

Riverfield School Building Committee Meeting Minutes

A regular meeting of the Riverfield School Building Committee was held on Tuesday, April 14, 2015 at 7:30 pm in the Riverfield School All Purpose Room.

Members Present:

Tom Quinn, Chair
Bill McDonald

Christine Messina, Vice Chair
John Shaffer

Members Absent:

Harry Ackley
Dan Graziadei
Maureen Sawyer

Lawrence Ratner, Secretary
Scott Thompson

Pam Iacono, RTM Liaison
Marc Patten, BOE Liaison

Also Present:

George Katinger, Brian Stone: Ken Boroson Architects; Peter Manning, Nick Conti: Gilbane Building Company; Chuck Warrington: Strategic Building Solutions

1. OPENING

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

2. PLEDGE OF ALLEGIANCE

Mr. Quinn followed the Pledge of Allegiance with a moment of silence for a son of Harry Ackley who passed away earlier this week at the age of 43.

3. APPROVE MINUTES FROM 3-17-2015 MEETING

Minutes approved with a correction to the date of the canceled RSBC meeting in Item 7.

4. APPROVE INVOICES

Mr. Warrington stated all the invoices are within scope.

Motion made by Ms. Messina

To approve the following four invoices:

Payer Service	Invoice Date Invoice #	Amount
Gilbane Professional Services	4/7/2015 19	\$585,862.10
Strategic Building Solutions Professional Services	3/30/2015 13701	\$12,444.54
Kenneth Boroson Architects Professional Services	4/7/2015 3358	\$8,887.35
Van Zelm Engineers Professional Services	3/9/2015 40673	\$1,223.10

Motion seconded by Mr. Shaffer.

Motion carried 4:0:0

5. CM /SBS CONSTRUCTION UPDATE (SCHEDULE)

Mr. Warrington reviewed the Owner's Project Manager Report dated April 14, 2015 and reported we are making good progress. Mr. Quinn added the key issue is the kettle work (roofing) will be done by the time the kids come back to school. Mr. McDonald received confirmation all slabs will have also been poured. Mr. Katinger added Garland, the roof manufacturer, will be inspecting the roofs to confirm installation conformity for the warranty. Over the next month there will be significant progress including exterior and interior framing, mechanical and plumbing, windows and masonry.

Mr. Quinn stated the next RSBC meeting is May 19th and he would like to schedule a walk-through. The walk-through will commence at 7:00 pm and be followed by a RSBC meeting at 8:00 pm.

In response to Mr. Quinn, Mr. Conti added work is really going to pick up. This Friday will be a cleanup day so the school is ready for the kids on Monday.

6. DISCUSS & VOTE ON CHANGE ORDERS

Mr. Warrington advised of a UI change order. Mr. Conti explained during construction it was discovered the existing equipment didn't meet UI standards. Mr. Stone added details about how the electric service was to be connected were not specific in the design documents.

Motion made by Mr. Shaffer

To approve SBS PCI# 19 - New United Illuminating Electrical Handhole in the amount of \$23,704.

Motion seconded by Mr. McDonald.

Motion carried 4:0:0

Mr. Warrington reviewed the Add Alternates. The team recommends staying with bituminous concrete and therefore recommends no action on Add #1 or #2. They recommend approving Add #3 – Landscaping. Mr. Quinn added we committed to the neighbors to do that. In response to Mr. Shaffer, Mr. Warrington said the landscaping products will be selected and tagged now and installed in the fall.

Motion made by Ms. Messina

To approve SBS Add # 3 – Landscaping – All landscaping as showing on L1.01 in the amount of \$20,877.

Motion seconded by Mr. Shaffer.

Motion carried 4:0:0

7. VOTE ON 2015 MEETING SCHEDULE (TIMING AND LOCATION)

Mr. Quinn moved the May 12, 2015 to May 19, 2015 (with 30 day notice) so it can be a regular rather than special meeting.

Motion made by Mr. McDonald

To accept the new RSBC schedule with the May 12, 2015 meeting being changed to May 19, 2015.

Motion seconded by Ms. Messina.

Motion carried 4:0:0

8. FF & E

The original FF&E budget the committee considered was \$350,000 but after review by FPS Central Office staff it was reduced to \$50,000 because furniture was believed to be available in other parts of the district. Now there doesn't seem to be so much available furniture. CO now estimates they need

\$170,000 for FF&E. The items have been split into 3 phases with items in Phase 1 (\$56,430) being priority items. Mr. Manning identified these items as furniture for the new classrooms. In response to Mr. McDonald, Mr. Stone reviewed the timing of the phases. Mr. Quinn recommends bidding out all phases at once to confirm price estimates. Mr. Warrington stated the contingency to be \$475,000 after funding Phase 1. At the end of July- early August the contingency fund will be reassessed.

Motion made by Ms. Messina

To proceed to bid out the Three Phase FF&E (4/1/2015 Revision) in the amount of \$170,889.

Motion seconded by Mr. Shaffer.

Motion carried 4:0:0

9. NEW BUSINESS

Mr. Quinn received a note from Central Office recommending the SmartBoards be removed from classrooms during work for a cost to the RSBC of \$18,000. Mr. Conti will look into preserving the Smartboards at a lower cost.

Mr. Warrington commended Gilbane on a great job. Mr. Quinn added he's impressed with the amount of work being done and the coordination. Mr. Conti added it's a team effort; KBA has been great.

10. PUBLIC COMMENT

None

11. ADJOURN

Motion made to adjourn by Mr. Shaffer.

Motion seconded by Ms. McDonald.

Mr. Quinn adjourned the meeting at 8:04pm.

Respectfully Submitted,

Kathleen C. Grande
RSBC recording secretary