

THESE MINUTES ARE SUBJECT TO APPROVAL BY THE PUBLIC BUILDING AND SITE COMMISSION.

Minutes of the Regular Meeting of the Public Building and Site Commission held on Tuesday, March 27, 2018 at the Reed Intermediate School. Chairman Robert Mitchell called the meeting to order at 7:02 p.m.

PRESENT: Robert Mitchell, Art Norton, Anthony D'Angelo, Gus Brennan

ABSENT: Rick Matschke, Bob Edwards, Tom Catalina, Phil Clark, Joe Borst

ALSO PRESENT: Clerk of the Works Bill Knight, Joe Giacobbe of Caldwell & Walsh, Rusty Malik of Quisenberry Arcari, First Selectman Dan Rosenthal, Kinga Walsh and LeReine Frampton of the CC/SC Design Team & Advisory Committee, Curt Symes of Commission on Aging, one member of the press

PUBLIC PARTICIPATION: None.

APPROVAL OF MINUTES

Mr. D'Angelo moved to accept the minutes of the February 27, 2018 regular meeting.
Second by Mr. Norton. Motion passed.

COMMUNITY CENTER/SENIOR CENTER

Status

Mr. Giacobbe reported that construction is moving along slowly; still pouring concrete. End date is still April 2019. Due to the steel delay, the concrete floor slab will be poured first. The plumber, electrician, and mason are all on board for any sub-slab items.

Currently, the project is over budget. CW is working with Mr. Malik's team to develop additional VE items. Some previous VE items that were not accepted will need to be revisited; may re-bid the tile and flooring; biggest item over budget is the HVAC system.

Mr. Malik stated that when different HVAC systems were reviewed, the proposed one was the most economical in terms of maintenance and longevity. An alternate system may not function as it required; all items need to be within code as well. Significant changes could affect the roof and internal spaces. Members of the PBSC suggested going back and reviewing all big items to find potential cost savings. Mr. Mitchell stated that there is absolutely no room to go over budget. He suggested that Mr. Malik and Mr. Giacobbe put a list together of all VE items; engineers need to be consulted.

Ms. Walsh asked that when HVAC is being reviewed to make sure the humidity level in the building is being considered. The Cultural Arts Commission will be holding art shows and they are concerned with the humidity level from the pools.

After some discussion, Mr. Mitchell stated that \$200,000 has to come out of the project somewhere. Mr. Malik and Mr. Giacobbe will have to come up with a solution. Also,

they have to develop a contingency amount to cover the remainder of construction. The project completion cannot be delayed. A labor and material breakdown of all items VE needs to be provided.

The slab is scheduled to be poured on April 23rd. Mr. Malik has put together a preliminary FF&E budget and will work with both the Community Center and Senior Center Commissions to go over details.

Community Center/Senior Center Invoices

Mr. D'Angelo moved to approve two Quisenberry Arcari invoices #10627 and #10628 in the amounts of \$11,500.00 and \$2,016.00 respectively. Second by Mr. Norton. Motion passed.

Mr. D'Angelo moved to approve Caldwell & Walsh invoice #8 in the amount of \$327,003.76. Second by Mr. Norton. Motion passed.

NHS AUDITORIUM RENOVATIONS PROJECT

Status

Mr. Mitchell reported that all punch list items have been completed with the exception of the floor finish and curtain final adjustment which will occur in April. The material used to seal the floor may not permit a standard floor finish product to be applied. At this point, the PBSC does not recommend painting the floor. The Commission recommended that the floor be allowed to sit and weather for a while to determine whether any lifting, etc. will occur. This could be up to two years.

He received an email from Geralyn Hoerauf of Diversified containing 3 change orders (#65, #70, and #71); it was decided to hold these change orders. It was also decided to hold the DPM invoice submitted for \$775.00. Mr. Mitchell will meet with Mr. Rosenthal to discuss.

NHS Auditorium Renovations Invoices

Mr. D'Angelo moved to recommend acceptance of two Newfield invoices, #12 and #13, in the amounts of \$18,978.89 and \$8,043.80 respectively, contingent upon the purchasing department's approval of payment. Second by Mr. Norton. Motion passed.

The next meeting is scheduled for April 24, 2018.

ADJOURNMENT

Mr. D'Angelo made a motion to adjourn the meeting at 8:44p.m. Second by Mr. Norton. Meeting adjourned.

Respectfully submitted,

Ann M. LoBosco, Clerk