

These minutes are subject to approval by the Public Building and Site Commission

The Public Building and Site Commission held a regular meeting Tuesday, November 23, 2021. The meeting was held in the Council Chamber at the Newtown Municipal Center, 3 Primrose Street. Chairman Art Norton called the meeting to order at 7:00p.m.

Present: Art Norton, Gus Brennan, Allen Adriani, Anthony D'Angelo, Sally Feuerberg, Gordon Johnson, Kristian Otten

Absent: Tom Catalina

Also Present: First Selectman Dan Rosenthal, Purchasing Agent Rick Spreyer, Director of Facilities Bob Gerbert (via phone), Christopher Williams of Christopher Williams Architects (via phone), Dan Affleck (via phone) of SWA, and Michael Dell'Accio of Downes, one member of the public and two members of the press.

Public Participation: none.

A. Norton introduced a note from Cindy Mitchell, wife of Bob Mitchell. A. Adriani read the note thanking the commission for sending flowers and a gift basket after Bob's passing.

Approval of Minutes: A. D'Angelo moved to approve the minutes of the October 26, 2021 meeting.
G. Johnson seconded. All in favor.

Hawley Elementary School

Documentation Status and Schedule Update: The directive to Downes, after detailed discussion, is to bid out in mid-December with bid due date of January 10. The prime time to conduct a walk through with contractors is over Christmas break as the school will be closed. The GMP is expected by January 18, however there are additional Board of Selectmen meetings in January that could provide for GMP approval. Mike Dell'Accio will work with Jeff Downes to get bids and GMP done but noted he believes there is enough lead time in ordering equipment. G. Brennan suggested the possibility of pre-purchasing HVAC equipment, concerned about lead time. If it is ordered too early there will be a cost to store the equipment. Mike Dell'Accio reported the preconstruction schedule will be available next week. Christopher Williams reported the design documents are complete. They will be fine-tuned once Downes prepare bid packages. Christopher Williams expressed concern on bidders showing up between Christmas and New Years and suggested a second walk through option to make sure of coverage with as many good contractors as possible. Bob Gerbert said a walk through while school is in session would have to be done after 4:00pm.

Construction Manager - Update: see Documentation Status and Schedule Update

Project Budget and Phasing Review – Update & Summary: see Documentation Status and Schedule Update

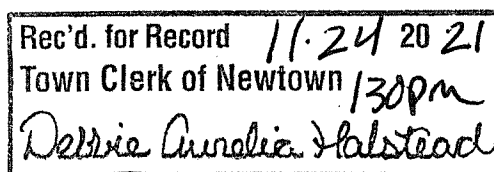
Invoices for Payment:

A. D'Angelo moved to approve invoice 2013.08 in the amount of \$14,129.34 for Christopher Williams Architects. A. Adriani seconded. All in favor.

Sandy Hook Permanent Memorial:

Documentation Status - SWA Update: All PCO's were reviewed with Town agencies, Land Use and Rob Sibley, as well as reviewed at the weekly project meetings.

Construction Manager – Downes Status Update: The project is on budget and on schedule.



Update on Construction Schedule: Work complete includes the concrete foundation complete with backfilled. The water feature equipment and vault has been delivered. The slab will be complete Monday, followed by the reflection pool wall the following week. The water and electrical lines are through the parking lot area; irrigation sleeves will go in over the next couple of weeks. Once up top is complete storm drainage and grading will be done. The granite mock up is scheduled to be delivered on Dec. 6. The granite will arrive end of January/beginning of February. SWA and Artemis like the mock up very much; Mike Dell'Accio invited the commission to visit the site.

Invoices for Payment:

PCO #004A is for new water service reconciliation includes elimination of the groundwater well and power also. A. D'Angelo moved to accept PCO #004A for a \$15,755 credit to the project for new water service reconciliation. S. Feuerberg seconded. All in favor.

PCO #005 is for backfill for revised piping and foundation elevations. A. D'Angelo moved to accept PCO #005 with a zero dollar impact on the project for backfill for revised piping and foundation elevations. S. Feuerberg seconded. All in favor.

PCO #014 is for storm drainage and grading revisions. A. D'Angelo moved to accept PCO #014 for a \$59,071 credit to the project for storm drainage and grading revisions. S. Feuerberg seconded. All in favor.

PCO #016 is for granite at streetlife benches. The cost for this change are manufacturing related for the increased size of the granite; there is no change in cost or scope to install the granite A. D'Angelo moved to accept PCO #016 in the amount of \$1,622.00 for granite at streetlife benches. S. Feuerberg seconded. All in favor.

