

STRATFIELD ELEMENTARY SCHOOL

BUILDING COMMITTEE

Tuesday, March 1, 2011

7:00 pm

Sullivan Independence Hall, 1st Floor Conference Room

Fairfield, CT

FINAL MINUTES

Members Present: Don DiMartino; Kathryn Dittrich; Michael Fazio; Al Kelly, Chairman (9:40pm) ; Larry Kochman, Vice Chairman; Thomas Lanese (7:05pm), Secretary; Millie Pollack; John Mitola, BOE liaison

Members Absent: Linda Barlaam; William Harke

Others Present: Anna Cutaia-Leonard, BOE Director of Elementary Education; Thomas Pesce, Principal of Stratfield ES; Sal Morabito, BOE Manager of Construction, Security and Safety; William Silver, Silver Petrucelli & Associates; Tim Yahn, Malkin Construction; Ken Procino, Malkin Construction; Judy Ewing, liaison to the First Selectman; Laura Shea, Stratfield PTA President, Tom Doonan, Stratfield PTA President-Elect; Charlotte Glovin, Stratfield PTA Past President and Stratfield PTA Reps: Chris Pulito & Stu Buhrendorf ,

I. Call to Order

Vice Chairman Mr. Kochman called the meeting to order at 7:02 p.m.

II. Review and approval of the minutes for January 4, 2011

Motion was made by Mrs. Dittrich and seconded by Mr. DiMartino to approve the minutes of January 4, 2011 with changes.

Motion passed unanimously. 5:0

III. Locker, tack-board and faculty bathroom update

-PCOs are pending for the lockers

IV. CM update – Monthly reports

-Reviewed reports for January and February (see attachments)

-Roof

-Phase 6

-Change estimate logs

Due to the snow, some time was lost. Will be working with Central Office over the next month regarding rescheduling certain activities to allow workers in specific areas of the building i.e., gym and administration area abatement.

V. Review Architect follow-up list

Project is going well.

No follow-up list this month

VI. Discussion

None

## VII. Review of the bills and proposals

1. Motion was made by Mr. Lanese and seconded by Mr. Fazio to pay the January vendors in the amount of \$112,782.40

a. Silver Petrucelli and Associates, Invoice #11-80	\$8,368.05
b. CT Material Testing Lab, Invoice #2010-3569	\$667.00
c. Horizon Engineering, Invoice # R0109Z-075-16	\$8,241.27
d. Horizon Engineering, Invoice #R0109Z-075-17	\$6,449.32
e. Cherry Hill Construction, Invoice App #006	\$89,056.76

Motion passed unanimously. 6:0

2. Motion was made by Mr. Lanese and seconded by Mr. Fazio to pay Malkin Construction Corp. in the amount of \$280,532.91.

a. Malkin Construction Corp., Invoice MCC-0111	\$ 1,826.00
b. Malkin Construction Corp., Invoice B9050)RQ13	\$278,706.91

Motion passed unanimously. 6:0

3. Motion was made by Mr. Lanese and seconded by Mr. Fazio to pay invoices from February in the amount of \$6,511.30.

a. Horizon Engineering, Invoice R0109Z-075-18	\$5,462.07
b. Michael Horton Associates, Invoice 08-51S.b5	\$ 270.00
c. United Illuminating, Invoice Date 1/25/11	\$ 779.23

Motion passed unanimously. 6:0

4. Motion was made by Mr. Lanese and seconded by Mr. Fazio to pay Malkin Construction Corp. in the amount of \$268,759.34

a. Malkin Construction Corp., Invoice MCC-0211	\$ 1,826.00
b. Malkin Construction Corp., Invoice B9050ORQ14	\$266,933.34

Motion passed unanimously. 6:0

5. Motion was made by Mr. Lanese and seconded by Mr. Fazio to pay United Illuminating Invoice Date 3/24/11 in the amount of \$686.56.

Motion passed unanimously. 6:0

-Mr. Kochman will follow-up with Ms. Holland regarding the UI late fees.

## VIII. New Business

### Kitchen Equipment

-Received 2 bids. Per Ms. Holland, Director of Purchasing , Malkin Construction Corp. had to choose the lowest bidder which was Classic Restaurant Supply (hereinafter referred to as Contractor) in the amount of \$33,022.80. Mr. Procino has not worked with this company. This company did the design for Fairfield Woods Ms. Joann Fitzpatrick, Food Service Director will work with Malkin Construction Corp.

