

**STRATFIELD ELEMENTARY SCHOOL  
BUILDING COMMITTEE**

Tuesday, June 1, 2010, 7:00 pm  
Sullivan Independence Hall, 1<sup>st</sup> Floor Conference Room, Fairfield, CT

**Final Minutes**

Members Present: Linda Barlaam; Don DiMartino; Kathryn Dittrich (8:45); William Harke, Larry Kochman, Vice Chairman; Thomas Lanese, Secretary (7:15 pm) and Millie Pollack

Members Absent: Michael Fazio; Al Kelly, Chairman; John Mitola, BOE liaison

Others Present: Twig Holland, Director of Purchasing; Anna Cutaia-Leonard, BOE Director of Elementary Education; Thomas Pesce, Principal of Stratfield ES; William Silver of Silver/Petrucci; Ken Procino, Malkin Construction; Brian McDonald, Malkin Construction; Judy Ewing, liaison to the First Selectman; Charlotte Glovin, Stratfield PTA President, Tom Doonan, Stratfield President-Elect; Stratfield PTA Reps: Joe Budd, Stu Buhrendorf and Chris Pulito

**I. Call to Order.**

Vice Chairman Larry Kochman called the meeting to order at 7:05pm

**II. Review and approval of the minutes for May 4, 2010 and May 19, 2010**

1. Motion was made by Mr. DiMartino and seconded by Mrs. Barlaam to approve the minutes of May 4<sup>th</sup>

Motion passed 3:1:1 Mr. Harke voted no, Mrs. Pollack abstained

2. Motion was made by Mr. DiMartino and seconded by Mrs. Barlaam to approve the minutes of May 19<sup>th</sup>

Motion passed unanimously

Regarding the May 4<sup>th</sup> minutes: Mr. Harke questioned the procedure of making a motion under New Business to change the design of the canopy. Malkin will proceed with current plan. The question of the procedure will be brought up at the June 29<sup>th</sup> meeting.

**III. CM presentation of critical path trades contracts and alternates**

1. Motion was made by Mrs. Barlaam and seconded by Mrs. Pollack for 1D Final Cleaning to issue a contract to Orissa, LLC in the amount of \$103,740.00

Motion passed unanimously

2. Motion was made by Mr. DiMartino and seconded by Mrs. Barlaam to have Malkin Construction pursue a price quote for 11A Food Service from Globe Equipment.

Motion passed unanimously

3. Motion was made by Mr. Lanese and seconded by Mrs. Pollack for 11B Gym Equipment to issue a contact to CB Seating, Inc. in the amount of \$25,500.00  
Motion passed unanimously

4. Motion was made by Mr. DiMartino and seconded by Mrs. Barlaam for 12A Window Treatments to issue a contract to Draperies, Inc. in the amount of \$26,450.00  
Motion passed unanimously

5. 16B Security System Technology: recommending a change order be issued to work with Asmus Electric in the amount of \$34,272.62. There is no time to go out to bid again. Malkin Construction will continue to work on this with Asmus Electric.

6. Motion was made by Mr. Harke and seconded by Mr. Lanese for Markerboard/Tackboards to issue a contact to School Specialty to furnish and install in the amount of \$43,777.70  
Motion passed unanimously

Town has worked with this company before.

7. Motion was made by Mr. Harke and seconded by Mrs. Barlaam to work with the architect and executive officers to find an alternative solution with United Steel as per the current fencing design not to exceed \$120,000.00.  
Motion passed unanimously

Committee is committed to placing a fence in front of the dumpster to address esthetics and durability. United Steel's bid in the amount of \$108,800.00 has been put out to bid twice with no bids. Malkin Construction found three companies to provide change order pricing. Discussion took place on what United Steel will be providing (see attachment) based on limited information. Fencing bid includes pricing for fencing around dumpsters and transformers. Fencing pricing is currently over budget.

Public Comment:

-Mr. Pesce: asked about window treatment. Malkin explained what would be used.  
-Mrs. Glovin, Jackman Avenue: asked that public comment be opened up again when discussion takes place on the furniture. Also asked about the dumpster gate.  
-Mrs. Cutaia-Leonard: discussed meeting that took place with the PTA and Mr. Cullen. Mr. Cullen will be sending a formal statement to Mr. Kelly regarding the possible problems with the dumpster gates.

