PERMANENT SCHOOL FACILITIES BUILDING COMMITTEE

**SPECIAL MEETING**

**MARCH 19, 2020**

The Permanent School Facilities Building Committee held a special meeting on Thursday, March 19, 2020 in the Chamber at City Hall and via teleconference. Chairman Woods called the meeting to order at 7:00 p.m.

Committee Members Present Also Present

M. Woods, Chairman B. Silver, SilverPetrucelli

B. Nunno P. Jorgensen, SilverPetrucelli

R. Vitali (BOA) P. Bradbury (MPS)

W. Pawlowski (BOE) F. Tynes, LaRosa Building Group

A. Fowler (BOE) W. Anderson, LaRosa Building Group

J. Santa Barbara

M. Hardiman (BOA)

**Consideration of Minutes of Special Meeting held February 27, 2020**

Ald. Vitali and Ald. Hardiman made and seconded a motion to approve the minutes of the February 27, 2020 meeting as presented. Motion carried unanimously.

**Status Report - RE: West Shore Middle School – Addition, Renovations and Code**

Chairman Woods asked if the project is complete at this time.

Mr. Silver stated the punch list has been the revised down to about 4 items, from 12, so no, it is not 100%.

Mr. Tynes explained 3 of the items are the convector covers that are due to arrive the middle of next week. He stated the final items are related to the commissioning. Mr. Tynes explained they are waiting for Johnson Controls on many items.

Chairman Woods asked what the convector covers are.

Mr. Silver stated they are just that, a cover over the fin tube radiation units.

Chairman Woods asked about the remaining commissioning items and the estimated timeframe.

Mr. Tynes stated he expected timing to be 5-7 days, that is according to Johnson Controls

Mr. Bradbury stated the system still has to be tested.

Mr. Tynes stated the project would be 100% complete next month.

Mr. Bradbury stated inspections still needed to be conducted.

Mr. Silver referred the Committee to p. 1 of the handout, which he stated is a credit for the two art classroom duct changes in the amount of $3,984.75. He explained when they put the flex duct in the two art room classrooms it should have been round sheet metal duct work. He noted the final product still delivers the comfort and the air balance company independently checked the air delivery. Mr. Silver pointed out the duct work is above the ceiling clouds.

Mr. Pawlowski asked why it was installed that way and if it was done before the cloud was put up.

Mr. Silver stated it was discovered after the ceilings were installed, and stated their engineer checked the value of the material change and estimated it as a slightly lower credit. A brief discussion ensued.

Mr. Nunno and Ald. Hardiman made and seconded a motion to approve a change order credit to the LaRusso Building Group in the amount of $3,984.75 for the two art classrooms duct changes. Motion carried unanimously.

**Status Report RE: Security Infrastructure Upgrades - Consideration of Bids and Architectural Fees - (Phase 1).**

Mr. Silver referred the Committee to p. 2 of the handout to explain the bid tabulation. He stated there were 6 bidders that submitted and went on to explain each of the bids. Mr. Silver explained if the bids were awarded concurrently they were allowed to submit one lump bid. He stated this Committee can award all 5 bids concurrently ($16,00 savings) or individually. Mr. Silver stated they notified THP to let them know they were the low bidder and vetted their proposal and scope. THP has stated they can complete the project in 130 days. If they start in June, they could finish by the end of August. The duration of the contract is good news. Mr. Silver stated they were not recommending the bid add alternates at this time because they represent an added scope that is a nice feature, but not essential. He explained the bonding limitations set by the Board of Aldermen and referred the Committee to p. 3 that shows the bids for each of the individual schools. Mr. Silver stated Fred Bialka, the City’s purchasing agent did a great job putting these together so quickly. Mr. Silver also pointed out Milford Public Schools knows the work of THP, noting they have been around for 40 years. He stated they are currently working with them on a $5M school project in Hamden. Mr. Silver stated they were recommending the award of the 5 schools together that would result in a savings of $41,000, that would be taken off one of the larger projects such as Meadowside.

Chairman Woods asked if there is enough bonding monies to cover the construction, architect, bonding fees.

Mr. Santa Barbara asked about the add alternate from Olympus Construction in the amount of $0.

Mr. Silver explained that means they are not bidding on that portion.

Chairman Woods asked why the architect is not recommending the add alternate.

Mr. Jorgensen explained it is partly due to parity of the schools, adding they were built in prior to the phasing of the projects. A brief discussion ensued.

Mr. Silver referred the Committee to p. 1 of the total budget handout and explained the components of each project, including any need for hazmat contractors. $1,256,532.60 total need. Continued with explanation and using sister bonds.

Chairman Woods asked what the total would be for Phase II.

Mr. Silver stated $961,129, which is under the $1M approved by the BOA. $2,217,661, exclusive of financing. We are $17,661 over what the BOA approved for Phases 1 and 2.

Ald. Vitali stated it was his recollection the finance director and mayor have allowed for the transfer of funds from sister funds.

Ald. Vitali and Mr. Santa Barbara made and seconded a motion to accept the bid of THP for all five (5) schools in the amount of $1,950,800, subject to the finance director and mayor approving a transfer to cover the shortfall.

Ald. Vitali asked if the contractor would be able to start right away depending on the current situation with COVID-19 if schools were not in session.

Mr. Silver stated he spoke with THP and they would welcome an earlier start date.

Chairman Woods asked about the lead time for the security glass.

