

**PERMANENT SCHOOL FACILITIES BUILDING COMMITTEE  
REGULAR MEETING  
December 9, 2010**

The Permanent School Facilities Building Committee held a meeting on Thursday, December 9, 2010 in the conference room at City Hall. Chairman Woods called the meeting to order at 7:00 p.m.

Committee Members Present

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

Also Present

B. Silver, Silver Petrucelli Assoc., A/E  
C. Nardone, Silver Petrucelli  
P. Bradbury (MPS)  
P. Jorgensen, Silver Petrucelli  
M. Cummings (7:10 p.m.)

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

**Consideration of the Minutes of November 17, 2010 meeting**

Mr. Funaro and Ald. Vitali made and seconded a motion to approve the minutes of the November 17, 2010 meeting as presented. Motion carried unanimously.

**Status Report – Jonathan Law High School – Phase III**

Mr. Silver referred the Committee to p. 3 of the handout and explained they had received the certificate of occupancy dated December 1, 2010. He stated the land survey was completed by a local surveyor and that Planning and Zoning accepted the survey.

Mr. Jorgensen added they are in receipt of the close out manuals in their office. He stated they don't have the as-builts from the trailer as yet but that he has spoken with Mr. Martin.

Mr. Silver stated they have received the mark up and data file with changes.

Chairman Woods asked if that would be the end of Phase III.

Mr. Silver stated they still needed to complete Phase III-A

Mr. Jorgensen spoke regarding the roof leaks. He explained they do not have full acceptance from the manufacturer yet.

Mr. Bradbury noted the warranty has not started.

Chairman Woods asked when they anticipated a list of complete punch list items.

Mr. Jorgensen responded there should be one or two more visits by the contractor to be completed.

### **Status Report – Jonathan Law High School – Phase III-A Infill**

Mr. Jorgensen reported they are following up on the feasibility and costs of moving the lobby wall. He stated he spoke with Mr. Martin and explained the concept of shoring up the wall and that they received a rough estimate of \$25,000-30,000. He reported they have considered a partial removal of the wall which would help with the floor and cost would be less. He went on to explain the third schematic drawing, which would not have any demolition work, but would change the location of the security booth. He stated they are working on estimates of finishes for the security booth. A lengthy discussion ensued regarding the three proposed schematics.

Chairman Woods stated based on the Committee's discussion; it would appear they are realistically talking about schemes two and three. Discussion resumed. Chairman Woods asked about the timetable for the working stating it was his understanding from a previous meeting that the work would be done over the summer.

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

Mr. Nardone reported the work continues to be on schedule and that they are moving along. He stated the materials for the retaining wall are on site. He also reported they would start the partitions shortly. Mr. Nardone also reported the window would be arriving around December 27, 2010. He also reported they are doing the third floor HVAC work. Mr. Nardone commented the brick work looks fantastic.

Mr. Funaro asked about the logo in the floor and the cost.

Mr. Nardone stated it was factored into the project and that he did not have a separate cost.

Mr. Bradbury stated he believed it was only a few hundred dollars.

Mr. Nardone stated there would be some abatement work done over the Christmas break. He also talked about the lettering for the building and explained the font used for the lettering. He reiterated they were moving right along.

He stated he had 4 or 5 change orders for the Committee to consider. He stated he asked the contractor to deduct what contingency would be left for the main office. He stated the first change order concerned the fire watch for the wood shop area in the amount of \$6,207.

Mr. Silver directed the Committee to p. 7 of the handout for the backup.

Mr. Nardone explained the sprinklers in the wood shop area have been out of service while work was being done and that the fire department requires a fire watch.

Mr. Creedon and Ald. Vitali made and seconded a motion to approve a change order to the Mountford Construction Company contract in the amount of \$6,207 for the fire watch. Motion carried unanimously.

Mr. Nardone stated the next change order was for the playscape wall, triangle opening mesh infill in the amount of \$1,574. He explained they felt there could be a security issue in the triangle opening so they proposed this fill in. A brief discussion ensued.

Mr. Creedon and Ald. Vitali made and seconded a motion to approve a change order to the Mountford Construction Company contract in the amount of \$1,574 to infill the triangle opening in the brick screen wall for child safety to the parking lot.

Mr. Funaro expressed concern this may invite trouble and there could be vandalism. Brief discussion ensued.

Motion carried 3 yes (Woods, Creedon, Vitali) and 2 no (Funaro, White).

Mr. Nardone stated the next change order in the amount of \$6,441 was for the reverse front entry (storefront). He explained it was designed with standard storefront materials. He also explained the work would make the internal walls stronger, adding it would take a considerable amount of work to accomplish.

