



TOWN OF GUILFORD

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GHS Building Committee Agenda

Tuesday, August 9, 2016
Community Center 7:00 PM

Approved MINUTES

Regular Meeting

1. Call Meeting to Order: A regular meeting of the Guilford High School Building Committee was held on Tuesday, August 9th, 2016 in the Community Center's Faulkner Room and called to order at 7:15PM. Chairman Scott Pinckney presiding.
Present: Scott Pinckney, Scott Orenstein, Lawrence Rosati, Bob Jacob, Mary Beeman, Guido Petra, Margaret Molna, Bill Mulligan, Barbara Casey
Also Present: Dan Hetzler- O&G/Fusco
Kevin Fuselier, Steve Dietzko- Milone & McBroom
Cliff Gurnham, Rick Misenti- Guilford Public Schools
Tai Soo Kim, Jesse Saylor- Tai Soo Kim Partners
First Selectman Joe Mazza
BOE Chairman Bill Bloss
CT State Representative Sean Scanlon
2. Approval of minutes- 6/14/2016- tabled to next meeting.
3. Revisions to agenda, as necessary: none.
4. Public Comment: CT State Representative Sean Scanlon issued a proclamation recognizing Scott Pinckney for his work as Chairman of the GHSBC.
Bill Bloss made a speech about how the new Guilford High School building "facilitates student achievement". First Selectman Joe Mazza issued a proclamation also honoring Chairman Scott Pinckney for his work of the GHSBC.
There was a brief celebration for Scott Pinckney, who is stepping down as Chairman of the GHSBC.
5. Project Manager's report: Mr. Rosati reports that he has been reviewing the turf contract with Mr. Hetzler and Mr. Dietzko. Working on approving the last of the CDAs and CORs.

\$60,000.00 remaining. Sent an email to Mr. Dietzko about TestCon invoices. September meeting will be his last.

6. Budget and Bills

GPS: Invoice# 2016.31 \$9194.00 Athletic Field Ticket booth

Morganti: Invoice# 44 \$3438.72 July 2016 Project Management Services

HBC: Invoice# P11135 \$115,901.71 Technology

HBC: Invoice# P11126 \$96,284.77 Technology

Ciulia and Donofrio Invoice# 18975 \$436.60 Legal Costs 6/2-6/30/2016

Ciulia and Donofrio Invoice# 19031 \$969.40 Legal Costs 7/2016

Mr. Jacob made a motion to approve, seconded by Mrs. Casey. The motion carried unanimously, with no opposing or abstaining votes.

TSKP: Invoice# 55 \$2711.50 July Services

Mr. Jacob made a motion to approve, seconded by Mrs. Beeman The motion carried unanimously, with no opposing or abstaining votes.

O&G Fusco: Invoice# 49 \$449,707.04

Mr. Jacob made a motion to approve, seconded by Mrs. Beeman The motion carried unanimously, with no opposing or abstaining votes.

7. Field 4 Update: Mr. Fuselier states contractor has 73 days to complete project. Will be completed 10/18/2016, 1 day ahead of schedule. RED will be looking at the existing turf field to make sure the linework matches. NW parking lot will be used for staging area during construction; this lot to be off-limits to students/parking until completion.

8. Future Commissioning Visits

9. CM Report: Mr. Hetzler reviewed the CM report with the GHSBC. Sitework items were discussed including hydroseeding once the weather is cooler, and replacement of failed trees. Punchlist items were reviewed, including repair of tile flooring. There was discussion about how to prevent further cracking of the tile from tables. Mr. Misenti stated there are no remaining tiles from the Science Wing. Mr. Misenti and Mr. Gurnham add that the paint left during construction does not match. Mr. Hetzler stated there are two gallons per color stock on site, and that the color codes are on file. Drainage system on the canopy was discussed. Mr. Saylor suggested going back to drainage boxes. Mr. Hetzler suggested fiberglass repair to cover the wrap.

- a. CM final paperwork update for upcoming final payment
- b. Punchlist and retainage reduction review- Was distributed and emailed to the committee earlier. Includes curb return at bus loop, caulk sidewalks, drywall and carpet repair, Tecogen communications system.
- c. Radon sealing 2 rooms: Radon test was successful; another test is upcoming in November 2016. The system has controls to prevent negative draw.

