

PERMANENT PROJECT BUILDING COMMITTEE

**Town Council Chambers
North Branford Town Hall
Monday, January 10, 2011**

MINUTES OF REGULAR MEETING

Vice Chairman Steve Whalen called the meeting to order at 7:09 p.m.

Roll Call: Steve Whalen, Tony Sidera, Kirk Engstrom, David McMahon, Chris Manna

Absent: Jack Krasko, Al DeRosa, Tom Bailey, Carol Davidson, Carolyn Candelora

Others Present: Michelle Knockwood, Purchasing Assistant; Bill Choti, BOE; Larry Secor, Nafis & Young Engineers; Richard Branigan, Town Manager; Michael Scott, Newman Architects; Mayor Anthony Candelora, Roger Grant, North Branford Patch; Bob Hull, Libraries.

Citizens Statements: None.

NBIS Renovation and Expansion Project

a). Approval of Minutes for NBIS

December 13, 2010 meeting: Motion made by Dave, seconded by Chris, approved unanimously.

b). Report and Action

1. Outside Sign

There were two proposals received, one from ABC Sign and the second from New Haven Sign Company. ABC Sign's proposal was for \$39,717. for the labor, material & freight, and an alternate proposal for the Alternate Option to change from Monochrome to Color for \$4,940. New Haven Sign Company proposed

\$38,000. for labor, material and freight, and an alternate proposal for Alternate Option to change from Monochrome to Color for \$4,800. This was over the original budget, so Michelle had a discussion with Peter from New Haven Sign Company, since this was an RFP, not a bid, he was able to come up with alternates. The alternates are in the packets passed out. Peter recommends not to go with the aluminum base, combine option 1 (remove the brick columns) and option 2 (change the cast aluminum letters to ½" thick Acrylic. (He makes the acrylic letters in house). So the total with the color would be \$43,000. Tony asks if there is any money left over in the technology budget. Michelle advises yes, but the BOE was hoping to use it on additional technology expenses. Larry comments that there are 5 additional PCO's out there that add up to \$170,000. He is looking at \$880,000 left in the whole budget. Larry advises there is \$71,178. left in the technology account. Bill Choti advises that Scott is in support of the brick work with the multi-color sign on both sides. Tony states that we had previously approved \$25,000. for the sign, can the additional \$18,000. be taken from the technology budget? Bill Choti states that Scott is interested in cost sharing to make this go through. The committee discusses the color of the sign. The colors are whatever is programmed. The sign cannot be flashing, or scrolling, per DOT regulations. The sign must be color or monochrome. The sign is two sided, it will be sideways facing out to the road. Richard asks Bill if the superintendent had a preference, Bill advises that Scott would like brick and color.

Kirk makes a motion to adopt the color sign with brick and acrylic letters, eliminate the columns, and use the \$25,000. that was budgeted for the sign through construction funds and offset the rest of the cost out of the technology budget. Motion seconded by Dave.

Tony amends the motion to include the award of the contract to the low bidder, New Haven Sign Company, seconded by Dave.

Mayor Candelora asks if the sign is going to be hardwired or wireless. His concern is the distance involved. Michelle advises that it is wireless, and the distance has already been looked into.

The motion is approved unanimously.

The next discussion is the proposal from Electranet Inc. for material and labor related to the installation of new electrical power to the sign. Dave makes a motion to accept the Electranet Inc. bid in the amount of \$5,950. Motion seconded by Kirk. Richard mentions that it was the recommendation of the Board of Education, to utilize the contractor that was most familiar with their electrical system. This is why it was not bid out separately. Motion approved unanimously.

Larry advises that there are three contractors left to be paid, Ferguson, United Steel and Greenwood. As far as the roof edge detail, Attorney Donofrio has had Larry send emails to both Turner and Newman Architects. He did get a response

from Erik with Turner Construction. Larry went back to the original contract to see what takes precedence, the specs or the original drawings. Turner says it is not part of the bid to have the second layer on the roof edge. If you look at the contract the only way this could have happened was if Newman Architects agreed to this, they had to be told of any change, they were the ultimate say on what happened. There is a meeting coming up this Thursday to discuss and resolve the 9" roof edge membrane.

The independent roof inspector (Caputo) is still working on his letter, we have not heard from him yet. Tony asks if there have been any more roof leaks, Bill advises just down to the 6 original leaks. Michelle advises that we are still holding partial retentions for APG and Connecticut Mason, along with Greenwood.