Chairman Woods stated it was his understanding there was a structural safety issue.

Mr. Nardone responded yes.

Chairman Woods asked if the existing design had been approved.

Mr. Silver explained the design is in the bid basis.

Mr. White and Mr. Creedon made and seconded a motion to approve a change order to the Mountford Construction Company contract in the amount of \$6,441 for the reverse window wall for heavier wind loading due to the size of the wall. Motion carried unanimously.

Mr. Nardone explained the change order for the window blinds along the daycare area and that the blinds were a part of this project.

Mr. Funaro and Mr. White made and seconded a motion to approve a change order to the Mountford Construction Company contract in the amount of \$1,962 for the additional blinds at the exterior windows for heat/solar control at rooms 707-709. Motion carried unanimously.

Mr. Nardone stated the next change order was for the insulate underside of the existing classrooms in the courtyard and stated the insulation is necessary.

Mr. Silver added the walls and ceiling were gypsum walls and there was no insulation. He explained when they did the bid they did not know there was not any insulation.

Mr. Nardone stated they are not recommending the extra day on this change order.

Mr. Funaro and Ald. Vitali made and seconded a motion to approve a change order to the Mountford Construction Company contract in the amount of \$3,190 for the insulate exterior courtyard from the storage ceilings concealed by the old gypsum board. Motion carried unanimously.

Mr. Nardone stated the final change order for the committee to consider is simply aesthetic. He stated it came up in a Phase III meeting with the pre-school director and other individuals to change the playscape area surfacing to recycled rubber.

Mr. Creedon asked if this was something that could be worked in.

Mr. Nardone stated this work would not take place until the spring.

Chairman Woods asked if p. 41 of the handout depicted what the playscape would look like.

Mr. Nardone explained it was similar, but that a significant amount of the planting may not be there. Chairman Woods noted it was the consensus of the Committee to wait and defer this until later.

Chairman Woods asked if the roofing portion of the project had been completed.

Mr. Nardone replied they are in the process of completing the roofing. He explained there was some delay due to the smell and that they had to switch to a different system. He stated he has not received a change order integrating the roofing package. Discussion ensued.

Chairman Woods asked if there would be any other significant change orders coming forth.

Mr. Nardone replied there would be a change order for the roofing, but there could also be a partial credit. He also reported there are several changes with the furniture that will be a credit. He spoke of an issue with the smoke and damper work that had to be done.

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

Mr. Nardone reported they met regarding the fitness and art areas, which included discussions regarding furniture. He stated they still need to determine the construction schedule.

Chairman Woods asked when the construction drawings would be ready.

Mr. Silver replied it was dependent the completion of this portion of the project and the BSF.

#### **Status Report – Pumpkin Delight Elementary School Elevator**

Mr. Jorgensen reported he received shop drawings. He stated they would like to get a jump start on the work during the holiday break. He explained there is some abatement work that they would like to take care of during that time. He also reported the contractor is in the process of getting a permit.

Mr. Silver referred the Committee to p. 53 of the handout and explained the demolition work that needed to be done as well as the work to be done by Fuss & O'Neill. He stated they are proposing a NTE in the amount of \$6,900, plus the mark-up.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve a change order to Silver Petrucelli to cover the environmental contract in an amount NTE \$6,900.

Mr. White asked if the contractor could get started with a demolition permit only.

Mr. Jorgensen responded yes.

Motion carried unanimously.

### **Consideration of Payment Requisitions**

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. Silver stated they were waiting for more information before moving on the payment requisition for W.B. Meyer Movers (Foran – Phase II). He also explained the payment requisition for the Pumpkin Delight elevator was for the bond and contingent upon the contract being signed.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Malkin Construction Corporation (15) in the amount of \$11,419.14 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 CA & Lobby CDS (#12) in the amount of \$6,950.00 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 (Abatement CA & Art CDs) (#9) in the amount of \$1,250.00 for Joseph A. Foran – Phase II – Lead/Asbestos. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Mountford Construction (#9) in the amount of \$582,831.00 for Joseph A. Foran – Phase III – Additions/Renovations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli CA & Art CDS (#8) in the amount of \$3,967.40 for Joseph A. Foran – Phase III – Additions/Renovations. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment (subject to contract signing) to Olympus Construction in the amount of \$8,217.50 for Pumpkin Delight Elevator. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to approve payment to Silver Petrucelli (#5) in the amount of \$2,890.00 for Pumpkin Delight Elevator. Motion carried unanimously.

Mr. Funaro and Mr. Creedon made and seconded a motion to adjourn at 8:16 p.m. Motion carried unanimously.

Respectfully submitted,

Kathleen K. Huber  
Recording Secretary