

**MINUTES  
WATERFORD SCHOOL BUILDING COMMITTEE  
THURSDAY, JULY 23, 2009 SPECIAL MEETING**

**A tour of the new Oswegatchie Elementary School was given at 5:00 p.m. before the scheduled meeting. Those in attendance were: Mark Allen, Ken Biega, Michael Cannamela, Randall Collins, Patricia Fedor, Al Jacunski, John Koning, Gus Kotait, Nancy Macione, James Miner, III, Craig Powers, Dan Steward, and Alan Wilensky**

**PRESENT: Michael Cannamela, Mark Hanson, John Koning, Jody Nazarchyk, James Norton, and Alan Wilensky**

**ABSENT: Jonathan King**

**STAFF: Dr. Randall H. Collins, Superintendent of Schools; Ed Crane, Director of Information Technology; Patricia Fedor, Principal, Southwest Elementary School; Nancy Macione, Principal, Oswegatchie Elementary School; James Miner, III, Director of Buildings and Grounds; Craig Powers, Assistant Superintendent; Terri Young, Recording Secretary**

**I. ESTABLISHMENT OF A QUORUM AND CALL TO ORDER**

Chairman, Mark Hanson, established a quorum and called the meeting to order at 6:00 p.m.

**II. RECOGNITION OF VISITORS/PUBLIC COMMENT**

Mark Allen, O & G Industries; Kenneth Biega, O & G Industries; W. Albert Jacunski, Jacunski Humes Architects; Kathleen McCarty, Board of Education; Larry Schilling, O & G Industries; Gregg Smolley, JCJ Architecture.

**III. CORRESPONDENCE/INFORMATIONAL ITEMS**

**1. Letter dated July 1, 2009 to Daniel Steward from Ruth Beers regarding the Quaker Hill Elementary School Project.**

**IV. SUPERINTENDENT'S REPORT**

There was no report.

**V. CONSENT AGENDA**

**CHANGE ORDERS**

**OSWEGATCHIE CHANGE ORDERS**

1. Kobyluck: Furnish and install additional pre-cast concrete curbing to be used as a restraint for pervious pavers in the amount of \$19,000.  
**Net change: \$19,000.00**
2. Eastern Energy Services, LLC: Add humidity control in the amount of \$11,440.00  
**Net change: \$11,440.00**
3. Nationwide Moving & Storage: Overages and additions to contract in the amount of \$1,355.75  
**Net change: \$1,355.75**
4. HB Communications, Inc.: Additional scope of work for the TV's and Streaming Video was added and changed when reviewing with Nancy Macione and Ed Crane in June for the Nurses Suite 104, Office #119, Office 240 and Office 201. Other TV mounts were changed due to the building structure and the café projector to accommodate the projector image in the amount of \$6,685.00  
**Net change: \$6,685.00**
5. The Ergonomic Group: Cisco network adapter and tripp lite smartrack in the amount of \$1,142.00  
**Net change: \$1,142.00**
6. GDA: supply and install additional step and gate at stair #4 in the amount of \$1,848.00  
**Net change: \$1,848.00**
7. Kobyluck: Supply and install additional sidewalks at nurse's exit door and play area and two bollards at propane line in the amount of \$5,100.00  
**Net change: \$5,100.00**

**MOTION #1: That the Waterford Building Committee approves the Oswegatchie Change Orders as presented.  
Nazarchyk, Cannamela – Unanimous**

**QUAKER HILL CHANGE ORDERS**

1. Milton C. Beebe & Sons, Inc.: SKC-046 install an additional 5' wide concrete walk from the east side of the school to the kindergarten play area in the amount of \$8,400.00  
**Net change: \$8,400.00**
2. Milton C. Beebe & Sons, Inc.: ASI-242 cut in a new handicap ramp at the main entrance in the amount of \$3,850.44.  
**Net change: \$3,850.00**
3. Dicin Electric: Install the wiring and circuits for the dishwasher and water heater per ASI84 in the amount of \$6,580.96  
**Net change: \$6,580.96**