Mr. Pesce: discussed the dumpster gate regarding security, durability and esthetic aspects. If anyone damages the fence, wants to know who will be responsible for repair.

8. 12B Furniture: presented three options on the number of vendors for all the categories to be installed in 2011 summer. Target budget of \$325,000.  
Option 1: 1 vendor – Monitor Equipment

Option 2: 2 vendors – Contrax and Monitor Equipment

Option 3: 3 vendors – Contrax, Monitor Equipment and Equipment Environments

Ms. Holland spoke with Town Attorney and Option Three is not an option due to Equipment Environments accident history. Recommends one bidder.

Public Comment:

-Mrs. Glovin, Jackman Avenue: thought furniture was going to be installed in September 2010. Wants to make sure that the furniture budget remains the same given the later time line.

-Mrs. Cutaia-Leonard: asked questions and made requests concerning Alternates 16 & 25

-Mr. Pesce: asked if these prices are guaranteed for 2011 (Mr. Procino said they would be.) He also asked about delivery and placement of the furniture in their permanent classrooms.

- Ms. Holland: reported that to have the furniture delivered by 2010 would require a new bid.

Mr. Procino presented reports on:

-Cablevision: TV cable access in the amount of \$3,274.41

-AT&T: telephone lines in the amount of \$2,568.99

-ChimeNet: fiber connections in the amount of \$15,000.00. Town's fiber contractor.

9. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to authorize the town of Fairfield to contract with Cablevision based on their proposals of April 26, 2010 and with AT&T based on their proposal of May 24, 2010.

Motion passed unanimously

10. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to authorize the town of Fairfield to contract with ChimeNet for the installation of new fiber on a time and material basis per contract rates not to exceed \$15,000.00.

Motion passed unanimously

IV. CM update – Monthly report (see attachment)

Mr. Procino reported:

- Discussed the schedule and how they are on track and on budget.

- Met with the trades to verify summer work.

- Central Office alerted committee to the possibility of a fifth Kindergarten section next year. Discussed how this will impact timeline of classrooms being constructed in order to have an extra classroom ready. Central Office will make this decision by August 3<sup>rd</sup>.

Thursday there will be a meeting with Mr. Cullen and Mr. Morabito with Malkin

Construction to discuss various scenarios to accommodate this situation.

Public Comment:

Mrs. Glovin: asked if room needs to be reconfigured to accommodate an additional section.

Mr. Procino continued:

- Bill Kenny will be coming out 1-2 times per week to job site.
- Job safety – no incidents, almost 10,000 hours
- Planting trees in the next few weeks
- Interior walls about complete
- Brick work started
- Roof work will be starting
- No outstanding RFIs
- July-August expects approximately 60 workers on site from various trades.

V. CM Update on the Montauk street parking

Malkin Construction hasn't heard any complaints from the neighbors. Neither has Mr. Pesce.

VI. Review of phase 5 bids

See above

VII. Review Architect follow-up list

None

VIII. Review Architect alternate change order

See attachment

Originally there were 29 alternates. Silver/Petrucci eliminated 4 of them. Mr. Harke asked if this affects reimbursement. Soft costs do not apply.

1. Motion was made by Mr. Harke and seconded by Mrs. Pollack to pay Silver/Petrucci and Associates in the amount of \$28,000 against the Revised Bid Alternate Preparation Services Change Order Proposal, CT DOE #051-0121, SP Project No. 07.183 from April 19, 2010 that was revised on May 27, 2010.

Motion passed unanimously

IX. Discussion

None

X. Public Comment

Mrs. Glovin, Jackman Avenue: has been in contact with Aris Stalis of Silver/Petrucci regarding Peace Garden pavers and time capsule cornerstone (Eleanor Roosevelt or Gandhi). Tree to be planted in honor of a parent who recently passed away in the Peace Garden.

Mr. Pesce:

a. Asked what the procedure is to remove cartons in classrooms. Mr. Procino will speak with movers and find out if there are any issues.

b. Rooms 307 and 308 which will be subdivided into 3 rooms. Imbalanced amount of square footage. Request that this be balanced with the adjacent room. Malkin will look in to it.

c. Room 304, 675 sq. foot Science lab is a very small room and inadequate if it ever has to become turned into classroom. Would like to eliminate the partitions of the storage and washroom to enlarge the room. Asked Mr. Procino if this would impact the schedule. He will look into this with the trades. Mr. Silver will make a first concept sketch in less than a week. Central Office has been in communication regarding these changes in a memo to Mr. Kelly.

d. Room 100, Computer room, not providing walking access area for the staff. Requesting to eliminate some of the cabinetry. Asked if this would affect millwork contract.

e. Gym office, regarding location of present door.

f. Classrooms 200-203 and 300-303: sinks are requested in these rooms – 8 sinks. Will change the millwork and the plumbing.