-Walk in box: The unit that Contractor is recommending is too big for the space that is there. Mr. Silver discussed why the substitution was not equivalent. Contractor did not do a proper substitution analysis but Silver Petrucelli offered to do it. Contractor is offering a \$4,000.00 savings in addition to current bid. Discussed insulating the floor.

-Wire Shelving: Contractor did not provide Silver Petrucelli with a detailed spec in order for Mr. Silver to comment.

1. Motion was made by Mr. DiMartino and seconded by Mrs. Dittrich to authorize Malkin Construction Corp. to appoint Classic Restaurant Supply to install the Master Built Walk-in Box in the amount of \$33,022.80 with the clause that the unit must fit within the existing space in the kitchen.  
Motion passed unanimously. 6:0

2. Motion to was made by Mr. DiMartino and seconded by Mrs. Dittrich to approve "Add alternate number 6" in the amount of \$7,840.00.  
Motion passed unanimously 6:0

Proposed Change Orders (PCO):

1. Motion was made by Mr. DiMartino and seconded by Mrs. Dittrich to approve the payment of PCO #12 for Additional Costs Associated with Movers in the amount of \$9,319.70  
Motion passed 5:1. Mr. Lanese voted no

2. Motion was made by Mr. Lanese and seconded by Mrs. Dittrich to approve the payment of PCO #14 for Fuel Oil Piping in the amount of \$5,427.68  
Motion passed unanimously. 6:0

Lockers: Mr. Kochman opened up the discussion of lockers to the public

Public Comment on lockers:

-Mr. Pesce: ½ of the students currently do not have lockers. There is no provision in the revisions within the classrooms to accommodate each student having their own lockers. It is imperative that the lockers must be installed for health and hygiene of the children.

-Mr. Silver: Did not design to full lockers because of budget constraints. Foresaw reusing some of the older lockers if they were re-serviceable. Did have cubbies in the original K plan but were asked to remove them from the design.

-Mrs. Cutaia-Leonard: Discussed single and double tiers.

-Mrs. Shea, Wilson Street: the lockers will be needed

Committee Discussion on lockers:

Malkin Construction proposes installing 250 new double tiered lockers = 500 lockers. There is a lack of wall space in the classrooms to accommodate lockers. Prior cubbies had been removed per the fire department. Asked to have enough lockers for 504 students.

3. Motion was made by Mrs. Dittrich and seconded by Mrs. Pollack to approve the payment of PCO #28 for Installation of 504 New Lockers in the amount of \$62,745.38.  
Motion passed 4:0:2. Mr. DiMartino and Mr. Fazio abstained

4. Motion was made by Mr. Lanese and seconded by Mrs. Dittrich to approve payment of PCO # 34 for Science Classroom Revision in the amount of \$12,279.44  
Motion passed unanimously. 6:0

5. Motion was made by Mr. Lanese and seconded by Mr. DiMartino to approve PCO# 37 for Credit Change Order for CGM Acoustics and Epifano Worker Comp Rates in the amount of (\$6,173.04)  
Motion passed unanimously. 6:0

6. Motion was made by Mrs. Dittrich and seconded by Mr. DiMartino to approve payment of PCO #38 to Replace the Door and Hardware on Room 103 in the amount of \$1,630.50  
Motion passed unanimously. 6:0

7. Motion was made by Mrs. Dittrich and seconded by Mrs. Pollack to approve payment of PCO # 39 for Additional Plumbing and Sprinkler Work in the amount of \$5,437.42 and PCO #50 for Plumbing Labor Rate Adjustment in the amount of (\$398.00).

Motion passed unanimously. 6:0

8. Motion was made by Mrs. Dittrich and seconded by Mrs. Pollack to approve payment of PCO #41 for Vent-A-Kiln in the amount of \$3,938.36.

Motion passed 3:1:2. Mr. Fazio opposed, Mr. Lanese and Mr. DiMartino abstained

9. Motion was made by Mr. Lanese and seconded by Mrs. Dittrich to approve payment of PCO #42 with the understanding that there will be future adjustment for Phasing Revision Cost and Additional HVAC in the amount of \$12,070.14.

