

**-Regular Meeting Minutes
CAPITAL PROJECT BUILDING COMMITTEE
Municipal Center – Room 302**

Committee: Capital Project Building Committee

Date: November 12, 2019

Time: 6:00 pm

Attendees: Tom Arcari, Mark Belanger, Steve Martino, Richard Negro, Jim Tufts, Ken Restelli

Absent: Tom Lozaw, Gil Nadeau

Also Present: Facilities Director: Steve Busel, O&G: Mark Sedensky, Water Pollution Control Superintendent: Joe Alosso. Assistant to the Town Manager: Scott Colby, Tighe & Bond: Stephen Seigal

Early Departure:

Call to Order:

The meeting was called to order at 6:00 pm by Chairman Mark Belanger.

Approval of Minutes:

STEVE MARTINO MADE A MOTION TO APPROVE THE MINUTES FOR THE REGULAR MEETING ON OCTOBER 28, 2019. RICHARD NEGRO SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

Update on the WPCF Phosphorus Upgrade Project

Mr. Alosso stated that the project is on schedule for completion in March or April 2020 and that the project is going very well. Mr. Siegal from Tighe & Bond then reviewed Change Order # 26A that was tabled pending more information from the last meeting.

CR-26A: Wiring of New Devices to LCP-4 rather than SBR CP

It was recognized by Chris Knapp and Ron Smith, who were together on site on September 12th, that the change made to CR-26 (to bring the eight new signals to LCP-4 rather than the SBR Control Panel) is not possible without installing an additional input module in LCP-4. The CR-26A is in the sum of \$4,443.17.

Mr. Seigal stated that there was new instrumentation that needs to be added that would add enhancements to the project. The company involved wanted to charge the project \$90,000 to do the work. The in-house programmer said there is a much simpler solution and the cost would be much less. He determined the cost of the upgrade would be \$4,443.17. After discussion, the Committee was satisfied and moved forward to approve Change Order #26A.

STEVE MARTINO MADE A MOTION TO APPROVED CHANGE ORDER 26A FROM TIGHE & BOND IN THE SUM OF \$4,443.17. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

Mr. Alosso then submitted an additional Change Order #CR-60.

CR-60: Revised Bid Item #6 Unit Price

Bid item #6 on the Form for General Bid is Contaminated Soil Transportation and disposal, per ton. The contract cost for this unit price item is \$400/ton. The estimate quantity per the bid documents was 500 ton. Per section 00700 General Conditions, part 13.03 Unit Price Work, subsection E, the contractor or owner may seek an adjustment in the contract unit price after determination of actual quantities and classification of Unit Price Work.

Based on the soil test results dated 9/26/19 and 10/9/19 and the overall determined quantity of polluted soil to be removed from the site of approximately 1020 tons, Daniel O'Connell's Sons would like to offer a revised unit price of \$70/ton.

For this unit price Daniel O'Connell's Sons will assume all responsibilities for the polluted soil. Handling of the polluted soil including transportation and disposal would be completed in full accordance with all requirements of specification section 02120 as submitted in submittal 02120-01.

If this revised unit price is accepted and Daniel O'Connell's Sons perform the work of hauling and disposing of the estimated 1020 tons of polluted soil, DOC will consider CR-17 to be void.

After much discussion:

STEVE MARTINO MADE A MOTION TO APPROVE CR-60 REDUCING THE AMOUNT OF THE CONTAMINATED SOIL FROM \$400/TON TO \$70/TON. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

O&G: Update on the Wheeler School Project

Mr. Sedensky reviewed with the Committee the Monthly Progress Report No. 8. He reported that Phase 1, Phase 1A (Mechanical Room) are 100% completed. Phases 2, 2A and 2B are 99% complete. They are still working on Phase 3 with 70% completion. The additional corridor that was added connecting the wings is 100% complete and sitework is 97% complete. The project is moving along nicely. He also reported the project is on budget. The CM Construction Funds available are approximately \$277,355.00 and the CMR or owners funds available are \$689,494.00. Mr. Sedensky feels that the project is on schedule and under budget. The PreK classrooms will be turned over to the school after the Holiday break and the punchlist is ongoing. Discussion continued.

Mr. Sedensky they reviewed the Change Orders with the Committee:

PCO 00060.2: Balance of Mizzy Summer 2019 HazMat

Mizzy COR #017, Mizzy COR 020

#1. Mizzy COR #17: Finish additional labor and material to perform ACM removal of demolition locations identified as containing asbestos containing material. Work to be performed by Environmental services Inc. (ESI) through Mizzy Construction. Due to the high volume of work. This summer at Wheeler and other projects, Select Demo cannot properly man the project to perform this additional work within the timeframe required to maintain schedule. Previous O&G PCO 60 & Mizzy CO #7 was to be adjusted based on final work.

#2. Mizzy COR #20: Cost to remove ACM material at brick infill and repair at west boiler room and north kitchen elevations. PCO 00060.2 is in the sum of \$0.00.

STEVE MARTINO MADE A MOTION TO APPROVE PCO 00060.2 DATED NOVEMBER 11, 2019 IN THE SUM OF \$0.00 TO THE PROJECT. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00098: Custodial Office B108 Return Air

Per Owner request and CES response to RFI 149: Provide 6x6 exhaust duct and 6x6 exhaust grill balanced to 20 CFM. Connect exhaust duct to main located in adjacent bathroom B107. PCO 00098 is in the sum of \$1,477.00.

