

BUILDING NEEDS COMMITTEE

MINUTES OF SPECIAL MEETING – December 7, 2015

The Building Needs Committee conducted a Special Meeting on Monday, December 7, 2015 in Room 213 of Stratford Town Hall, 2725 Main Street, Stratford, CT pursuant to notice duly posted.

I. CALL TO ORDER: 5:55 p.m.

PRESIDING: Chairman Paul Hoydick

Committee Members in attendance: Council members Paul Hoydick, Jason Santi, Brian Dempsey, Stephanie Philips; Electorate members Alan Llewelyn, Dan Senft and Linda Manos; Board of Education rep. Len Petruccelli

Others in attendance: Board of Education administrator Clarence Zachery, Town Engineer John Casey, Council member Kenneth Poisson, CREC administrator Richard Snedeker, Paul Antinozzi from Antinozzi Architects, George Perham from Antinozzi Architects, Ty Tregellas from Turner Construction

II. STRATFORD HIGH SCHOOL RENOVATIONS — Stratford High School renovations subcommittee Chairman, Alan Llewelyn, reported from the December 7th meeting the following:

- A. Hazardous Material Consultant Services — The subcommittee recommended the selection of Eagle Environmental, Inc. for services for the amount of \$76,027.50 – plus submitted unit prices for remediation design and remediation remodeling services to support renovations/selective and demolition/addition.

A MOTION WAS MADE BY MR. LLEWELYN, SECONDED BY MR. PETRUCCELLI TO FORWARD THE SELECTION OF EAGLE ENVIRONMENTAL, INC. FOR \$76,027.50 TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION. THE MOTION PASSED UNANIMOUSLY.

- B. Independent cost estimator — a ±\$20,000 upcharge from previously estimated cost or end association with them. This item was approved to forward to the Town Council for the fee of \$98,095.00 at the previous committee meeting.
- C. Construction Manager Contract (Turner Construction) — Fees for preconstruction work. Mr. Llewelyn presented a status report. Mr. Casey reported that the Town Attorney's office was making some language adjustments to the start date and payment schedule as this contract was approved in October by the Town Council. There is no change in fee although the contractor may submit something in the future. The committee agreed that no further action is required.
- D. Amendment to Antinozzi Contract — The project was originally estimated for \$56 million and is now currently estimated at close to \$126 million. The change in the architect's fee due to the change in scope of the project is for an additional amount of \$2,064,000.

A MOTION WAS MADE BY MR. LLEWELYN, SECONDED BY MR. SANTI TO FORWARD THE ANTINOZZI CONTRACT CHANGE ORDER FOR AN ADDITIONAL AMOUNT OF \$2,064,000 TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION. THE MOTION PASSED UNANIMOUSLY.

E. SHS budget — New cost: \$125,966,646

A MOTION WAS MADE BY MR. LLEWELYN, SECONDED BY MR. SANTI TO ACCEPT THE SCHEMATIC DESIGN AND FORWARD THE BUDGET CHANGE FOR A TOTAL PROJECT BUDGET OF \$125,966,646.00 TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION. THE MOTION PASSED UNANIMOUSLY.

III. BUNNELL FIELD HOUSE — Mr. Senft reported. The field house was built in the middle '80's and paid for by the Worjanowski family. The concession/kitchen area is not up to code. Many civic groups and school parent groups depend on the concession to raise funds. There are cracks in the foundation and the roof leaks. He conducted a walk-through of the building. The C.I.P. plans for \$600,000 to proceed with design and construction.

A MOTION WAS MADE BY MR. SANTI, SECONDED BY MS. MANOS TO REFER TO THE TOWN COUNCIL WITHOUT RECOMMENDATION. THE MOTION PASSED WITH 7 IN FAVOR AND 1, MR. SENFT, OPPOSED.

IV. ADJOURNMENT Hearing no further business, Mr. Hoydick entertained a motion to adjourn at 6:20 p.m. A MOTION WAS MADE BY MR. PETRUCCELLI, SECONDED BY MR. SANTI TO ADJOURN THE SPECIAL MEETING. THE MOTION CARRIED UNANIMOUSLY.

Respectfully submitted, Carol Cabral