

Minutes

Penfield Pavilion Building Committee
Monday, March 29th, 2010
Sullivan Independence Hall

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TOWN CLERK'S OFFICE
FAIRFIELD, CT

Attending: John Convertito, Linda Crowley, Patti Dyer, Michael Galle, Ken Jones, Al Kelly, Jay Pesci

Absent: Jim Gallagher, Ellery Plotkin, Michael Tanguay

Also in attendance: Craig Wiles and Brandt Jobst from Wiles Architects and Rich White, Director, Public Works

I. Call to Order

Mr. Kelly called the meeting to order at 6:43 pm

II. Review of the minutes

Ms. Crowley made a motion to approve the minutes of the February 22, 2010 meeting. Mr. Galle seconded the motion. Approved unanimously.

III. Architect presentation

Craig Wiles handed out a 3 page document titled "Alternates". It was explained that we needed to vote on the alternates this evening so the project could remain on schedule. The committee immediately moved to page 2, Part 3 Execution and then 3.1 Schedule of Alternates. Discussion was lively regarding the need for heating and air conditioning. The type of ductwork was discussed in relation to what needed to be done for just heating versus what needed to be installed in order for heating and air conditioning to be a part of the construction. Mr. Kelly felt that it would be wise to install duct work large enough to accommodate both functions and that if it was decided that air conditioning was not affordable at this time at least it would be an option in the future. Mr. Convertito made a motion that items A and B, heating and air conditioning be a part of the base bid rather than be listed as alternates. Jay Pesci seconded and the vote was unanimous in favor. Motion passed.

Item C regarding the finish for the Gathering Room floor was discussed next. We were told by the architects that they would recommend a porcelain tile finish for the floor. Vinyl will not hold up to the foot traffic and sand, wood will not either. A motion was made by Mr. Kelly to make porcelain tile for the Gathering Room floor and lobby room floor part of

the base bid rather than an alternate. Motion was seconded by Ms. Crowley. Vote was unanimous in favor. Motion passed.

Item D dealt with wall finishes for the Toilet Rooms. Discussion was vigorous about whether to have all walls tiled or just the walls with plumbing fixtures. Mrs. Dyer asked Mr. White what the method for cleaning the bathrooms was. He answered that often a power washer is used in the bathrooms. Mrs. Dyer felt that it would be appropriate to tile all walls, floor to ceiling to facilitate thorough cleaning. With the amount of sand and water tracked in and the general traffic it would be prudent to spend the money on tiling now rather than redo it later. Mr. Kelly made a motion to have all walls tiled floor to ceiling the base bid rather than an alternate. It was seconded by Mr. Galle. All in favor, Mrs. Dyer abstained. Motion passed.

Item E pertained to the glass wall assembly that will allow the view from the pavilion to the water. The base bid would be 6 French Glass doors. The architects presented drawings of a Nana Wall Assembly. This would be clear glass that opens like a partition to allow unobstructed views to the water. The track would be on the top so that sand and dirt does not interfere with its function. This could be from 2 to 4 times more expensive than the French Glass doors. The committee liked the idea of the Nana Wall Assembly but was concerned with the cost. A motion was made by Mrs. Dyer to leave the Nana Wall Assembly as an alternate. Seconded by Mr. Kelly. Approval was unanimous in favor. Motion passed.

Item F has aluminum ductwork as the base bid with Fiberglass ductwork as the alternate. Mr. Kelly asked why galvanized steel was not offered as an option as it would not be as susceptible to the elements as aluminum would. Mr. Pesci made a motion that the galvanized steel be in the base bid rather than aluminum and that fiberglass remained as the alternate. Seconded by Ms. Crowley. Mr. Galle also asked that marine grade and heavy gauge steel also be researched for this use. Vote was unanimous in favor, motion passed.

Item G has a wave pattern in the deck as an alternate. Mr. Don DiMartino from Turner Associates asked if he could render an opinion and it was agreed to allow him to do so. He explained that the cost of installing a wave pattern in the decking, to break up the large expanse of decking, would be minimal. It would benefit the bid to have it as a base rather than alternate. Motion was made by Mr. Convertito to have the wave pattern in the base bid. Seconded by Ms. Crowley. Vote was unanimous in favor. Motion passed.

Hurricane Shutters were the next item on the list. The architects explained that there aren't that many windows that need them. This should keep the cost down. Currently, all windows are boarded up at the end of the season by Public Works. Mr. White assured us that this practice would continue in the absence of hurricane shutters. This was an issue that the committee had previously discussed. Mr. Kelly made a motion to leave hurricane shutters as an alternate. Seconded by Mr. Convertito. Vote was unanimous in favor. Motion passed.

The final discussion was regarding a design for the roof. The committee was presented with 3 pictures of different looks for the roof. Each design affected how much of the deck space would be covered by the roof. Mr. Kelly made a motion to stay with the original roof drawings but with reduced trusses similar to drawing A which was presented. Motion was made by Mrs. Dyer, seconded by Mr. Jones. All in favor. Motion passed.

IV. Public Comment

There was no public comment.

V. New Business

There was then a short discussion regarding a banner the architects would like to put on the walls in the gathering room and adjacent hallway. It would include historical pictures of Fairfield and it's significant events. Mr. Jobst has been working on it with the Historical Society. The committee loves the idea and would like to see the architects move forward with the idea. It should be a minimal cost.

VI. Public Comment

There was no public comment.

VII. Adjourn

Meeting adjourned at 8:03 pm

Respectfully submitted by Patti Dyer, Secretary.