STEVE MARTINO MADE A MOTION TO APPROVE PCO 00098 DATED OCTOBER 31, 2019 IN THE SUM OF \$1,477.00 TO THE PROJECT. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00099: RFI 142 Add Exterior Speakers

As requested by Owner and response to RFI 142, furnish and install 5 additional exterior speakers tied to new PA system. Ferguson submitted a cost of \$10,193, O&G/KBA/CES offered \$6,500 as fair and reasonable but Ferguson would rather perform the work on a time and material basis. Approval of this PCO is to proceed on the T&M basis; cost may be higher or lower than amount shown below. The PCO is in the sum of \$8,160.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00099 DATED NOVEMBER 1, 2019 IN THE SUM OF \$8,160.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00100: B106+107 Gang Bathroom Hardware #2

Provide labor and material to finish passage set lockset and doors at gang bathrooms B106-B107 as requested by School Principal; Hardware and install per the attached Sarazin CP-80R. The PCO is in the sum of \$2,726.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00100 DATED NOVEMBER 5, 2019 IN THE SUM OF \$2,726.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00102: RFI 128 – B127 Ladder Access

As requested by the Fire Marshal & Building Inspector and Per RFI 128 response: Remove the existing ladder in B127 its entirety, patch holes, provide new floor mounted ladder with safety posts (similar to detail 12/A9.03). Extend centerline of rung 14" from face of wall Rungs to be 10" to 14" apart measured from centerlines. Provide uniform spacing. Lower rung shall not be more than 12" a.f.f. Center ladder on hatch. Verify top rung is at least 4" below the line of ceiling but not more than 12" below the attic floor level.

Additional work requested but will fund from CMR contingency to expedite approval – work has not been performed but is a requirement of the local AHJ's. The PCO is in the sum of \$0.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00102 DATED NOVEMBER 8, 2019 IN THE SUM OF \$0.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00103: RFI 146 Café Microphone & Speakers

As requested by Owner Per RFI 146 and SKE-RFI 146 Furnish and install One Shure Wireless Microphone Receiver, Power from local receptacle in Cafeteria. The PCO is in the sum of \$7,045.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00103 DATED NOVEMBER 8, 2019 IN THE SUM OF \$7,045.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00104: RFI 130.1 Kiln Room Electrical

Relocate electrical service for Kiln to allow safe and proper access to attic for Emergency Crews. Work is required by the AHJ. The PCO is in the sum of \$0.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00104 DATED NOVEMBER 8, 2019 IN THE SUM OF \$0.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

PCO 00105: Carr Exterior Media, A101, Tmp Part

Library exterior Framing and Sheathing at Courtyard. 1/A9.03 calls for framing for head of windows. No other structural framing is shown at this area. Existing was none existing or garbage condition.

Provide additional framing at vestibule A101 per SKA-20 and standard details. Per field review by AOR/EOR no framing identified at this area of overhang. The PCO is in the sum of \$0.00.

STEVE MARTINO MADE A MOTION TO APPROVED PCO 00105 DATED NOVEMBER 11, 2019 IN THE SUM OF \$0.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

STEVE MARTINO MADE A MOTION TO APPROVED PAYMENT FOR APPLICATION #15 IN THE SUM OF \$584,246.88. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED 5 VOTED YES AND 1 ABSTENTION. (RICHARD NEGRO ABSTAINED FROM VOTING). THE MOTION CARRIED.

Approval of the CPBC Meeting Schedule for 2020

STEVE MARTINO MADE A MOTION TO APPROVE THE CAPITAL PROJECTS MEETING SCHEDULE FOR 2020. RICHARD NEGRO SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

Approval of Invoices

STEVE MARTINO MADE A MOTION TO APPROVE PAYMENT TO KBA FOR INVOICE #16066.01-27 DATED OCTOBER 31, 2019 IN THE SUM OF \$8,338.00. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

STEVE MARTINO MADE A MOTION TO APPROVE PAYMENT TO KBA FOR INVOICE #16066.06-11 DATED OCTOBER 31, 2019 IN THE SUM OF \$82.50. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

STEVE MARTINO MADE A MOTION TO APPROVE PAYMENT TO INSALCO FOR INVOICE #8403 DATED AUGUST 14, 2019 IN THE SUM OF \$19,882.30. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

STEVE MARTINO MADE A MOTION TO APPROVE PAYMENT TO INSALCO FOR INVOICE #8402 DATED AUGUST 14, 2019 IN THE SUM OF \$49,009.23. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

Proposal from Insalco Corporation for a demountable wall to split a room at Wheeler School. The proposal is in the sum of \$5,654.88.

STEVE MARTINO MADE A MOTION TO APPROVE PROPOSAL # 2019-12688 DATED OCTOBER 31, 2019 IN THE SUM OF \$5,654.88 TO PURCHASE A DEMOUNTABLE WALL TO SPLIT A ROOM AT WHEELER SCHOOL. JIM TUFTS

SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED.

Adjournment

STEVE MARTINO MADE A MOTION TO ADJOURN THE MEETING. JIM TUFTS SECONDED THE MOTION. THE MOTION PASSED UNANIMOUSLY. THE MOTION CARRIED. The meeting was adjourned at 6:45 pm.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Tina Gryguc". The signature is written in a cursive, flowing style.

Tina Gryguc
Recording Secretary

**MOTIONS MADE AT THE
CAPITAL PROJECTS BUILDING COMMITTEE MEETING
TUESDAY, NOVEMBER 12, 2019**

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