4. Noble Construction: Cut the window frames supplied for louver openings in the amount of \$2,235.69  
**Net change: \$2,235.69**
5. P&D Mechanical: Revise the piping for the art room sink per ASI 115, SK-124 in the amount of \$2,249.57  
**Net change: \$2,249.57**
6. P&D Mechanical: Repair the VFD's due to lighting strike damage in the amount of \$1,985.14  
**Net change: \$1,985.14**
7. P&D Mechanical: Change the water closets and lav fixtures in kindergarten and staff toilet per ASI 98 & 112 in the amount of \$942.60  
**Net change: \$942.60**
8. Milton C. Beebe & Sons: Construction of an access road on the east side of the tennis courts per SKC-050 in the amount of \$30,171.00  
**Net change: \$30,171.00**
9. Milton C. Beebe & Sons: Change the dumpster enclosure from asphalt to concrete per ASI251 in the amount of \$16,564.20  
**Net change: \$16,564.20**

**MOTION #2: That the Waterford School Building Committee approves the Quaker Hill School Change Orders as presented.  
Koning, Nazarchyk – Unanimous**

#### **GREAT NECK CHANGE ORDERS**

1. Eastern Energy Services COR 414-001: Provide modifications to plumbing/hvac scope of work as required by ASI-013 in the amount of \$10,890.00.  
**Net change: \$10,890.00**
2. Eastern Energy Services COR 414-002: Provide Smith Manufacturing "Fresh Air Inlets" at all overflow roof drains per ASI-003 in the amount of \$1,106.33  
**Net change: \$1,106.33**
3. Kobyluck COR 401-001: Provide 3<sup>rd</sup> party inspection for monitoring of water treatment system and the discharge of treated water to site ground surface in the amount of \$29,370.00  
**Net change: \$29,370.00**
4. Kobyluck COR 401-003: Remove unsuitable soils below building structure and replace with 3/8" crushed stone and controlled granular/structural fill at building "A" in the amount of \$348,810.00  
**Net change: \$348,810.00**
5. Kobyluck COR 401-002: Offsite disposal of transite UG piping encountered during excavation for building "A" in the amount of \$2,386.14  
**Net Change: \$2,386.14**

**MOTION #3: That the Waterford School Building Committee approves the Great Neck Change Orders as presented.  
Nazarchyk, Koning – Unanimous**

**VI QUAKER HILL SCHOOL**

**Architect's Report Quaker Hill School: Jacunski Humes, LLC**

Mr. Jacunski reported that they are just finishing up the remaining items.

**Construction Manager's Report Quaker Hill School: O & G**

Mr. Biega reported that they are working on correcting the swales. The next item will be the access road; replacing the asphalt. August 15<sup>th</sup> they will reseed the area and install pavers. Miscellaneous items on the Punch List are being taken care of; the painter is coming back to finish up, and the commissioning agent will balance out the remaining issues.

1. Discussion and approval of Miller Fence proposal to supply the material, labor and equipment to remove and dispose of the existing tennis court wire; replace 1 damaged line post with a new 2.5" post; repair 6 existing posts by chiseling down the exposed concrete and reinforcing the posts; install new chain link green vinyl coated wire and adjust the existing gates and install new chain link wire using #8 gauge chain in the amount of \$9,200.00.

**MOTION #4: That the Waterford School Building Committee approves the Miller Fence Proposal to supply material, labor and equipment to remove and dispose of the existing tennis court wire; replace 1 damaged line post with a new 2.5" post; repair 6 existing posts by chiseling down the exposed concrete and reinforcing the posts; install new chain link green vinyl coated wire and adjust the existing gates and install new chain link wire using #8 gauge chain in the amount of \$9,200.00.  
Wilensky, Cannamela – Unanimous**

2. Discussion and approval of Miller Fence proposal to supply the material; equipment and labor to install 180' – 190' of 4' tall #9 gauge galvanized chain link fence including installation of 2.5" terminal posts; 2" line posts and 1 5/8" top rail. All posts will be set into concrete bases and 6" bollard filled with and set in concrete will be included in the amount of \$3,850.00.

The turn-around area is where the work will be done; Schoolhouse Lane overlooking Smith's Cove where the dumpsters are located near the side of the building near the Gymnasium.

**MOTION #5:**           **That the Waterford School Building Committee approves the Miller Fence Proposal to supply the material; equipment and labor to install 180' – 190' of 4' tall #9 gauge galvanized chain link fence including installation of 2.5" terminal posts; 2" line posts and 1 5/8" top rail. All posts will be set into concrete bases and 6" bollard filled with and set in concrete will be included in the amount of \$3,850.00.**  
**Wilensky, Nazarchyk – Unanimous**

