

Minutes of Meeting

Building Needs Committee

June 20, 2016

The Building Needs Committee conducted a regularly scheduled meeting on Monday, June 20, 2016 in room 213 of Stratford Town Hall, 2725 Main Street, Stratford CT 06615 pursuant to notice duly posted.

I. Call to Order at 7:04 p.m.

Presiding: Chairman Len Petrucci

Committee Members Present: Council members J. Vincent Chase, Wali Kadeem, and Beth Daponte; Electorate members Paul Hoydick, Linda Manos and John Dempsey; Board of Education member Len Petrucci

Others in Attendance: Antinozzi Associates Partner George Perham, Superintendent of Building Maintenance Dan Wakeling, Town Engineer John Casey, CREC representative Richard Snedeker

Documents distributed during meeting:

- Building Maintenance Work Orders

II. APPROVAL OF MINUTES — minutes of regularly scheduled meeting of May 16, and special meeting of June 13, 2016. UPON A MOTION MADE BY MR. KADEEM AND SECONDED BY MR. CHASE, THE MINUTES WERE UNANIMOUSLY APPROVED.

III. UNFINISHED BUSINESS

A. General Building Repairs — Questions were posed to Mr. Wakeling re: generalized and prioritized repairs and work orders.

B. Board of Education Capital Projects

1. Stratford High School renovations subcommittee report. — The subcommittee meeting took place just prior to this meeting and referred the following to the Building Needs committee with favorable recommendation:

- a. Recommendation to approve Versteeg Associates of Torrington, CT as a third party code review firm for the project for the amount not to exceed \$51,950.

A MOTION WAS MADE BY MR. KADEEM, SECONDED BY MR. DEMPSEY TO APPROVE AND REFER TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION THE FIRM OF VERSTEEG ASSOCIATES FOR THE AMOUNT NOT TO EXCEED \$51,950. THE MOTION PASSED UNANIMOUSLY.

- b. Recommendation to approve Antinozzi Associates Invoice No. 11 for the amount of \$195,742.86

A MOTION WAS MADE BY MR. CHASE, SECONDED BY MS. DAPONTE TO APPROVE AND REFER TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION THE INVOICE OF ANTINOZZI ASSOCIATES FOR THE AMOUNT OF \$195,742.86. THE MOTION PASSED UNANIMOUSLY.

- c. Recommendation to approve Turner Construction Payment Request No. 3 for the amount of \$93,184.00. The payment is not an additional expense.

A MOTION WAS MADE BY MR. KADEEM, SECONDED BY MR. DEMPSEY TO APPROVE AND REFER TO TOWN COUNCIL WITH FAVORABLE RECOMMENDATION THE REQUEST OF TURNER CONSTRUCTION FOR PAYMENT IN THE AMOUNT OF \$93,184.00. THE MOTION PASSED UNANIMOUSLY.

- d. Establish dates for Building Needs and SHS Renovations subcommittee meetings. Mr. Petruccelli verified the dates of the regularly scheduled meetings. Should the subcommittee have a need, he will schedule a special meeting.
- e. King Street property purchase to accommodate the renovation.

A MOTION WAS MADE BY MS. DAPONTE, SECONDED BY MR. DEMPSEY TO REFER THE ABOVE CITED PROPERTY PURCHASE TO THE TOWN ATTORNEY'S OFFICE. Discussion took place mentioning that the item was already an agenda item on the Town Attorney's Council report. MS. DAPONTE WITHDREW THE MOTION; MR. DEMPSEY WITHDREW THE SECOND.

Mr. Perham conducted a presentation which included description of the progress, the King Street site mentioned above. Questions to Mr. Perham included the underground stream (which was approved by Inland Wetlands and Watercourses Commission) and widening of the bridge.

- 2. Portable Classrooms — The Town Council approved funding for the connection to the main buildings.
- 3. Center School — discussion: future use of the facility, what additional facilities exist in the Town of Stratford for classes and programs, cost of bringing Center back to a school.

A MOTION WAS MADE BY MS. DAPONTE, SECONDED BY MR. KADEEM TO REFER TO COUNCIL TO SEND OUT AN RFP TO STUDY THE COST TO BRING THE FACILITY BACK TO A SCHOOL. THE MOTION PASSED UNANIMOUSLY.

- 4. TABLED ITEM — Victoria Soto School – Architect to discuss the photovoltaic panel project phase and additional fees incurred following the substantial completion of the building project. PLACED ON THE TABLED DURING MEETING OF

MARCH 21, 2016. Mr. Casey said he will schedule the presentation for the next meeting.

IV. OLD BUSINESS

- A. Open Work Orders — The above-cited document was discussed. Questions were posed to Mr. Wakeling.
- B. Boothe Park Buildings — The suggestion of an Art studio for the former custodian house has been put forward. A grant was received for the barn.
- C. ~~“White” House (a.k.a. Nicholl Benjamin House) on Shakespeare property~~ — The Town Council approved the painting for the House.

A MOTION WAS MADE BY MR. CHASE SECONDED BY MR. KADEEM TO STRIKE THE FOREGOING ITEM FROM THE AGENDA. THE MOTION PASSED UNANIMOUSLY.

- D. ~~Juliet Lowe Park~~ — Mr. Kadeem updated the committee re: the CDBG funding for the project.

A MOTION WAS MADE BY MR. CHASE SECONDED BY MR. KADEEM TO STRIKE THE FOREGOING ITEM FROM THE AGENDA. THE MOTION PASSED UNANIMOUSLY.

- E. Subcommittee for Shakespeare — Members of this subcommittee were approved by the Building Needs Committee. Any recommendations from the subcommittee will be referred back to the Building Needs Committee. Discussed: Last week’s tour of the Theater. Another Tour will be scheduled after the July 4th holiday.

V. NEW BUSINESS — None

VI. ADJOURNMENT: — Hearing no further discussion in connection with the above agenda items or additional business, Mr. Petruccelli entertained a motion to adjourn. A MOTION WAS MADE BY MR. DEMPSEY AND SECONDED BY MR. KADEEM TO ADJOURN THE MEETING AT 8:08 P.M. THE MOTION PASSED UNANIMOUSLY.

Carol Cabral

Carol Cabral, Secretary