

Riverfield School Building Committee Meeting Minutes

A regular meeting of the Riverfield School Building Committee was held on Tuesday, March 17, 2015 at 7:30pm in the Riverfield School Library Media Center.

Members Present:

| | | |
|------------------|-------------------------------|----------------------------|
| Tom Quinn, Chair | Christine Messina, Vice Chair | Lawrence Ratner, Secretary |
| Harry Ackley | Bill McDonald | |
| Dan Graziadei | Maureen Sawyer | |

Members Absent:

| | |
|----------------|--------------------------|
| John Shaffer | Pam Iacono, RTM Liaison |
| Scott Thompson | Marc Patten, BOE Liaison |

Also Present:

Brian Stone: Ken Boroson Architects; Nick Conti: Gilbane Building Company; Chuck Warrington: Strategic Building Solutions; Sal Morabito: FPS Manager of Construction, Security and Safety; Brenda Anziano: Riverfield School Principal; Judy Ewing: Liaison from the office of the First Selectman

1. OPENING

Mr. Quinn called the meeting to order at 7:30pm.

Mr. Warrington distributed the *Owner's Project Manager Report* which summarizes: activity since the last report, upcoming activity, invoices and discussion points.

Mr. Quinn distributed a proposed new RSBC meeting schedule and the resume of the new site superintendent, Jose Canarte.

2. PLEDGE OF ALLEGIANCE

3. APPROVE MINUTES FROM 2-17-2015 MEETING

Minutes approved as submitted.

4. APPROVE INVOICES

Mr. Warrington stated all the invoices are within scope.

Motion made by Ms. Sawyer

To approve the following invoices:

| Payer Service | Invoice Date Invoice # | Amount |
|--|-------------------------------|---------------------|
| Gilbane Professional Services | 2/27/2015 18 | \$777,559.19 |
| Strategic Building Solutions Professional Services | 2/23/2015 13565 | \$12,313.24 |
| Kenneth Boroson Architects Professional Services | 2/27/2015 3340 | \$8,887.35 |
| William B. Meyers Moving Professional Services | 11/30/14 1525-14/1 | \$1,275.00 |

Motion seconded by Mr. McDonald.

Motion carried 7:0:0

5. CM /SBS CONSTRUCTION UPDATE

In response to Mr. Quinn, Mr. Conti provided status on the project. The foundations are complete. The steel installation on both the west and north additions is occurring now and the west addition should be completed by end of week. Once the decking has been cleared as safe, work will begin on the roof, slab on grade and exterior walls. Interior work may begin before the next meeting.

At Mr. Quinn's request, Mr. Conti described in detail an accident that occurred at the end of February. To summarize - A ladder leaning against a beam was knocked off balance by a gust of wind and slid down the beam. It hit the crane operator who, at the end of his shift, was plugging in his crane to charge overnight. The crane operator, who was wearing a hardhat, was concussed and out for a little while. He went to the emergency room that night and was released. He has had some headaches presumable as a result of this concussion. He has not returned to work.

At the Gilbane principal's meeting the next morning, Mr. Conti reported the safety plan was reviewed. Attendees were comfortable with the plan but tweaked it. They added wind as a weather precaution for steel erection. Snow and rain were previously recognized as factors to consider for steel work.

Mr. Conti advised the Riverfield project is getting a new site superintendent, Jose Canarte because Matt Tedone is moving to Florida. Both superintendents are on site this week.

Mr. Conti pointed out work is going on in the classrooms at night. In response to Mr. Ratner's questions, Mr. Conti said mechanical units are being hung in the ceilings and is not disruptive. This work was scheduled for this summer but getting it done now thins out the busy summer schedule. Mr. Quinn stressed the classrooms need to be left clean and free of any hazards.

Mr. Warrington advised over the next month, with the nicer weather, there will be a lot of progress. The project is four or five days behind schedule but he is confident we'll recover. About \$600,000 remains in contingency. Once the building's current conditions are exposed over the summer, it will be reevaluated if any contingency can be released.

6. DISCUSS & VOTE ON CHANGE ORDERS

None

7. REVIEW 2015 MEETING SCHEDULE (TIMING AND LOCATION)

Mr. Quinn distributed a proposed new RSBC meeting schedule developed by Mr. Warrington and Mr. Conti. The March 3, 2015 RSBC meeting was canceled due to inclement weather delaying the approval of invoices and therefore payments to the subcontractors. In addition, there will be more invoices during the summer requiring more time to review and process. As requested by Mr. Quinn, the revised schedule addresses these timing issues and also attempts to avoid conflict with other BOE meetings. Mr. Quinn asked Ms. Ewing about the procedure to change a schedule that has already been noticed. Ms. Ewing advised to contact the Town Clerk. In response to Ms. Sawyer, Ms. Anziano will check if the September date conflicts with an open house. Mr. Quinn asked the committee to review the proposed schedule. It will be voted next meeting.

8. NEW BUSINESS

Mr. Ratner asked Ms. Anziano how things are going. Ms. Anziano said things are going well: the kids have been able to get out for recess most days and aren't bothered by the noise and "Matt and Nick" have been very responsive to address issues. Mr. Morabito described the two fire alarm incidents and advised the district procedure is to call 911 and not to rely on the alarm company.

9. PUBLIC COMMENT

None

10. ADJOURN

Motion made to adjourn by Mr. Ackley.

Motion seconded by Ms. Sawyer.

Mr. Quinn adjourned the meeting at 7:54pm.

Respectfully Submitted,

Kathleen C. Grande
RSBC recording secretary