

**EAST LYME  
TOWN BUILDING COMMITTEE  
REGULAR MEETING MINUTES  
Thursday, SEPTEMBER 19th, 2019**

**Present:** Ray O'Connor, Chairman, Abe Fisher, Gene Carini, Bill Derry, Jerry Fortier, Tim Hagen, Dean Fiscus, John Rhodes

**Also Present:** Joe Vetro, Project Manager, O & G Industries  
Al Jacunski, Jacunski Humes Architects  
Jeff Newton, Superintendent of Schools  
Chris Lund, Director of Facilities

**Absent:** No One

**1. CALL TO ORDER**

Chairman O'Connor called the September 19, 2019 Regular Meeting of the East Lyme Town Building Committee to order at 6:03 PM.

**2. APPROVAL OF MINUTES – Meeting of August 15, 2019**

Mr. O'Connor called for any additions, deletions or corrections to the August 15, 2019 Meeting Minutes of the Town Building Committee.

**\*\*MOTION (1)**

Mr. Carini moved to approve the August 15, 2019 Meeting Minutes of the Town Building Committee as presented.

Mr. Hagen seconded the motion.

**Vote: 7 – 0 – 1. Motion passed.**

**Abstained: Mr. Derry**

**3. PUBLIC COMMENTS**

There were no comments from the public.

**4. CORRESPONDENCE**

There was no correspondence.

**5. OLD BUSINESS**

There was no discussion.

**6. NEW BUSINESS**

**Elementary School Project**

▪ **Budget Review**

Mr. O'Connor said that they would discuss this further on with other items.

▪ **Architect Report**

Mr. Jacunski said that he would defer to the project manager.

▪ **PM Report**

Mr. Fortier asked about the punch list items.

Mr. Vetro said that he, Mr. Jacunski and Mr. Lund are working on them. He said that they should be 99% done next month.

Mr. Carini asked if the drainage issue was resolved.

FILED

Sept 25 2019 AT 12:25 AM/PM  
Kenneth M. Helm  
EAST LYME TOWN CLERK

Mr. Vetro said that they had it re-worked on the back side of the building.

Mr. O'Connor asked about the logo for the basketball court.

Mr. Vetro said that they all would have the logos.

Mr. Derry asked who decides when this project is totally done.

Mr. Vetro and Mr. O'Connor said that Mr. Jacunski, Mr. Vetro and Mr. Lund along with the Commissioning Agent would work on it plus there is a warranty. The project does not just end – it has a warranty.

▪ **Change Orders**

Mr. Vetro provided everyone with his monthly progress report through August 31, 2019 and reviewed the following:

♦ **LB Haynes School**

PCO-112 – Site Clean-Up - \$0

PCO-113 – Fire Marshal/Building Inspector Changes – added strobes and exit devices at all schools - \$7051

♦ **Flanders School**

PCO-62 – Additional Exit Signs requested by Fire Marshal & Building Inspector - \$841

PCO-63 – Existing Outlet Replacement – Cracked outlets - \$1593

PCO-64 – Site Clean-Up - \$0

PCO-65 – Kitchen Hood Pneumatic Damper Control replacement with ddc- \$2171

PCO-66 – Electric Contractor Allowance – to O & G Contingency - \$47,568

PCO-67 – New Fiber Backbone @ Admin area – to O & G contingency - \$4053

PCO-68 – VCT flooring Premium time cost (Saturday) to O & G Contingency - \$1702

PCO-69 – RFI-156 – Roof flashing – parapet - \$11,995

Mr. Fortier asked if this is in conformance to the warranty.

Mr. Vetro said yes.

PCO-70 – RFI-151 – Kitchen Storage Room Floors - \$1296

PCO-71 – Fire Alarm Changes – Admin Area/Attic area - \$5767

♦ **Niantic Center School**

PCO-2 – ESI-2-ERU-2N – Relocation – Roof-top unit lowered for Roof Changes - \$0

PCO-64 – Additional Speakers – 14 more - \$13,464

PCO-73 – Existing Asphalt Parking/Drive repairs- \$2594

PCO-74 – Site Clean-Up - \$0

PCO-75 – Fresh Air Intake for Kiln - \$2155

PCO-76 – RFI-114- Library & Cafeteria tinted Window Film - \$3185

PCO-77 – Lawn Re-establishment - \$0

PCO-78 – Gym Floor Game Line Re-mobilization - \$0

PCO-79 – RFI-105 – Basketball Backstop Power requirements for five backstops - \$3776

PCO-80 – HVAC Contractor Allowance moved to O & G Contingency - \$21,000

Mr. O'Connor asked for an updated punch list so that he could distribute it to the Committee members.

Mr. Vetro said that he would email it to him.