Discussed contingencies, see report.

-Mrs. Leslie, Hunter Road: spoke in support of the sinks.

-Mrs. Glovin, Jackman Avenue: spoke in support of the sinks.

-Mrs. Cutaia-Leonard: wet and dry work areas in the ed specs refer to sinks. Thank you for considering the sinks.

#### XI. Review of the bills and proposals

1. Motion was made by Mr. Kochman and seconded by Mr. Harke to pay Silver Petrucelli and Associates for invoice 10-550 dated 5/25/10 in the amount of \$12,361.41 with the understanding that there is no further billing on these items.

Motion passed unanimously

2. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to pay Horizon Engineering for invoice R0109Z-075-11 dated 4/30/10 in the amount of \$1,563.81.

Motion passed unanimously

3. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to pay Cherry Hill Construction for invoice App #003 dated 4/28/10 in the amount of \$21,275.00.

Motion passed unanimously

4. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to pay Malkin Construction Corp. for invoice 5/20/10 dated 5/20/10 in the amount of \$6,251.05.

Motion passed unanimously

5. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to pay Malkin Construction Corp. for invoice MCC-510 dated 5/20/10 in the amount of \$1,826.00.

Motion passed unanimously

6. Motion was made by Mr. Kochman and seconded by Mr. DiMartino to pay Barrett, Inc. for invoice 111219 dated 4/30/10 in the amount of \$955.00.

Motion passed unanimously

7. Motion was made by Mr. Kochman and seconded by Mr. DiMartino, pending proof of delivery to the site of the switch gear pictures by Thursday, to pay Malkin Construction Company's invoice B9050ORQ5 dated 5/31/10n the amount of \$586,961.60.

Motion passed unanimously

## XII. New Business

Elevator:

-Malkin Construction asked how the committee wants people to be able to access the elevator: push button, key or card activation.

-Mr. Pesce does not want a push button.

## XIII. Public Comment

None

## XIV. Adjourn

Motion was made by Mrs. Pollock and seconded by Mrs. Barlaam to adjourn the meeting.

Motion passed unanimously at 10:15 p.m.

Respectfully Submitted,

T.J. Lanese

Secretary

Charlotte Leslie

Recording Secretary

FOLLOW –UP (6/1/10)

1. May 4<sup>th</sup> minutes: The question of the procedure of voting on the canopy design under New Business will be brought up at the June 29<sup>th</sup> meeting.
2. 16B Security System Technology: recommending a change order in other wording to work with Asmus Electric in the amount of \$34,272.62. There is no time to go out to bid again. Malkin will continue to work on this with Asmus Electric.
3. Furniture: Committee requested information from the Director of Purchasing if SBC is permitted to split up the contacts by item, if so, then requested that Malkin Construction provide those options.
4. Mr. Kochman will check with Mr. Kelly to find out if the next SBC meeting can be held at the site and view progress. Mr. Procino believes that is very possible to arrange this by the June 29<sup>th</sup> meeting anytime after 4pm.
5. Room change requests by Mr. Pesce: Mr. Procino will get some prices on these requests and Mr. Silver will provide some concept sketches.
6. Mr. Kochman will speak with Mr. Kelly regarding an additional meeting in approximately two weeks.
7. It was requested that the safety inspection report to be forwarded from Joe Barbeau to the Chairman.
8. Elevator: Silver/Petrucci will follow up what are the options: buttons, key, pad. What is code, what was approved, what committee can purchase.
9. Dumpster gates: Mr. Cullen will be sending a formal statement to Mr. Kelly regarding the possible problems with the dumpster gates.
10. Mr. Silver will speak to Mr. Kelly to find out the chain of command to include the Central Office and Mr. Pesce.
11. Malkin Construction will get back to the committee on invoice number 1/18/10 in the amount of \$3,000.00
12. Were the switch gear pictures delivered by Thursday?