3. Discussion and approval of additional FF&E for Quaker Hill School as outlined below in the amount of **\$43,960.82:**
  - Third Kindergarten Classroom Furniture in the amount of \$7,468.80**  
This is needed for when we need to have three sections of kindergarten. For the second year now we do need three sections of kindergarten. Last year we built the additional classroom by taking furniture from other classrooms.
  - Classroom Bookcase in the amount of \$8,091**  
Addition of 1 bookcase for classroom reading materials for students.  
The order has 31 units.
  - Special Education Storage and Furniture in the amount of \$7,742.36**  
Due to some smaller office areas the need to centrally store materials and to add some missing furniture.
  - Computer Room in the amount of \$11,658.30**  
Computer Room furniture. The furniture ordered is for older students and will be moved to WHS.
  - Art Room Table in the amount of \$922.50**  
The art room needs 5 tables to handle the larger classes
  - FLES Room in the amount of \$1,620.00**  
Student work tables
  - Main Office in the amount of \$277.20**  
Secretary's computer station
  - Nurse's Treatment Room in the amount of \$2,252.68**  
Storage and shelving units for nurse's room

**Workroom in the amount of \$958.64**

Storage needed for workroom

**Library Memorial Reading Area in the amount of \$2,319.34**

Book carousel and chair

**Delivery and Install in the amount of \$650****Total \$43,960.82**

A lengthy discussion ensued regarding problems encountered with the third Kindergarten, the storage issues, the computer room furniture that was a problem for younger students, and the items that needed to be compatible with the FF&E at the new Oswegatchie and Great Neck schools.

**MOTION #6:**           **That the Waterford School Building Committee approves the additional FF&E for Quaker Hill School as outlined above in the amount of \$43,960.82.**  
**Cannamela, Nazarchyk – Unanimous**

**VII. OSWEGATCHIE SCHOOL****Architect's Report Oswegatchie School: Jacunski Humes, LLC**

Mr. Jacunski reported that they are doing the Punch List which is going to be a lot easier than previous Punch Lists; there are fewer imperfections with the Oswegatchie School Project. So far they have found only one broken window.

**Construction Manager's Report Oswegatchie School: O & G****1. Monthly Progress Report #17**

Mr. Kotait showed slides of the progress on the Oswegatchie School Project. The North side swale near the bus loop was shown; the sidewalk prep, the Main Entrance, Lobby, and Band Platform were also shown. The excavator to be used for the demolition arrived; abatement is still ongoing; the demolition will follow the abatement. They will start with the portable classrooms then go on to the septic tank on the other side. The demolition will probably take about 3 weeks, the sidewalks will be finished soon, and the hydro seeding will start the first week in August. When the students come back to school, they will not be allowed to walk on the grass. The area will be temporarily fenced off until the grass is sturdy enough to withstand the traffic. The Bus Loop will be started in September, Security cameras are being installed, and lighting controls are installed; we do have a functioning system with just a few minor problems. The Fire Alarm has been tested with the Fire Marshall.

**VIII. GREAT NECK SCHOOL**

**Architect's Report Great Neck School: Jacunski Humes, LLC**

Mr. Jacunski reported that they are working in harmony with O & G on the construction process.

**Construction Manager's Report Great Neck School: O & G**

Mr. Allen showed slides on the progress at Great Neck School. The lower retention basin was shown south to north, the parking area was shown, structural steel was started on Building A, and the steel metal deck on the southeast corner of Building A was also shown. The concrete slab will start on August 6<sup>th</sup>. On Building B, underground piping is done in the kitchen area. The old building has been removed and backfilled. Another slide of the structural steel showed progress from west to east as of 2 weeks ago. The Geothermal system has 63 of the 95 wells drilled so far. Mr. Allen showed the area where the remaining wells will be drilled. A noise meter will arrive tomorrow to record the noise levels in the area.

**IX. WATERFORD HIGH SCHOOL**

**Architect's Report Waterford High School: JCJ Architecture**

Mr. Gregory Smolley did not give a report.

1. Discussion and action on G802-02 amendment to the Professional Services Agreement between the Town of Waterford and JCJ Architecture to proceed with Design, Development, Construction Documents, Competitive Bidding Construction Administration, Technology Services and Equipment Design, Furniture, Fixtures and Equipment Design Services for the Waterford High School Project – H07078.01.

