

**MINUTES**  
**WATERFORD SCHOOL BUILDING COMMITTEE**  
**SPECIAL MEETING, TUESDAY, DECEMBER 21, 2010**

**PRESENT:** James Norton, Jody Nazarchyk, John Koning, Michael Cannamela, Alan Wilensky, and Rob Brule

**ABSENT:** Mark Hanson

**STAFF:** James Miner, Director of Buildings and Grounds

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

Acting Chairman Wilensky established a quorum and called the meeting to order at 5:30 p.m.

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

Don Macrino, Principal Waterford High School, Shane Vallee, WATERFORD Drama Director, Waterford High School; Greg Smolley and William Ayles of Jeter Cook & Jepson; Al Jacunski, Jacunski Humes; Gus Kotait and Dave Lemelin, O&G Industries.

**III. CORRESPONDENCE/INFORMATIONAL ITEMS**

There was no comment on correspondence/informational items

**IV. SUPERINTENDENT'S REPORT**

There was no report.

**V. CONSENT AGENDA**

There was no consent agenda.

**VI. CLARK LANE MIDDLE SCHOOL**

**MOTION #1** That the Waterford School Building Committee accept the Clark Lane Middle School Stage 1 (State Project #152-081) and Clark Lane Middle School Project Stage 2 (State Project #152-098) as complete.  
Nazarchyk, Koning-Unanimous

**VII. QUAKER HILL SCHOOL**

Punch list is completed except for trees which will be addressed in the Spring. The LEED certification is still in process and being reviewed.

**VIII. OSWEGATCHIE SCHOOL**

**Architect's Report Oswegatchie School: Jacunski Humes, LLC**

Mr. Jacunski advised the Committee that the punch list has been completed. He will confirm with the roofing contractor on the completion of the roof issues.

**Construction Manager's Report Oswegatchie School: O&G**

Mr. Kotait stated that the as builts were submitted for Oswegatchie.

**IX. GREAT NECK SCHOOL**

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

Mr. Jacunski advised the Committee that the roof issues have been completed.

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

Mr. Kotait stated that the as builts for Great Neck School were submitted and have been sent to BVH Engineering for review.

The committee discussed lighting concerns at Great Neck School. There are two separate issues: 1) There is a glare condition from the roof which is affecting properties and 2) the site lighting needs to stay "on site". It was the consensus of the committee to look into the roof glare issue and report back to the committee with any possible solutions. As for the site lighting issue, the property owners should speak with Planning and Zoning since the site lighting plans were approved by Planning and Zoning and they may be able to suggest a solution.

**MOTION #2:** That the Waterford School Building Committee request that Jacunski Humes and O&G Industries assess the roof glare problem at Great Neck School and present any solutions to the committee at the January meeting.  
Brule, Nazarchyk-5-0-1  
In favor: Norton, Nazarchyk, Koning, Wilensky, and Brule  
Opposed: None  
Abstain: Cannamela

Mr. Jacunski thanked the committee for the opportunity to work in Waterford. The projects were successful and he enjoyed his experience in Waterford.

## **X. WATERFORD HIGH SCHOOL**

### **Architect's Report Waterford High School: Jeter, Cook & Jepson**

Greg Smolley introduced William Ayles who has been working on the Waterford High School project with O&G.

### **Construction Manager's Report Waterford High School: O&G**

#### **1. Review of bids for Waterford High School**

Mr. Kotait advised the committee that the full tabulations for the bids should be completed for the next meeting. The bids came in at approximately \$5 million under budget.

The timeline of the project was discussed. Mr. Kotait advised that they should start seeing movement approximately mid January on fencing installations and Miner Lane improvements. Mr. Brule asked about the fencing that was being taken down. Would like to see it recycled as it is in very good shape and could be used by any one of several groups in Town. Mr. Kotait and Mr. Lemelin stated that they will ask the contractor to save what they can for future use. Mrs. Nazarchyk asked about events being scheduled at Waterford High School. According to Mr. Kotait, the abatement portion of the project will begin this Summer. At that point, there can be no events in the building.