It was noted that the security system needs commissioning. Chris Olsen and Chris Lund are working on it.

It was also noted that some additional switches for the security system may need purchasing and installation at a cost of approximately \$30,000.

Mr. O'Connor said that the functional testing will take place next week starting Tuesday at all three schools.

He asked Mr. Lund how the training was going.

Mr. Lund said that it is going well.

**\*\*MOTION (2)**

Mr. Fortier moved to approve PCO-112 – Site Clean-Up at Lillie B Haynes in the amount of \$0.  
Mr. Rhodes seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (3)**

Mr. Fisher moved to approve PCO-113 – Fire Marshal/Building Inspector Changes – added strobes and exit devices at LBH in the amount of \$7051.  
Mr. Carini seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (4)**

Mr. Carini moved to approve PCO-62 – Additional Exit Signs requested by Fire Marshal & Building Inspector at Flanders School in the amount of \$841.  
Mr. Derry seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (5)**

Mr. Rhodes moved to approve PCO-63 – Existing Cracked Outlet Replacement at Flanders School in the amount of \$1593.  
Mr. Hagen seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (6)**

Mr. Hagen moved to approve PCO-64 – Site Clean-Up at Flanders School in the amount of \$0.  
Mr. Rhodes seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (7)**

Mr. Derry moved to approve PCO-65 – Kitchen Hood Pneumatic Damper Control replacement with ddc at Flanders School in the amount of \$2171.  
Mr. Fortier seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (8)**

Mr. Hagen moved to approve PCO-66 – Electric Contractor Allowance at Flanders School back to O & G Contingency in the amount of \$47,568.  
Mr. Rhodes seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (9)**

Mr. Fiscus moved to approve PCO-67 – New Fiber Backbone in new Admin Area at Flanders School back to O & G Contingency in the amount of \$4053.  
Mr. Derry seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (10)**

Mr. Carini moved to approve PCO-68 – VCT Flooring Premium Time Cost – (Saturday in August) at Flanders School back to O & G Contingency in the amount of \$1702.  
Mr. Fisher seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (11)**

Mr. Fiscus moved to approve PCO-69 – RFI-156 – Roof Flashing – Parapet – at Flanders School in the amount of \$11,995.

Mr. Hagen seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (12)**

Mr. Fisher moved to approve PCO-70 – RFI – Kitchen Storage Room Floors at Flanders School in the amount of \$1296.

Mr. Carini seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (13)**

Mr. Fortier moved to approve PCO-71 – Fire Alarm Changes – Admin Area & Attic at BOE building in the amount of \$5767.

Mr. Fisher seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (14)**

Mr. Fortier moved to approve PCO-2 – ESI-2-ERU-2N – Relocation – Roof-top unit lowered for Roof Changes at Niantic Center in the amount of \$0.

Mr. Fisher seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (15)**

Mr. Fiscus moved to approve PCO-64 – Additional Speakers – 14 more at Niantic Center in the amount of \$13,464.

Mr. Derry seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (16)**

Mr. Carini moved to approve PCO-73 – Existing Asphalt Parking/Drive repairs at Niantic Center in the amount of \$2594.

Mr. Fisher seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (17)**

Mr. Rhodes moved to approve PCO-74 – Site Clean-Up at Niantic Center in the amount of \$0.

Mr. Hagen seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (18)**

Mr. Rhodes moved to approve PCO-75 – Fresh Air Intake - Kiln at Niantic Center in the amount of \$2155.

Mr. Hagen seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (19)**

Mr. Fisher moved to approve PCO-76 – RFI-114 Library & Cafeteria Tinted Window Film at Niantic Center in the amount of \$3185.

Mr. Fortier seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (20)**

Mr. Derry moved to approve PCO-77 – Lawn Re-Establishment at Niantic Center in the amount of \$0.  
Mr. Fiscus seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (21)**

Mr. Fiscus moved to approve PCO-78 – Gym Floor Game Line Re-Mobilization at Niantic Center in the amount of \$0.  
Mr. Rhodes seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (22)**

Mr. Fisher moved to approve PCO-79 – RFI-105 - Basketball Backstop Power – for 5 backstops at Niantic Center in the amount of \$3776.  
Mr. Carini seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

**\*\*MOTION (23)**

Mr. Rhodes moved to approve PCO-80 – HVAC Contractor Allowance at Niantic Center to O & G Contingency in the amount of \$21,000.  
Mr. Fiscus seconded the motion.  
Vote: 8 – 0 – 0. Motion passed.

▪ **O & G Contingency Return**

Mr. O'Connor said that Mr. Vetro is working on this.

