

FAIRFIELD WOODS BUILDING COMMITTEE MEETING

Thursday, November 3, 2011

7:00 pm

Fairfield Woods Middle School Media Center

1115 Fairfield Woods Road

Fairfield, CT 06825

FINAL MINUTES

Members Present: Bill Sapone, Rich Kornutik, Kim Marshall, Neal Fink, Victor DeMaria, Doreen Battimelli (7:11 pm)

Members Absent: Chad Stewart, Jennifer Tierney, Dan McKnight

Others Present: Judy Ewing, Sal Morabito, Mark Corcoran and neighbors, Randall Luther, Ralph Martin, Greg Hatzis, Phil Ryan, Perry Liu, Bhavik Vaghela

I. Call to Order

Chair Bill Sapone called the meeting to order at 7:08 pm.

II. Approve Minutes

Vic DeMaria made a motion to approve the minutes. Kim Marshall seconded the motion which carried 5-0 (Doreen Battimelli hadn't arrived yet).

III. Construction Update

Ralph Martin reported on the work of the past month as outlined in the executive summary. Regarding last week's storm, no time was lost, but a day was needed to dry out before some of the work was resumed. The punch list work is underway and the list will be updated again on Friday. The fire alarm system work will be completed next Tuesday or Friday and then testing will be done. Until the alarms meet the code, all of the fire doors as marked will remain closed. The auditorium roof will take a month before it can be closed in. It is about a month behind schedule. The auxiliary gym is about two months behind, but all materials are on site. Malkin is pushing to get the sprinklers finished. The siding will start ahead of time.

IV. Review/Approve Change Order Items

Mr. Martin reviewed change orders 22 and 24-29. They consisted of: PCO 22: HB Communications: Projectors and CAT6 Wiring in the amount of \$34,586.51 (for new wiring for projectors and speakers for 21 classrooms and science rooms); PCO 23: Approved Ferguson PCOs through 10/13/11 (on hold due to a billing dispute); PCO 24: Mack PCOs 10, 11, 13, and 14 in the amount of \$15,774.74 (for sprinkler work); PCO 25: Legere PCOs 1, 2, 3 in the amount of \$10,608.90 (for shelving in the storage room); PCO 26: Provide Work per PR-31 in the amount of \$27,792.41 (they ran into multiple problems with drop locations; added a wall rack; work not yet completed); PCO 27: A&R Electric PCOs 49, 50, 51, 52 in the amount of \$52,471.95 (needed to boost the feed for the woodshop kill switch; added a breaker to 003 panel); PCO 28: Media Center Eno Board in the amount of \$4,324.80 (changed the model and location of the existing ceiling projector); and PCO 29: Additional Fire Caulking in the amount of \$5,218.48 (to be paid out of Allowance #2 for General Trades; within original estimate).

Mr. DeMaria asked about the remaining change order budget. Mr. Martin said there is about \$326,000 left for this part of the project. PCO 23 has been estimated at about \$20,000 and the amount owed Ferguson is within budget.

After several questions were answered about the work details, Rich Kornutik made a motion to approve change orders 22 and 24-29 in the amount of \$155,777.79. Ms. Marshall seconded the motion which carried 5-0-1, Neal Fink abstaining.

V. Review and Approve Applications for Payment

The Committee reviewed the Malkin monthly payment. Mr. Martin said that FF&E costs were not included because all of the information was not yet available. Mr. DeMaria made a motion to approve \$1,717,351.45 for applications for payment to Malkin. Ms. Marshall seconded the motion which carried unanimously.

VI. Review and Approve Soft Cost

Principal Greg Hatzis mentioned that four classrooms didn't have presentation stations, but the rooms would not be used until next year. Ms. Battimelli made a motion to approve \$53,946.32 for soft costs. Mr. Sapone seconded the motion which carried unanimously.

VII. Review Landscaping Issues

In order to address the landscaping concerns of the neighbors, Mr. DeMaria and Neal Fink met with them to observe their issues with the plantings that had been done and the existing underbrush along the fence. Both Committee members felt that the underbrush, if removed, would expose even more of the new wing to the neighbors, and because it was not part of the project, considered it a school maintenance issue. Mr. Martin said that additional plantings and the location of the new plantings needed to be discussed with the Tree Warden again. Another neighbor had concerns with the bright lights shining brightly into his home. Mr. DeMaria asked Malkin if either the classroom or hallway lights could be shut off near the stairwell. Mr. Martin said by the end of the year, lighting will go way down. Some night lights have to be on at night for safety purposes. Mr. Martin said if lights are shut down at night and put on a motion sensor then the fire marshal will have to approve this. Sketches on landscaping will be shown at the next meeting.

VIII. New Business

Mr. Sapone said the copper wall panels were mentioned as a new concern. He responded to the press. Randall Luther said it had been approved by TPZ.

IX. Public Comment

Mark Corcoran, a neighbor, asked if Mr. Fink and Mr. DeMaria looked at the screening of trees along his home and noticed a tree that was dislodged. Mr. Corcoran said he had asked at the last meeting to discuss screenings with the landscaper. Mr. Sapone said no more changes are being made in this area and there will be additional landscaping. Neighbors will have input on where any new trees would be placed and will see a design at the next meeting. Another neighbor said a tree near his home was put in the wrong place and he wants more trees planted for screening. Mr. Sapone said he'll ask the landscape designer to look at these issues. Another neighbor wants the debris along the fence removed.

She said planting of more trees will deter kids from climbing over the fence. Mr. Sapone said removing debris is not part of this project.

X. Adjourn

Mr. Kornutik made a motion to adjourn the meeting at 8:36 pm. Ms. Marshall seconded the motion which carried unanimously.

Respectfully submitted,

Jennifer S. Carpenter
Recording Secretary