and he has no concerns. He asked the age of the solar panels and if they are worth moving. He also asked if there is a cost analysis of savings to determine if worthwhile to reinstall. Mr. Bradbury stated the panels are not owned and the contract is for 25 years. He stated in order to get out of the contract it would cost approximately \$180,000. Mr. Bradbury discussed benefit of solar panels, Ald. Vitali asked if there was discussion with the provider about it having responsibility to remove and reinstall panels. Mr. Bradbury stated he was not involved at the time. Discussion ensued concerning solar panels. Chairman Woods discussed accepting the lowest responsible bid.

Mr. Nunno and Ald. Mulrenan made and seconded a motion to approve Silktown's base bid in the amount of \$2,055,000 and add alternates 1 through 5 together with extending the 30-year warranty to add alternate roofs in the amount of \$1,209,000 for a total of \$3,355,000.

Chairman discussed other bids received and timing to start work. Mr. Bradbury asked if add alternate #5 can be rescinded or held in the event the work must be completed by the solar provider. Mr. Jorgensen stated that the solar provider has to provide permission for Silktown to remove the panels. Mr. Nunno suggested approving add alternates 1 through 4 and extending the warranty. Once we determine that Silktown can remove and reinstall the solar panels, the Committee could then approve add alternate #5.

Mr. Nunno and Ald. Mulrenan made and seconded a motion to amend their original motion to approve Silktown's base bid in the amount of \$2,055,000 and add alternates 1 through 4 together with extending the 30-year warranty to add alternate roofs in the amount of \$1,077,000 for a total of \$3,223,000. Motion carried unanimously.

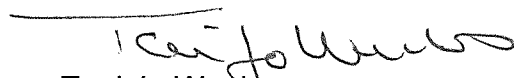
The main motion as amended carried unanimously.

Adjournment

There being no further business to discuss, Mr. Nunno and Ald. Mulrenan made a motion and seconded to adjourn. Motion carried unanimously.

Chairman Woods adjourned the meeting at 7:29 p.m.

Respectfully submitted,



Toni Jo Weeks
Recording Secretary