

Approved Meeting Minutes

Middle School Building Committee Meeting

August 4, 2014 – 8:15 am

BOE Conference Room, 3rd Floor Annex Building

5 Linsley Street, North Haven, CT

Committee Members in Attendance:

Miriam Brody, Lou Coppola, Sr., Gary Johns, Dave Mikos, Bruce Morris, Walter Nester, Jr., Michelle Spader, Dyann Vissicchio, Goldie Adele, Michael Brandt, and Joseph Porto

Absent: None

Others in Attendance: Kristine Carling, Jeffrey Donofrio, Ed Swinkoski, Phil Diana, Dr. Robert Cronin, Phil Piazza, Mark McCarthy and Mike Berger of Perkins Eastman, and Graham Curtis and Ryan Nealley of DTC

Meeting called to order by Chairman Johns at 8:15 am.

Motion to approve the July 21, 2014 minutes made by Bruce Morris. Motion was seconded Lou Coppola and unanimously passed.

Old Business: None

New Business: None

Correspondence: None

Six companies submitted proposals for the environmental services contract. One company was disqualified for not providing the required financials. Scope of work was not consistent amongst the five remaining companies, therefore a scope review will be necessary. Some firms itemized what they anticipate as being their scope, some had numbers dependent upon assumptions they made as to man hours and number of samples that would be taken. Even this varied significantly amongst the firms. In an effort to equalize their scopes firms may be brought in to do an 'apples to apples' comparison to ensure we have the lowest qualified and responsible bidder.

Perkins Eastman received bids from land surveyors and recommended Bennett and Smilas, the low bidder. They had previously surveyed the high school. Motion to accept Bennett and Smilas at a cost of \$33,500 was made by Bruce Morris and seconded by Lou Coppola. Motion unanimously passed.

Mark McCarthy from Perkins Eastman provided the committee with an update on the architectural design. The firm is deep into design development on the drawings. On July 24 they met with Phil Piazza to review the plans and confirm the layout. There were some additional modifications made to get the correct adjacencies. It was decided that the special education classroom locations would be more integrated into each wing and on the second floor, rather than clustered together. Applied Education was also moved. The boiler room was relocated to allow for exterior access. There was a lengthy discussion regarding bathroom consolidation and stairs. Dyann Vissicchio expressed concern about only having one set of student bathrooms on the second floor, rather than two sets, as originally shown.

The next Safety and Security sub-committee meeting will be Tuesday, August 12 at 5 pm. The building committee will be looking to this sub-committee to discuss emergency generator requirements. DTC and Perkins Eastman gave the committee their recommendations of a 750 kw, diesel generator for purposes of supplying power to such things as the kitchen equipment, emergency lighting, security, fire, IT systems, heating and cooling in select areas, full lighting in select areas, and some exterior lighting.

There was continued discussion on the options for the mechanical systems. The geo-thermal option has been ruled out because the phasing would be very difficult. The existing building will still be in place when the new academic wing is built, leaving no time to drill wells. Also, the mechanical room is not large enough to accommodate the water source heat pumps required for that type of system.

The committee had a lengthy discussion on the four remaining options and reviewed a comparison matrix measuring criteria such as heating and cooling efficiency, ease of maintenance, sound levels, cost etc. The committee decided to take a site visit to a Connecticut school that has a VRF HVAC system in place. Michelle Spader was concerned that this type of system has the highest noise level. She shared with the committee that she works in a newer building where there are several offices that are practically uninhabitable in the summer months when the air conditioning kicks in due to vibrations and sound level. Nealley assured her that acoustical curbing and insulation would be installed as well as isolators and that the rooftop units would be located over places such as corridors and locker rooms, rather than classrooms. Nealley also stated that the fan is insulated and located above the acoustical tiles.

The next meeting will be Wednesday, August 6, 2014 for purposes of reviewing and scoring the construction manager RFQ's and selecting the finalists for the RFP.

There was a motion to adjourn at 9:50 am by Bruce Morris and seconded by Dave Mikos. The motion unanimously passed.

Respectfully submitted,

Michelle Spader
Committee Secretary