

**GRISWOLD SCHOOL BUILDING COMMITTEE
TOWN OF GRISWOLD**

DATE: Wednesday, March 4, 2009

I. CALL TO ORDER

A regular meeting of the Griswold School Building Committee (GSBC) was held in the Griswold High School Board room. Frank Everett, Chairman, called the meeting to order at 7:00 pm.

PRESENT: Frank Everett, Chairman Sharon Hvizdak
 Elizabeth Longacre, Secretary Heather Edge
 Peter Dorff Stuart Norman
 Erik Kudlis

ABSENT: John Taylor, Vice Chairman Philip Anthony
 Russell Hanes John Faulise

ALSO PRESENT: Ania Czajkowski, Superintendent of Schools
 Charles Boos, architect, Kaestle Boos Associates (KBA)
 Alan McLellan, senior project manager, FIP Construction Inc. (FIP)

PUBLIC: Lou Rubino

II. APPROVAL OF 2-18-09 REGULAR MEETING MINUTES

Motion: By Peter Dorff
 Secoded by Sharon Hvizdak
 All in favor
 Stuart Norman abstained

To approve the February 18, 2009 GSBC regular meeting minutes.

III. APPROVAL OF 2-23-09 SPECIAL MEETING MINUTES

Motion: By Stuart Norman
 Secoded by Peter Dorff
 All in favor

To approve the February 23, 2009 GSBC special meeting minutes.

IV. STANDING ACTION ITEMS - Report from Change Order Subcommittee

There was no report from the Change Order Subcommittee because there were no emergency change order situations.

V. NEW BUSINESS

A. Meeting with FIP

- Mr. McLellan reviewed the monthly report from FIP. FIP has completed the foundations at Griswold Middle School (GMS). The steel work is ongoing. The mechanical and electrical work is continuing in the gymnasium and Building A. FIP worked three Saturdays in February to help make up the three weeks that were lost due to unexpected asbestos

abatement. FIP is hoping to pour the second floor slab in Building B at the beginning of April; this would allow mechanical, electrical, and plumbing (MEP) rough work, exterior wall construction, and masonry work to begin.

- Mr. McLellan reviewed costs and allowances. No additional change orders have occurred.
- The schedule was reviewed. It was noted that the trench work for the interior underground is ongoing; when the piping is complete, the electrician can do the underground electrical work. The exterior framing of the parapets in Building C will begin soon; this will allow for the installation of the roof systems. The roof work on the gymnasium will begin in the middle of March.
- Mr. Everett commended the meticulous work of the construction team that he had observed during an owner's meeting. Mr. Everett encouraged committee members to attend the owner's meetings as GSBC representatives. Mr. Boos observed that late April or early May would be a good time to observe the progress at GMS.
- FIP is working with KBA to develop the final documents for bidding on the work at Griswold Elementary School (GES).

B. Meeting with KBA

- Mr. Boos noted that the Griswold Planning and Zoning commission had approved the special exception to allow construction of GES with several conditions. Many of the conditions are similar to those required for the construction at GMS.
- On March 3rd and March 4th, KBA worked through the details of the plan completion test (PCT) with the Bureau of School Facilities (BSF). KBA will respond to the questions from the BSF and the BSF will issue a statement declaring how long it will take the BSF to review the plans. It is anticipated that the review will take up to three months. Since that review length will not work with the GES construction timeline, it is anticipated that Christopher Laux will be hired to review the plans. Mr. Everett has spoken with the Board of Selectmen (BOS) about hiring an independent reviewer. Mr. Boos anticipates an approval from the BSF that will allow the bids to go out at the beginning of April.
- Mr. Boos indicated that Mr. Laux would be available to answer questions from local building officials.

C. Action on outstanding invoices

- **Motion:** By Peter Dorff
Seconded by Stuart Norman
All in favor

To pay the corrected Enviromed Services, Inc. invoice #10549 in the amount of \$757.50. The bill is for monitoring and analysis at the GMS site on 12/22/08 and 12/24/08 (half day).

- **Motion:** By Peter Dorff
Seconded by Heather Edge
All in favor

To pay the Enviromed Services, Inc. invoice #10590 in the amount of \$7090.00 for inspection and testing at the GES site.

- **Motion:** By Peter Dorff
Seconded by Heather Edge
All in favor

To pay the Test-Con Incorporated invoice #5264 in the amount of \$9233.00 for concrete testing services at the GMS site.

- **Motion:** By Peter Dorff
Seconded by Heather Edge
All in favor

To approve the application and certificate for payment for FIP (application # 08-003.11 which KBA has reviewed) in the amount of \$1,838,018.00.

VI. OTHER BUSINESS

Mr. Everett noted that he was working on the playground relocation issue. He would like a more detailed explanation of the costs involved.

VII. PUBLIC FORUM

- Mr. Rubino asked for clarification on the playground relocation. Mr. Everett explained that recently the state had added additional requirements for playground accessibility. Mr. Everett is researching costs to bring the playground up to code. Mr. Rubino noted the need for more playground equipment in addition to accessibility.
- Mr. Rubino asked for clarification on construction delays. Mr. McLellan explained that FIP is approximately one week behind the construction schedule that FIP had anticipated once the contract to FIP was awarded; the delay was caused by unexpected asbestos abatement. Mr. Everett thought that the entire building project was approximately four months behind the schedule that the GSBC had originally anticipated; the lag was caused by a delay in awarding the construction manager contract.
- Mr. Everett is planning a public hearing to explain the construction timeline and swing space issues.

VIII. ADJOURNMENT

Motion: By Stuart Norman
Seconded by Sharon Hvizdak
All in favor

To adjourn the meeting at 7:35 p.m.

Minutes recorded by Elizabeth Longacre