- d. Irrigation at softball field – update: Training on irrigation systems with Park and Rec is now complete.
- e. 1 Year warranty walkthrough held 8/3 commissioning and non-commissioning items: Addressed in report. Auto shop and Mr. Misenti’s office require more supplemental heat; also discussed in CM report. Published notes vendor certifying system for Fire Marshal.

Monthly Progress Report: Mr. Hetzler reports a licensing problem with the cameras. They are functioning but only in main data closet. He hopes to have this resolved in the next few weeks.

10. Architect’s & Civil engineer Report

- a. Arch final paperwork update for upcoming final payment:
See report, assurance letter. TSKP will be on hand for audit. TSKP will retain project documents for 10 years. Final punchlist is ongoing through September. O&Ms from THP? Dan has a portion, but not all. Mr. Saylor can do final PR.
- b. 3rd base stone – French drain: There is concern with loose stone- good drainage, but poor playing surface. It is proposed to install turf in front of each dugout. Will draft proposal and obtain price quote. Rubber edging can be added to turf to reduce damage concerns from mowing. Should know more by 9/6/2016. No blasting necessary to install.

11. School Administration Report

Mr. Gurnham reports antenna radio system cables have been crushed or cut and repair is needed from the gym to the South corridor. The Fire Marshal also recommends replacement. Three contractors will be required to make the repairs- Conn Acoustics (\$5400.00), Prime Electric (\$6245.00), and Tactical Communications (\$6283.00), for a total quote of \$17,928.00. Mr. Gurnham will be present to supervise repairs. Mr. Petra made a motion to approve this expenditure. Mrs. Beeman seconded. Mr. Pinckney and Mr. Cunningham opposed. The motion passed 5/3.

- a. Update on state change orders – state’s schedule:

CDA 182 \$523.00
COR 399 \$0.00
COR 400 \$-4919.00
COR 401 \$7749.00
COR 403 \$5039.00
COR 406 \$6,481.00

Mr. Pinckney made a motion to approve change orders, Mrs. Casey seconded, all approved unanimously.

- b. Pricing on PR#140.2 and PR# 141.3: Mr. Gurnham priced door and \$1325.00 for acoustic work by BZ Hardware services; requests approval to pay. Mr. Pinckney made a motion to approve BZ Hardware Services, Mrs. Beeman seconded, approved unanimously.

12. Committee Reports

- a. Communications: Mrs. Beeman had nothing new to report. Mrs. Casey suggested a memorial tree or planting in honor of Richard Szycpek's wife who recently passed away. Mr. Pinckney stated whatever is decided, it must fit in with the overall landscape plan. The committee will continue to discuss.

13. Transition Planning: Mrs. Casey discussed outstanding contracts and what is to be done with the committee. It is acceptable to compose a letter turning project over to the BOE, and can meet as needed. Mrs. Casey feels only September and October meetings are necessary, with November or December being the end of the committee. She will discuss with Mr. Mazza. Mr. Pinckney suggests reporting that the GHSBC will be returning 1.7 million from this project to the town, in addition to \$500,000.00+ from other items. Mr. Mulligan and Mrs. Casey will not be voting on any new contracts. Mrs. Beeman will put together a Publicity Report. Bonding was discussed. If authoritative body is disbanded, the project is complete. No "additional money" can be used for other purposes.

Mr. Pinckney noted any warranty issues have 1 year to file a claim.

The outdoor lighting was discussed. At minimum requirement now- should this be changed or added to? Mr. Pinckney brought up use of colored LED lighting at W entrance. Mr. Saylor presented a fixture cost of \$32,000.00. Colored LED is subtle.

Mr. Pinckney made a motion to approve \$70,000.00 for lighting changes as designed, including color change LED at West entrance. Mr. Jacob seconded, all approved.

14. Executive Session (if Necessary): no Executive Session.

15. Adjournment: A motion to adjourn was made by Mr. Pinckney at 9:30 PM and seconded by Mrs. Casey and Mrs. Beeman; approved unanimously.

Respectfully Submitted,

Joan M. Dudley,

Acting Secretary