PCO #017 is for waterproofing at water feature vault. A. D'Angelo moved to accept PCO #017 in the amount of \$8,211 for waterproofing at the water feature vault. S. Feuerberg seconded. All in favor.

A. D'Angelo moved to accept the SWA invoice #187363 in the amount of \$17,300.46 S. Feuerberg seconded. All in favor.

A. D'Angelo moved to accept the SWA invoice in the amount of \$3,270. A. Adriani seconded. All in favor.

A. D'Angelo moved to accept the Downes Construction invoice #003 in the amount of \$297,582.91. A. Adriani seconded. All in favor.

Approval of 2022 Meeting Calendar: A. Adriani moved to accept the 2022 meeting calendar as presented (att.) G. Johnson seconded. All in favor.

The next regular meeting is scheduled for December 21, 2021 and will be held at 6:30 pm in the meeting room at the Police Department, 191 Main Street.

Adjournment: Having no further business the Public Building & Site Commission adjourned their regular meeting at 8:05 p.m.

Att: Downes Construction update/agenda 11/23/21; 2022 meeting calendar

Respectfully submitted,
Susan Marcinek

BUILDING COMMISSION MEETING UPDATE –CONSTRUCTION

Date: 11/23/21

To: Town Newtown
Public Building and Site Committee Members

Project: Sandy Hook Permanent Memorial

Subject: Downes Building Commission Meeting Agenda

Sandy Hook Permanent Memorial Project:

1. Project Update

A. Project Financial Summary (Downes GMP)

Original GMP	\$ 3,384,903.00
Change Order #001	\$ (21,065.00)
Change Order #002	\$ 1,380.00
Total Revised GMP	\$ 3,365,218.00
Pending/Approximate Change Order Requests	\$ 63,421.00
Total Anticipated GMP	\$ 3,428,639.00

Construction Manager's Construction Contingency	\$ 98,700.00	included in above GMP
Approved COP's	\$ 0.00	
Pending COP's	\$ 0.00	
Remaining CM Contingency	\$ 98,700.00	

B. Owner's Soft Cost

Architects and Consultants Fees	\$ 374,584.00
Builder's Risk Insurance	\$ 3,418.00
Permanent Site Security	\$ 20,000.00

Owner's Contingency	\$ 151,327.00
Approved COP's	\$ (19,685.00)
Pending/Approximate COP's	\$ 63,421.00
Remaining Owner Contingency	\$ 107,591.00

C. Alternates to be determined

Alternate #1A – ADD Alternate Stone Paving in lieu of trails	\$	73,679.00
Alternate #3 – Alternate Plantings	\$	79,200.00

D. Schedule Update

- I. Work Completed
 - Concrete Foundation and Backfill
 - Water Feature Equipment Vault Delivery and Placement
- II. Work in Progress
 - Concrete Slab on Grade and Wall
 - Underground Piping at Vault
 - Utility Installation
 - Underground Electrical
- III. Work to Start
 - Backfill Underground
 - Parking Lot Subgrade
 - Storm Drainage and Grading
 - Mockup

E. Critical Items for Discussion

- Granite and Granite Mockup Delivery

2. Action Items

A. PCO Approvals

- PCO #004A – New Water Service Reconciliation = (\$15,755.00)
- PCO #005 – Backfill for Revised Piping and Foundation Elevations (Allowance) = \$0.00
- PCO #014 – Storm Drainage and Grading Revision = (\$59,071.00)
- PCO #016 – Granite at Streetlife Benches = \$1,622.00
- PCO #017 – Waterproofing at Vault (Allowance) = \$8,211.00

PREPARED BY:

Downes Construction Company
Construction Manager

Michael Dell'Accio
Project Manager
11/23/21

3 Primrose Street
Newtown, CT 06470
Tel (203) 270-4201



TOWN OF NEWTOWN

PUBLIC BUILDING AND SITE COMMISSION

The following is a list of meetings of the Public Building and Site Commission for 2022. Meetings will begin at 7:00 p.m. in the Council Chamber of the Newtown Municipal Center

January 25 Newtown PD

February 22 Newtown PD

March 22

April 26

May 24

June 28

July 26

August 23

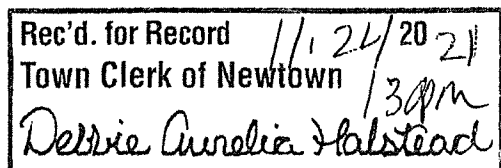
September 27

October 25

November 22

December 27

January 24, 2023



If you plan to attend this meeting and require assisted hearing devices or an interpreter, please contact the office of the First Selectman at (203) 270-4201 at least forty-eight (48) hours prior to the meeting.