

# **SPECIAL PROJECTS STANDING BUILDING COMMITTEE SPECIAL MEETING**

**Monday, August 9, 2010**

**5:30 pm**

**Sherman Elementary School Main Lobby**

**250 Fern Street**

**Fairfield, CT 06824**

## **FINAL MINUTES**

Members Present: Rich Speciale, Len Amato, Gerard Keough, Pam Iacono, Al Kelly

Members Absent: Lee Hyde, Miriam Frank

Others Present: Judy Ewing, Sal Morabito, Tom Cullen, Twig Holland, Virginia Speciale, Eileen Roxbee, Dr. David Title, John Convertito, Jim Walsh, Sherman parents

### **I. Call to Order**

Chairman Rich Speciale called the meeting to order at 5:33 pm.

### **II. Presentation from Tom Cullen on Core Upgrades and Renovations (Main Office Conference Room)**

Tom Cullen discussed some of the items on the handout on school building core upgrades and renovations with costs for Sherman School that he gave the Committee. He mentioned that visitors entering the building cannot be seen and suggested a remedy by moving the office to the school entrance. He discussed the fact that the building was in a floodplain and the project, based on the current assessment, could not exceed \$1.5 million, excluding parking lot work, design work, and soft costs. Pam Iacono said the Committee should get an official breakout of what falls under FEMA and what doesn't. Gerard Keough asked about the timeframe for this project. Mr. Cullen said work would be done over the summer. Mr. Cullen said that the electrical panel needed upgrades for new lighting and technology. A sprinkler system was needed which could be installed with the new ceilings and lighting.

### **III. Tour of Sherman School (main building)**

Mr. Cullen began the tour in the APR room. He said the APR was one of the smallest in the district and could be made larger by removing the stage, thus extend the room another twenty feet or so. He said a stage could be added to the gym, but a lift would need to be installed for ADA compliance. The next stop was the kitchen. A walk-in cooler would provide more space and the kitchen could be expanded toward the new annex. Then the cafeteria lines could be reconfigured. The Committee then walked behind the school to see the gym storage area where the new stage would be constructed and then walked back through the overhang and into the back of the school to see the gym. The Committee was shown the toilet rooms which needed upgrades and the bottoms of the 1963 lockers which were rusting out.

### **IV. Discussion of Start-Up Appropriation for Sherman School Project**

After the tour, the business meeting took place in the Principal's Conference Room. The first item of business was to decide how much was needed for start-up costs. Mr. Amato made a motion to request \$100,000 for seed money to get A&E work and come up with a reasonable cost factor for the work. Ms. Iacono seconded the motion. Al Kelly made an amendment to not limit work to A&E and change the wording to seek an architect.

Mr. Keough seconded the amendment which carried unanimously. Mr. Keough made an amendment to make this request to the appropriate town bodies. Mr. Speciale seconded the amendment which carried unanimously. The motion, as amended, carried unanimously.

#### V. Approve Invoices

There were two outstanding invoices from Don Smith, Engineer, for drainage assessment work related to the annexes. Mr. Kelly made a motion to pay Don Smith \$1,185 for work at Sherman. Ms. Iacono seconded the motion which carried unanimously. Mr. Kelly made a motion to pay Don Smith \$60 for work at Osborn Hill. Ms. Iacono seconded the motion which carried unanimously.

#### VI. Discussion of Bid List for eventual Work at Osborn and Sherman

The low bid for drainage work was awarded to Jim Mondo and the work has already been started so that it will be completed before school starts. M Space will not be involved.

There was a brief discussion about whether the architect for the work at Sherman needs to be bid if the Committee decides not to ask for state reimbursement. Since the Committee was not ready to make that decision yet, the architectural work will go out to bid.

#### VII. Discussion of Procedures for Emergency Approvals

Mr. Kelly made a motion for Rich Speciale, Al Kelly, and Len Amato to serve on the emergency fund approval volunteer group and to keep the not-to-exceed amount of \$15,000. Mr. Amato seconded the motion which carried unanimously.

#### VIII. Public Comment-None

#### IX. Adjourn

Mr. Amato made a motion to adjourn the meeting at 6:24 pm. Mr. Kelly seconded the motion which carried unanimously.

Respectfully submitted,

Jennifer S. Carpenter  
Recording Secretary