#### **2. Discussion and possible action on Waterford High School bid package 1.02 Sitework for Waterford High School**

Mr. Kotait stated that he had checked references and made a site visit to the C.J. Fucci company in New Haven. He is confident that C.J. Fucci can perform the work required. Mr. Brule expressed his concern regarding the lack of irrigation for ALL fields and strongly encouraged getting a cost estimate for the work. Mr. Wilensky agreed stating that with the bids coming in lower than expected, it gives the committee an opportunity to re-look at what we want in the new school.

**MOTION #3:** That the Waterford School Building have JCJ and O&G investigate the costs associated with irrigating all of the athletic fields at Waterford High School.  
Brule, Cannamela-Unanimous

**MOTION #4:** That the Waterford School Building Committee award bid package #1.02 – Sitework to C.J. Fucci Constructino of New Haven, Connecticut in the amount of \$8,988,000.  
Nazarchyk, Koning-Unanimous

#### **3. Discussion and possible action on award of Special Inspection and Testing Services to Special Testing Labs**

**MOTION #5:** That the Waterford School Building Committee award bid for Special Inspections and Testing Services to Special Testing Labs, Inc. of Bethel, Connecticut.  
Nazarchyk, Brule-Unanimous

## **XI. OLD BUSINESS**

### **1. Approval of Minutes: November 16, 2010**

**MOTION #6:** That the Waterford School Building Committee approve the minutes of the November 16, 2010 meeting.  
Nazarchyk, Koning-U

**XII. NEW BUSINESS**

Mr. Brule asked what involvement the administration will have going forward. Mr. Miner stated that he will be the representative going forward for this project.

**XIII. BILL LIST**

**MOTION #7:** That the Waterford School Building Committee approve the bill list dated December 21, 2010 as presented.  
Nazarchyk, Koning-U

**XIV. ADJOURNMENT**

**MOTION #8:** That the Waterford School Building Committee adjourn the meeting at 6:30 p.m.  
Cannamela, Nazarchyk-U

**XII. Bill List December 21, 2010**

Project #152-	School	Stage	Vendor	Description	Invoice#	Amount
0099	QH	n/a	Trugreen	Lawn services	420108	\$233.00
0099	QH	n/a	Trugreen	Lawn services	449500	\$233.00
n/a	OSW	n/a	HHS Mechanical	Fire Protection	17	\$2,952.60
n/a	GN	n/a	Ergonomic Group	Professional Services	701968	\$250.00
n/a	GN	n/a	Ergonomic Group	Professional Services	701967	\$18,350.00
n/a	GN	n/a	All Habitat Services	Mulching	20100546	\$850.00
n/a	GN	n/a	Consulting Engineering	Professional Services	0000020	\$900.00
n/a	GN	n/a	Ergonomic Group	Locking wall mount kit	701216	\$300.00
n/a	GN	n/a	Cherry Hill Glass	Entrances and storefronts	00010	\$2,850.00
n/a	GN	n/a	Electrical Contractors	Electrical systems	00019	\$47,884.82
n/a	GN	n/a	Electrical Energy Syst.	Special Systems	00015	\$950.00
n/a	GN	n/a	John Strafach & Sons	Cast in place concrete	00012	\$18,665.66
n/a	GN	n/a	Eastern Energy	Plumbing	00019	\$293.74
n/a	GN	n/a	HHS Mechanical Contr	Fire Protection	00014	\$4,750.00
n/a	GN	n/a	Civitello Masonry	Masonry	00011	\$71,673.09
n/a	WHS	n/a	A Royal Flush	Portable toilets	C-371714	\$166.00
n/a	WHS	n/a	CL&P	Utilities	51818835019	\$358.16
n/a	WHS	n/a	Crest Graphics	Copy services	30-848841	\$135.57
n/a	WHS	n/a	CL&P	Utilities	51818835019	\$552.41
n/a	WHS	n/a	O&G	Construction Mgmt	00001	\$112,500.00
n/a	WHS	n/a	The Day	Advertising	D93036	\$292.10
n/a	WHS	n/a	JCJ	Professional services	000000026	\$65,147.10