Mr. Silver stated THP has stated their contractors are available to get the materials on a shorter lead time. He stated if they are able to start earlier, they could be finished by mid-July. A brief discussion ensued.

Mr. Pawlowski asked if there were any discussions if there is an expanded outbreak of COVID-19.

Mr., Silver explained it would be an allowable time extension as a change order later on, should that happen. He stated they would also develop contingency plans with the educators. Discussion ensued.

Motion carried unanimously.

Chairman Woods asked Mr. Silver to take care of the proper notification to THP to proceed with the project. Chairman Woods stated Phase 3 of the entrance hardening project (JFK, Matthewson, Orange Avenue, Foran and East Shore Middle School), in March 2018 the building committee issued an RFQ for all of the hardening projects and at the May 2018 meeting the building committee selected Silver Petrucelli subject to negotiating the contract. Chairman Woods stated the contract for the first 2 phases (5 schools) was executed and now the Committee needs to consider the contract award with the architect for Phase 3.

Mr. Silver referred the Committee to p. 13 of the handout for an overview of the projects. He continued onto p. 14 that showed what they submitted to the Committee last month. Mr. Silver continued onto p. 15 of the handout for their A/E Fee proposal dated March 18, 2020. He commented they are hopeful they do not have to deal with an extensive build out at East Shore Middle School. He continued with an explanation of their proposal shown on the handout. Better value haz mat services were found so they were able to reduce that fee at East Shore Middle School and hopefully designing a simpler structure solution. No haz mat or structural engineering are anticipated at Foran High School. And finally, the architects saw the benefit of bidding the projects together that represents an efficiency. The totals represent $4,000 reduction in elementary school fees.

Mr. Santa Barbara asked about simpler addition concept at East Shore Middle School.

Mr. Silver explained the existing exterior entry wall at ESMS, a steel and perhaps a membrane roof system. They would propose simpler solutions with the larger lobby at ESMS. Not realizing last month that Foran was one of the 5 schools to be completed in this Phase, that drove the cost down supplanting one of the more complex elementary schools. If the bids are co-mingled they can be done much more efficiently.

Chairman Woods referred the Committee to the SP proposal on p. 16 of the handout.

Ald. Hardiman and Mr. Pawlowski made and seconded a motion to accept the Silver Petrucelli proposal dated March 18, 2020 as spelled out on p. 16

The motion carried 6 yes (Woods, Vitali, Hardiman, Pawlowski, Fowler, Santa Barbara) and 1 no (Nunno).

**Status Report - RE: Security Infrastructure Upgrades**

1. Harborside Middle School
2. Meadowside Elementary School
3. Jonathan Law High School
4. The Academy
5. Orchard Hills Elementary School
6. John F. Kennedy Elementary School
7. Live Oaks Elementary School
8. Mathewson Elementary School
9. Orange Avenue Elementary School
10. East Shore Middle School
11. Pumpkin Delight Elementary School
12. Calf Pen Meadow Elementary School

M. Joseph A. Foran High School

**Status Report - Jonathan Law High School – Roof Replacement (Partial)**

Mr. Jorgensen reported he went to the State School Construction Grant office on Monday for the review. There were a few comments and they are waiting for a sign-off to proceed with bidding from the reviewer Kermit-Thompson.

Chairman Woods asked when the bids would open.

Mr. Jorgensen and Mr. Silver replied likely mid to late April.

Chairman Woods thought they were bidding the roof and HVAC concurrently.

Mr. Bradbury stated there is a long lead time for the HVAC and that is why the HVAC bidding preceded the roof bidding. A brief discussion ensued.

**Status Report – Pumpkin Delight Elementary School – Addition, Renovations, Upgrade – Selection of Architect**

Chairman Woods reported Mr. Richetelli is putting together the RFQ for the selection of architect. He stated the construction/ renovation of all-purpose room and media center. It is estimated to be a $12-15M project.

Mr. Nunno expressed his concern with advertising that we cast the net far enough because we don’t get enough people bidding.

Mr. Bradbury stated he would check with Mr. Richetelli tomorrow.

**Consideration of Payment Requisitions**

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 replied yes.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli Design thru CA (#20-634) in the amount of $124.00 for the Jonathan Law High School Roof Replacement project. Motion carried unanimously.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli SD-CA Phases (#20-157) in the amount of $3,960.40 for the Phase 1 School Security/Hardening Projects at Meadowside Elementary School. Motion carried unanimously.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli SD-CA Phases (#20-493) in the amount of $3,959.80 for the Phase 1 School Security/Hardening Projects at Harborside Middle School. Motion carried unanimously.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli SD-CA Phases (#20-441) in the amount of $3,593.81 for the Phase 2 School Security/Hardening Projects at Orchard Hills Elementary School. Motion carried unanimously.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli SD- CA Phases (#20-423) in the amount of $3,549.03 for the Phase 2 School Security/Hardening Projects at The Academy (high school). Motion carried unanimously.

Ald. Hardiman and Ald. Vitali made and seconded a motion to approve payment to Silver Petrucelli SD-CA Phases (#20-442) in the amount of $4,055.21 for the Phase 2 School Security/Hardening Projects at Jonathan Law High School. Motion carried unanimously.

There being no further business to discuss, Mr. Santa Barbara and Mr. Pawlowski made and seconded a motion to adjourn. Motion carried unanimously.

The meeting adjourned at 8:30 p.m.

Respectfully submitted,

Kathleen A. Kennedy

Recording Secretary