

Town of Stonington
K-12 School Building Committee
Regular Meeting Minutes
Tuesday, October 3, 2017
6:00pm
Central Office, Old Mystic, CT
Page 1 of 3

Members Present: Rob Marseglia, Chairman; Kate Rotella, Vice Chairwoman; Julie Holland, Secretary; Deborah Downie, Rob Sundman, Dan Oliverio, George Crouse, Bob Mitchell and Debra Widmer

Late Arrival: Kathy Sanford, 6:07 p.m.

Members Absent: June Strunk and Wendy Wilbert

Recording Secretary: Sandy Tissiere

Guests and Citizens: Van Riley, Stonington Public Schools Superintendent; Chuck Warrington, Rob Hart, Colliers; Greg Smolley, DRA; Peter Manning, Nick Conti, Gilbane and two Stonington High School students

1. Call to Order

Chairman Marseglia called the meeting to order at 6:01 p.m.

2. Seating of Alternates

Bob Mitchell was seated as alternate.

3. Approval of Outstanding Minutes

The special meeting minutes from September 19, 2017 were submitted for approval.

The following motion was made by Rob Sundman and seconded by Deb Downie:

Motion #1: To approve the minutes from September 19, 2017 as presented.

Aye: Rob Marseglia, Kate Rotella, Julie Holland, Deborah Downie, Rob Sundman, George Crouse, Kathy Sanford, Bob Mitchell and Debra Widmer.

Abstention: Dan Oliverio

4. Construction Manager

a. CM Update

Nick Conti shared the progress of both schools reporting everything is going extremely well and the projects are on schedule.

i. DMS parking lot

Nick Conti reported Greg Smolley did the research on finding additional parking at Deans Mill School and had four recommended areas. The first one was against the exterior kitchen wall but the fire marshal was not agreeable, the second was to put four spots for visitor parking immediately adjacent to the kitchen, and the other two were about cutting into the slope by the 75 addition. Greg Smolley said he spoke to Principal McCurdy and she said parent drop off/pick up increases during the spring when children are attending more after school activities. It was concurred it would be handled as a "wait and see" situation and revisited later if necessary.

b. CM Actions

i. Change Order Review

No change orders.

Chairman Marseglia shared a letter received from the West Vine Street/West Broad Street Sensory Garden Committee expressing their appreciation of the consideration for their garden and outdoor classroom shown by the Building Committee and the team involved in the renovation project.

5. Architect

a. Architect Updates

i. FF&E Updates

Greg Smolley presented an overhead presentation of the furniture, fixtures and equipment process and choices. The FF & E Committee started with a broad look at the size of the classroom and the types of furniture that

Town of Stonington
K-12 School Building Committee
Regular Meeting Minutes
Tuesday, October 3, 2017
6:00pm
Central Office, Old Mystic, CT
Page 2 of 3

would provide the most flexibility in its arrangement. Flexibility and appropriately sized furniture for the students that would be using them were high priorities in the choices of the committee. Mr. Smolley discussed how the committee determined their choice of different types of furniture for the classrooms. Mr. Smolley went through the decisions and choices for the various areas and classrooms such art, music, therapy rooms and administration areas. Mr. Smolley discussed the various technology components chosen as well. The funding for the FF & E was discussed.

Mr. Smolley said the custodian, kitchen and gym areas are almost finalized. Mr. Smolley discussed the timeline of the FF&E and technology budget approval saying it will be brought to the Board of Education on October 12 and the Building Committee on October 17. Mr. Smolley said the anticipation of the start of moving into the new building would be June 18, 2018.

The following motion was made by Dan Oliverio and seconded by Julie Holland:

Motion #2: To recommend to the Board of Education total budgets of 1.45 million for Deans Mill School and 1.33 million for West Vine Street School for furniture, fixtures, equipment and technology.