Motion passed unanimously. 6:0

10. Motion was made by Mr. DiMartino and seconded by Mr. Lanese to approve payment of PCO #44 for Stringer Base in 200B in the amount of \$1,796.28.

Motion passed unanimously. 6:0

11. Motion was made by Mr. Lanese and seconded by Mr. DiMartino to approve payment of PCO #45 for Additional Excavation in Building B the amount of \$7,758.22.

Motion passed unanimously. 6:0

12. Motion was made by Mrs. Dittrich and seconded by Mrs. Pollack to approve payment of PCO #46 for Curtain Wall in Building B in the amount of \$7,050.06.

Motion passed 5:0:1. Mr. Lanese abstained

13. Motion was made by Mrs. Dittrich and seconded by Mr. Lanese to approve payment of PCO #47 for Demo and Rebuild Corridor Walls in the amount of \$14,560.00.

Motion passed unanimously. 6:0

14. Motion was made by Mr. DiMartino and seconded by Mr. Lanese to pay \$30,000 based on PCO #49 for Existing Bathroom Upgrades to proceed with the renovations of the 2 Kindergarten classrooms lavatories and one staff/lounge lavatory contingent on the permitting officials granting this without condition.

Motion passed 5:0:1. Mr. Kochman abstained

15. Motion was made by Mr. DiMartino and seconded by Mrs. Dittrich to approve payment of PCO #52 for Building B Windows at Expansion Joint in the amount of \$1,430.00.

Motion passed unanimously. 6:0

16. Motion was made by Mr. DiMartino and seconded by Mrs. Dittrich to approve payment of PCO #53 for Install Additional Sprinkler Head in the amount of \$700.

Motion passed unanimously. 7:0

17. Motion was made by Mr. Kelly and seconded by Mrs. Dittrich to approve payment of PCO #54 for Water Fountains in the amount of \$1,489.66.

Motion passed unanimously. 7:0

18. Motion was made by Mrs. Dittrich and seconded by Mr. Kelly to approve payment of PCO #56 for Upper Level Cafeteria Door Frames in the amount of \$3,696.00

Motion passed unanimously. 7:0

19. Motion was made by Mr. Kelly and seconded by Mr. DiMartino to approve payment of PCO #57 for Door 307 and Door Frame 200A in the amount of \$1,017.00.

Motion passed unanimously. 7:0

20. Motion was made by Mr. Kelly and seconded by Mrs. Dittrich to approve payment of PCO #60 for Media Center Column in the amount of \$4,932.03.

Motion passed unanimously. 7:0

21. Motion was made by Mr. Kelly and seconded by Mr. Lanese to approve payment of PCO #63 for Borrowed Lite M and Steel Lintels in the amount of \$2,950.68.

Motion passed 5:0:2. Mr. Fazio and Mr. DiMartino abstained

- Band room is currently being used as a Kindergarten. No decisions are being made until the committee can confirm where they are on the budget.

-Sense of the body: regarding PCO #55 for Area Rugs/Gym Walls Pads/MC Furniture will take the credit and review this further.

-Not included in the owner contingency fund (approximations):

- a. Lightning protection \$80,000
- b. Sound proofing \$20,000
- c. AC units screening \$150,000

#### IX. Public Comment

Charlotte Glovin: PTA has sold 260 bricks hoping to sell 300 at \$35 brick

#### X. Adjourn

Next meeting will be held April 5 at the 1st Floor Conference Room, Sullivan Independence Hall

Motion was made by Mr. Kochman and seconded by Mr. Kelly to adjourn the meeting.

Motion passed unanimously at 10:00 p.m.

Respectfully Submitted,

T.J. Lanese  
Secretary

Charlotte Leslie  
Recording Secretary

#### FOLLOWUP:

-Urinal Screens in Boys' Bathrooms 207B and 309B:

Want to confirm that the size of the screen will correct the problem. Discussion will take place on who needs to pay for this error.

-Music Room 103: Incorrect door and hardware was placed on 103 instead of 103A. Mr. Morabito did not sign off on the placement of locks. Discussion took place on who was at fault and who needs to pay for the change.

-Bathroom upgrades: 5 staff and 2 K bathrooms – will have to be done on the weekends. Permitting officials can be contacted and grant approval within the week.

- Area Rugs: Mrs. Cutaia-Leonard will follow-up regarding OP/TP rugs on the walls.

- Computer Lab