**MOTION #7: That the Waterford School Building Committee approves the G802-02 amendment to the Professional Services Agreement between the Town of Waterford and JCJ Architecture to proceed with Design, Development, Construction Documents, Competitive Bidding Construction Administration, Technology Services and Equipment Design, Furniture, Fixtures, and Equipment Design Services for the Waterford High School Project – H07078.01. Wilensky, Cannamela – Unanimous**

**1. Discussion and action on Third Party Code Review Proposal for Waterford High School**

A Letter of Agreement was received from Pierz Associates, proposing a code compliance review of schematic design documents to determine the degree of compliance with the 2005 Connecticut State Building and Fire Safety Codes and adopted referenced standards, including the proposed 2009 amendments to the Code, for approximately 235,700 square feet of planned renovations and additions to the Waterford High School, and to prepare a written report summarizing the review findings.

After a brief discussion, Mrs. Nazarchyk questioned the necessity to have a third party do a Code Review.

**MOTION #8: That the Waterford School Building Committee approves the Proposal from Pierz Associates to conduct a Schematic Phase Code Compliance Review and report not to exceed \$5,500.00. Wilensky, Cannamela – Unanimous**

**X. OLD BUSINESS**

**1. Approval of Minutes – June 17, 2009**

**MOTION #9: The Waterford School Building Committee approves the Minutes of the June 17, 2009 Special Meeting. Nazarchyk, Wilensky – 4-0-2**

In Favor – Hanson, Nazarchyk, Norton, Wilensky  
Opposed – 0  
Abstained – Cannamela, Koning

**XI. BILL LIST (See Attached)**

**MOTION #10: That the Waterford School Building Committee approves the Bill List as presented. Koning, Nazarchyk – Unanimous**

**XII. ADJOURNMENT**

**MOTION #11: That the Waterford School Building Committee adjourns the Special Meeting at 6:55 P.M. Wilensky, Nazarchyk – Unanimous**



Project #152-	School	Stage	Vendor	Description	Invoice#	Amount
0099	QH	n/a	Waterford Bd of Ed	Cust/maint overtime	7/14/09	\$201.14
0099	QH	n/a	Waterford Bd of Ed	Cust/maint overtime	7/15/09	\$133.34
0099	QH	n/a	McCarthy Concrete	Concrete	11	\$22,004.64
0099	QH	n/a	United Rental	Repair scissor lift	80824674	\$838.97
0099	QH	n/a	Amano	Fire alarm	KS294	\$1,792.00
0099	QH	n/a	CDH Energy Corp	LEED documentation	481-1	\$10,000.00
0099	QH	n/a	ME O'Brien	Playground equipment	I090683	\$13,598.00
0099	QH	n/a	The Warehouse	Kitchen equipment	310064	\$845.00
0099	QH	n/a	O&G	Reimburse fire proof	7/2/09	\$6,231.60
0099	QH	n/a	Mark Parker	Mowing at QH School	7/11/09	\$485.00
0099	QH	n/a	Special Testing	Testing	23266	\$154.00
0099	QH	n/a	Amano Integrated	Speakers	July 16, 2009	\$7,784.00
0099	QH	n/a	Amano Integrated	Intercom boards	July 16, 2009	\$2,717.00
n/a	OSW	n/a	Waterford Bd of Ed	Cust/maint overtime	7/14/09	\$1,162.20
n/a	OSW	n/a	Waterford Bd of Ed	Cust/maint overtime	7/14/09	\$237.84
n/a	OSW	n/a	Jacunski Humes	Additional services	09151	\$8,934.75
n/a	OSW	n/a	Jacunski Humes	Professional Services	09150	\$12,825.00
n/a	OSW	n/a	CL&P	Utilities	513200440 43	\$1,002.00
n/a	OSW	n/a	CL&P	Utilities	511287840 63	\$93.64
n/a	OSW	n/a	CL&P	Utilities	517898820 08	\$20.06
n/a	OSW	n/a	CL&P	Utilities	512080440 08	\$2,549.51
n/a	OSW	n/a	CL&P	Utilities	512080440 08	\$2,762.96
n/a	OSW	n/a	CL&P	Utilities	517618640 73	\$12,257.22
n/a	OSW	n/a	ATT	Phone service	860447791 5	\$121.45
n/a	OSW	n/a	ATT	Phone service	860447791 5	\$96.70
n/a	OSW	n/a	MCI	Phone service	1EW52245	\$18.83
n/a	OSW	n/a	The Ergonomic	IT equipment	643202	\$27,234.00
n/a	OSW	n/a	The Ergonomic	IT equipment	643674	\$4,042.00
n/a	OSW	n/a	The Ergonomic	IT equipment (credit)	644044	(\$7,988.00)
n/a	OSW	n/a	The Ergonomic	IT equipment	641412	\$562.00
n/a	OSW	n/a	The Ergonomic	IT equipment	642520	\$108,334.00
n/a	OSW	n/a	Waterford Board of Ed	Cust/maint overtime	July 14, 2009	\$1,400.04

