

FAIRFIELD LUDLOWE HIGH SCHOOL BUILDING COMMITTEE

Wednesday, February 11, 2015 7:30 p.m.

Fairfield Ludlowe High School

Black Box Theater

785 Unquowa Rd.

Fairfield, CT 06824

FINAL MINUTES

Members Present: Marc Donald, Chair; Joseph Pagnozzi, Secretary; Marc Andre, Donna Ertel, David Weber, Marc Andre (arrived 8:06pm)

Others Present: Sal Morabito, BOE; Judy Ewing; Joseph Costa (Perkins Eastman); Peter Manning (Gilbane); Thomas Beebe (Arcadis); Greg Hatzis, FLHS Headmaster; Jessica Gerber (BOE liason)

Absent: Terri Leopold, Robert Sickeler

I. Call to Order/Pledge of Allegiance

Mr. Donald called the meeting to order at 7:44pm, followed by the Pledge of Allegiance by all present.

II. Approval of Minutes

Motion was made to approve the Minutes from the January 14, 2015 Regular Meeting by Mr. Pagnozzi and seconded by Ms. Ertel. 4:0 in favor (Mr. Andre had not yet arrived, therefore, not present for the vote)

III. Architect's Update

Mr. Costa reported on assisting Gilbane and the design team regarding ID'ing items for the bid alternate list, questions regarding fabrics/colors for FFE, and the finalization of the cafeteria table style, different types of chairs, including handicapped chairs.

IV. Construction Manager's Update

Mr. Manning reported that Gilbane is fully on site; the staintower has been demolished, and abatement of exterior walls is complete. Masonry left as hazardous material. Excavation will begin shortly, but don't want to start digging too early due to the freezing weather. Exploratory "test pits" regarding extent of rock plus exploratory on electrical duct banks in Webster Wing (one line is live, the other is "dead" underground). Electrical and steel submittals are in, and all subcontracts have been issued. The handicapped ramp to the cafeteria has been removed, and excavation on the cafeteria foundation will be beginning. Mr. Manning and his team engaged all subcontractors with a "card trick schedule" format (using post-it notes of different colors representing the different subcontractors) as an interactive scheduling method for when different tasks of the project are to be completed.

Mr. Manning also reported that all tasks regarding the roof fit into the schedule; during April break coming up, are going to try and work on the exisiting Webster Wing roof, plus also pick and choose project tasks that could be accomplished during April break (i.e. tile removal in the faculty room). Meetings with the team will be held every other week.

Mr. Manning also put forth the following changes to the "Out of Scope" tasks (OS), which are listed below in the following motion:

Motion was made to accept changes to the following:

OS-1: Additional abatement at stair tower in Webster Wing - \$13,797

OS-2: TPO roof on additions - \$25,823 credit

OS-3: delete wood edge for the asphalt sidewalk - \$1170 credit

OS-008: add cafeteria bench back in - \$10,151

by Ms. Ertel and seconded by Mr. Pagnozzi. 5:0 in favor

V. Discussion and Vote on Working Group to Expedite Payment on Urgent Expenditures

The idea of a “working group” is to expedite payment on urgent expenditures. Mr. Manning explained that approval of any change orders need to be done in a timely manner.

Motion was made to approve Mr. Donald and Ms. Ertel as the “working group” to authorize any emergency expenditures or change orders up to \$40,000 by Mr. Andre and seconded by Mr. Weber. 5:0 in favor.

VI. Chairman’s Update on Selectmen’s Presentation

Mr. Donald reported that earlier in the day, prior to this evening’s Building Committee meeting, he gave the update on the project to the Board of Selectmen, with Mr. Beebe and Mr. Morabito assisting. He was asked to come back on the March 4th BOS meeting with another update, but with more detailed analysis and separating each phase of the project, plus wanting explanations of what changes were going on and why.

VII. Approval of Invoices

Mr. Beebe passed out to Committee members what invoices need to be approved.

Motion was made to approve invoices from Perkins Eastman, Gilbane, Arcadis, AMC Environmental, LLC, and AAIS Corp for a total of \$176,544.18 by Ms. Ertel and seconded by Mr. Donald. 5:0 in favor.

Mr. Beebe also passed out an updated budget chart of the project to date.

VIII. Old Business

Mr. Morabito reported that EPA approval process was resubmitted in January by AMC Environmental regarding the abatement plan. A concern is regarding the PCBs in the paint. A second opinion is warranted regarding this matter.

Motion was made to approve funding not to exceed \$10,000 for Woodard & Curran by Mr. Pagnozzi and seconded by Mr. Andre. 5:0 in favor.

IX. New Business --NONE

X. Public Comment --NONE

XI. Adjourn

Motion was made to adjourn the meeting at 9:29pm by Mr. Weber and seconded by Ms. Ertel. 5:0 in favor.

Respectfully Submitted,

Jennifer Hochberg
Recording Secretary