All: Aye

ii. Technology Updates

Mr. Smolley has met with Jason Jones, Stonington Public Schools Technology Director, to determine which technology currently used in the schools will be brought into the new buildings to ensure there isn't redundancy in determining what needs to be ordered. There will be a meeting scheduled with Van Riley and Jason Jones to discuss individual computers. Mr. Smolley reported technology has caught up with FF & E.

iii. Approval of HB Communication proposal for AV design

Greg Smolley reported HB Communications has made a recommendation for the projection and sound systems for the gyms at the highest levels and DRA has been coordinating with Gilbane on the block work for the various junction boxes. Mr. Smolley said work is being done on the technology package to support the gym systems. The projection and sound systems recommended for the cafeteria would be suitable for a group of up to 120 students and the library will be equipped to accommodate 40-60 people. Mr. Smolley also said they have finished up the marker board and tack board count. Everything should be wrapped up by the end of the week.

b. Architect Actions

No action items.

6. OPM

a. OPM update

i. Material Abatement

1. Interim Measures for Air Monitoring, review and approval of Langan proposal for air sampling during winter break

Chuck Warrington shared a proposal from Langan Engineering and Environmental Services for PCB Consulting Services to perform interim PCB testing services. Mr. Warrington went through the document with the committee. Mr. Warrington is asking the committee to review the document and anticipate approving it at their next committee meeting.

Van Riley said a meeting was being arranged between the Building Committee Attorney and Board of Education Attorney. Chairman Marseglia reiterated the discussion from the last meeting regarding the two attorneys meeting to discuss the issue of permanent PCB abatement and sharing their recommendations with the Building Committee.

Town of Stonington
K-12 School Building Committee
Regular Meeting Minutes
Tuesday, October 3, 2107
6:00pm
Central Office, Old Mystic, CT
Page 3 of 3

ii. Financial Reports and Finance Subcommittee Update

Rob Hart reported that both schools are tracking on budget.

iii. Sole Source Access Control

Rob Hart told the committee they are waiting on CES to issue specifications who is waiting for clarifications from Kantech. Rob Hart said they are looking for clarifications to what needs to be put into the specifications in order to procure this item. Mr. Hart reported the whole team is working to resolve this problem.

iv. Eversource gas line connection at West Vine Street School

1. WVSS - Evaluate free installation of the gas line by Eversource
2. Requires a 5 year commitment for gas purchase from Eversource

Rob Hart reported Eversource originally wanted a twenty five year commitment for West Vine Street School but Gary Shettle, Stonington Public Schools Finance Director and Bill King, Stonington Public Schools Operations and Facilities Director, were able to negotiate a five year commitment. Gary Shettle is working with Eversource on the language of the agreement as the school district works off of a yearly budget.

v. Invoices.

There was only one invoice from West Vine Street School presented for payment.

The following motion was made by and seconded by Rob Sundman and seconded by George Crouse:

Motion: To pay Pawcatuck Fire District-Zachary White potentially for fire watch during the selected dates between September 5 and September 18 as noted on the invoice.

All: Aye

Dan Oliverio spoke of a conversation at Public Works about the concern about the grading of the hill at Deans Mill School and being able to maintain it and asked what would happen if the drainage swell needed to be cleaned out, how would that be achieved . Nick Conti and Peter Manning explained there will be tall grasses planted there that does not require maintenance or mowing. Greg Smolley explained the drainage swell is designed to disrupt the water as it runs down the hill in its natural direction and will eventually not be visible at all.

Dan Oliverio also asked about the irrigation on the fields. Greg Smolley answered the projects are done under energy conservation performance state grants so the site becomes part of it and the use of water becomes part of it as well.. Mr. Smolley said in order to create a rough order MOU, he will need to check with Milone and McBroom to see if it can be done and not jeopardize the state grants. The committee discussed installing pipes that would be the size that would accommodate an irrigation system at a later date. Nick Conti will look into it and will let the committee how to proceed.

Rob Sundman asked about the stairwells at both schools as the treads have been removed and voiced his concern they would get slippery during the winter. It was decided to ask the custodian to keep an eye on it and if it becomes a problem then options can be explored.

vi. OPM actions

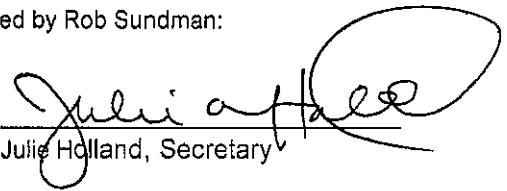
No OPM actions.

7. Adjourn

The following motion was made by George Crouse and seconded by Rob Sundman:

Motion: To adjourn the meeting at 7:26 p.m.

All: Aye


Julie Holland, Secretary