n/a	OSW	n/a	HB Communications	IT equipment	90072062	\$128,907.00
n/a	OSW	n/a	HB Communications	IT equipment	90072632	\$190.00
n/a	OSW	n/a	Consulting Engineering	Professional services	0000014	\$9,360.78
n/a	OSW	n/a	A Royal Flush	Portable toilets	C-324897	\$715.00
n/a	OSW	n/a	Corporate Express	P.O. #200271 labels	95836113	\$18.68
n/a	OSW	n/a	Independent Labs	Professional services	8350-O	\$860.00
n/a	OSW	n/a	Independent Labs	Professional services	8350-P	\$1,332.50
n/a	OSW	n/a	M/Space	Portable	RI10022	\$5,242.00
n/a	OSW	n/a	Robert H. Lord	Furniture	26567	\$592.10
n/a	OSW	n/a	Robert H. Lord	Furniture	26566	\$4,986.49
n/a	OSW	n/a	Robert H. Lord	Furniture	26565	\$5,224.86
n/a	OSW	n/a	Robert H. Lord	Furniture	26564	\$35,443.61
n/a	OSW	n/a	O&G	Construction Mgmt Svc	00019	\$70,535.00
n/a	OSW	n/a	Eastern Energy Service	Plumbing/hvac	00016	\$14,055.25
n/a	OSW	n/a	Connecticut Electrical	Electrical/telecommun	16	\$16,874.13
n/a	OSW	n/a	Greenwood Ind.	Roofing & flashing	ELEVEN	\$3,800.00
n/a	OSW	n/a	BW Dexter	Masonry	12	\$23,592.30
n/a	OSW	n/a	HHS Mechanical	Fire protection	15	\$950.00
n/a	OSW	n/a	G. Donovan	General trades	08-015-00013	\$247,162.69
n/a	OSW	n/a	Kittredge Equip.	Food service equip.	VII	\$17,177.90
n/a	OSW	n/a	Urban Contractors	Flooring	9	\$21,897.50
n/a	OSW	n/a	MacKenzie Painting	Painting	9	\$7,217.15
n/a	OSW	n/a	Kobyluck	Earthwork	00013	\$104,542.59
n/a	OSW	n/a	Kone	Elevator	FIVE	\$3,410.35
n/a	OSW	n/a	Amano Integrated	Pull station covers	July 16, 2009	\$2,983.00
n/a	GN	n/a	CL&P	Utilities	51856974043	\$1,083.42
n/a	GN	n/a	CL&P	Utilities	51856974043	\$103.37
n/a	GN	n/a	CL&P	Utilities	51856974043	\$188.77
n/a	GN	n/a	City of New London	Fire service	9005-14308	\$84.67
n/a	GN	n/a	City of New London	Water	44907-28158	\$122.93
n/a	GN	n/a	CLA	Professional services	1S	\$2,592.50
n/a	GN	n/a	Special Testing	Testing services	23204	\$7,360.00
n/a	GN	n/a	Special Testing	Testing services	23249	\$6,296.38
n/a	GN	n/a	Consulting	Professional services	0000003	\$2,258.30

			Engineering			
n/a	GN	n/a	A Royal Flush	Portable toilets	C-325268	\$166.00
n/a	GN	n/a	Jacunski Humes	Professional Services	09152	\$16,430.00
n/a	GN	n/a	Jacunski Humes	Reimbursables	R0912	\$4,664.00
n/a	GN	n/a	O&G Industries	Construction mgt	00005	\$62,282.78
n/a	GN	n/a	Eastern Energy	Plumbing/HVAC	00002	\$64,481.25
n/a	GN	n/a	Kobyluck Construction	Earthwork	00003	\$396,751.92
n/a	GN	n/a	John Strafach & Sons	Cast in place concrete	00003	\$227,601.00
n/a	GN	n/a	Coastal Steel	Steel	00004	\$222,696.07
n/a	GN	n/a	HHS Mechanical	Fire protection	00002	\$475.00
n/a	GN	n/a	Electrical Contractors	Electrical systems	00002	\$65,075.00
n/a	GN	n/a	Manafort Brothers	Bldg abatement	00004	\$950.00
n/a	WHS	n/a	JCJ Architecture	Professional services	00009	\$31,528.83

**Respectfully Submitted**

**Terri Young  
Recording Secretary**