Dave questions the shower base in the boy's locker room. Larry advises that 2 meetings ago Bruce was going to take the punch list and advise the items that were his, and which were day two. To date we have not heard anything from him on this. Michelle advises she will contact Bruce tomorrow.

Richard asks if there are any recommendations about the chimney that keeps leaking. Larry advises that it should be capped. Richard asks who we should contact to get an estimate? Xenelis does this work. We can contact Dwayne from Xenelis to get a price for it to be capped. Richard would like Bill Choti to contact Xenelis, then run the proposal by Larry. Michael Scott concurs with Larry that the chimney needs a metal cap with a vent.

Richard discusses an issue that he is trying to resolve with the paperwork for the project with the State, he has asked Michael on our behalf to look into this. It concerns the classification of the project. If it is classified as a renovation project there is less reimbursement from the State, then if it is classified as renovate as new (a difference of 7 to 8 million). Michael will make a call on our behalf to BSF.

Michelle asks for approval of LR-315 for United Steel, the final bond cost in the amount of \$791. Kirk makes a motion to approve PCO-103 in the amount of \$791. for United Steel, seconded by Dave, passed unanimously.

Tony makes a motion to approve the following invoices:

Ciulla & Donofrio	Invoice #14215	\$1,156.50
Nafis & Young	Invoice #533-10	\$1,922.00

Motion seconded by Kirk, approved unanimously.

Bill Choti requests to the Committee that Newman Architects provides him with a letter for his 3 year asbestos reporting information, that no asbestos material was reported in the building. Michael agrees to this.

Tony asks Larry to follow up with Mark Caputo on the roofing issue.

Financial Report – in our packets, please review at your leisure.

Atwater Library Renovation and Expansion Project

a). Approval of Minutes for Atwater Library:

December 13, 2010 meeting: Not enough members present to vote, must be tabled.

b). Report and Action

Bob Hull advises that an issue has come up with the phone in the elevator at Smith Library.

Richard comments on Atwater that he received a comment from the Director of Public Works about the new heating system under the sidewalk that he no longer has to worry about this. Mr. Hull does a great job with it.

Only item left to be done at Atwater Library is the additional light fixture downstairs. This will be done on Thursday.

As far as the additional signage at Atwater and the speed issues, it has been referred to the traffic authority, we have not yet heard from the Police Commission on this. The questions have also been proposed to the Mayor on this, as far as having a traffic study done. The curb has been painted by Public Works, and this has helped.

Tony asks about the heating system and the efficiency of it. Bob feels it is too early to comment on the efficiency of it. As far as the functionality of it, it functions very well. So far, he feels the bills are in line. There are no fuel costs, no oil at all.

Tony makes a motion to approve the following invoices for Atwater Library:

Power & Network Solutions	Invoice #1018	\$3,865.00
Pinnacle One	Invoice #0357311	\$ 382.46

Motion seconded by Kirk, approved unanimously.

Bob Hull is working on the elevator phone at Smith Library. The phone has been functioning until there was a State inspection, and the inspector advised the phone was not working. Eagle Elevator came out and said the phone was okay. The State inspector came out a second time and advised the phone was not working. Bob contacted AT&T, they came out and advised the phone line was not working. They thought it might be an outside problem. As of today, Bob has not had a chance to check and see if they have checked the outside line. Eagle Elevator is supposed to be monitoring this phone. You

push a button and they are to answer the phone. Bob will call AT&T tomorrow to see if a truck has been sent out, and if so when. He will also have a staff member check the phone to see if it is working. Richard advises that we need to respond in writing to the State elevator inspector since we have received written notification from them. Richard advises Bob to document what has transpired on this issue.

Discussion – Referral – Stanley T. Williams Elementary School Interior Renovation Project

A report has been submitted from Don Winnicki, BOE for the cost for the above project. Richard advises to the chairperson that a report needs to be submitted to the Town Council.

The Committee may also be receiving from the Town Council a request relative to the next phase of the Stanley T. Williams conversion. Estimated budget will be \$200,000. The Building Committee will be supplemented by 2 additional members from the Parks and Recreation Commission.

Adjournment: On a motion made by Tony, seconded by Kirk, approved unanimously, the meeting adjourned at 8:07 p.m.

Respectfully submitted,

Janet Canning, Clerk