▪ **Holdback List**

Mr. O'Connor said that the Niantic Overflow Parking and the Flanders Playground are on the list. There was discussion on some of the furniture being reimbursable; Mr. Rhodes noted that new furniture and those that suit the design and replace the existing generally are. All of the tech safety and health items should be prioritized and done first.

▪ **Closeout Procedures**

Mr. O'Connor noted that Mr. Jacunski, Mr. Vetro and Mr. Lund would be working on the closeout along with others.

**7. PAYMENT OF BILLS**

Mr. O'Connor presented the following bills for payment:

- O & G submitted Application #15 for the period to August 31, 2019 – for Lillie B Haynes School in the amount of \$688,034.74; for Niantic Center School in the amount of \$657,514.48 and Flanders School in the amount of \$1,084,025.58.
- Meyer – Relocate classrooms from Flanders to LBH Invoice #220-007500 dated 7/28/2019 in the amount of \$13,883.50; Meyer – Return classrooms – Niantic Center – Invoice #220-008439 dated 9/29/2019 in the amount of \$7,280.50; Meyer – Return classrooms – Flanders – Invoice #220-008437 dated 9/29/2019 in the amount of \$16,160; and Meyer – Panel Carts & C-Bins for LBH - Invoice #220-008438 dated 9/29/2019 in the amount of \$10,443.
- Ace Trailer Leasing Inc. – Invoice #19SEP070 dated 9/1/2019 for Niantic Center in the amount of \$1200.00; Invoice #19SEP72 dated 9/1/2019 for Lillie B Haynes in the amount of \$910.00; Invoice #19SEP073 dated 9/1/2019 for Flanders School in the amount of \$670.00; and Invoice #19AUG074 dated 8/1/2019 for Niantic Center in the amount of \$80.00. (All for trailer leasing).
- Independent Materials Testing – Invoice #3860-E dated 9/11/2019 for Niantic Center in the amount of \$1724.75; Invoice #3862-K dated 9/11/2019 for Flanders School in the amount of

\$595.63; Invoice #3860-D dated 8/21/2019 for Niantic Center in the amount of \$870.00; and Invoice #3862-J dated 8/21/2019 for Flanders School in the amount of \$965.00.

- Alarm New England/Voice New England Invoice #807991 dated 10/4/2018 for Flanders School old Cat 3 to Cat 6 in the amount of \$9986.00; Invoice #808079 dated 10/5/2018 for Alarm System Monitoring Central Office in the amount of \$32.33; Invoice #884886 dated 8/23/2019 for Flanders School and Central Office in the amount of \$9,725.00; and Invoice #877295 dated 7/10/2019 for LBH Paging system in the amount of \$8,428.00
- School Outfitters Invoice #INV13167889 dated 7/16/2019 for Install to meet truck and unload items at Flanders School in the amount of \$2,461; Invoice #INV13167888 dated 7/16/2019 for Install to meet truck and unload items at Niantic Center in the amount of \$2,396; and Invoice #INV13167887 dated 7/16/2019 for Install to meet truck and unload items at LBH in the amount of \$2,475.
- Cash True Value Reference PO #400729 dated 8/28/2019 for 5 - 32 gallon trash cans and lids for LBH in the amount of \$89.95
- Mystic Air Quality Invoice #51380 dated 2/22/2019 for LBH Asbestos Monitoring in the amount of \$1,712.50; Invoice #51378 dated 2/22/2019 for Flanders School site visits normal day and holiday in the amount of \$592.50; Invoice #51379 dated 2/22/2019 for Flanders School for asbestos abatement in the amount of \$5,502.50; Invoice #52736 dated 8/5/2019 for LBH for asbestos abatement in the amount of \$12,165; Invoice #52900 dated 8/23/2019 for Flanders School asbestos abatement in the amount of \$5,450.50; Invoice #52728 dated 8/5/2019 for Flanders School for Asbestos site monitoring in the amount of \$322.50; and Invoice #52729 dated 8/5/2019 for Niantic Center asbestos abatement site monitoring in the amount of \$645.

**\*\*MOTION (24)**

Mr. Hagen moved to approve payment of the bills as presented above.

Mr. Rhodes seconded the motion.

Vote: 8 – 0 - 0. Motion passed.

**8. ITEMS FOR FUTURE AGENDAS**

Mr. O'Connor noted that the next meeting would be October 17, 2019 in the LBH Cafeteria.

**9. ADJOURNMENT**

Mr. O'Connor called for a motion to adjourn.

**\*\*MOTION (25)**

Mr. Fortier moved to adjourn the September 19, 2019 Regular Meeting of the Town Building Committee at 7:30 PM.

Mr. Carini seconded the motion.

Vote: 8 – 0 – 0. Motion passed.

Respectfully submitted,

Karen Zmitruk,  
Recording Secretary, Pro-Tem