EAST WINDSOR PERMANENT BUILDING COMMISSION EAST WINDSOR, CONNECTICUT'

MINUTES OF APRIL 24, 2017 REGULAR MEETING

I. TIME AND PLACE OF MEETING

The meeting was called to order by Chairman Al Rodrigue at 5:30 p.m. at the East Town Hall, 11 Rye street, Broad Brook, CT.

II. ATTENDANCE

Present: Building Commission Members: Chairman Al Rodrigue, Dick Pippin, Joe Sauerhoefer, Tom Talamini and Jim Thurz.

Also present: Jim Guiliano and Jason LaFleur both of Construction Solutions Group; Thomas Hibbard, Architect; and Kathy Pippin, Board of Finance member.

III. PREVIOUS MINUTES:

Upon MOTION by Mr. TalaminiSeconded by Mr. Thurz, it wasVOTED:To approve the minutes of March 27, 2017.In Favor:Unanimous

IV. UNFINISHED BUSINESS:

1. UPDATE ON COMPLETION OF THE CONTRACT FOR THE BROAD BROOK MODULAR CLASSROOMS

Mr. LaFleur talked about the landscaping. He went over what they determined needed to be replaced. They are supposed to start Wednesday, April 26th. He will be keeping an eye on them. Mr. Sauerhoefer passed out copies of a new work schedule.

Regarding the sidewalks, Mr. Talamini asked if everyone was in agreement of what concrete has to come out. Mr. Norton said last fall they were in agreement. They were supposed to look at it again in the spring. Mr. Talamini said if there is a concrete sidewalk with a drain it is going to crack. He said they should put a control joint where ever there is a drain. Otherwise it will continue to crack. He noted that there are about 8 to 10 areas where the downspouts are located.

Mr. Guiliano noted that there is a delay in the connection with the BMS system and the air handling unit. He said he didn't know how long the delay was. They asked SNE

how long the delay is and is there anything that Carrier can provide to overcome the delay. They are still waiting for a response. Mr. Guiliano said the delay is for the damper. Mr. Talamini said this is the time of the year that the economizer works most efficiently. Mr. Norton said if the delay is only for a minute it won't be a problem.

Mr. Guiliano referred to a change order from Mod Space for the stairs and the dumpster pad. He said they agreed not to exceed \$35,000.

Upon MOTION by Mr. PippinSeconded by Mr. Talamini, it wasVOTED:To pay request for change order RCO #31 for \$35,920.03.In Favor:Unanimous

Mr. Sauerhoefer indicated that he had a bill from December, 2016 for 4 laptops for the modulars. He said they were shipped on December 28[,] 2016. Mr. Rodrigue said that wasn't part of ours and suggested that he send it to the Board of Education.

2. EAST WINDSOR MIDDLE SCHOOL ROOF

Mr. LaFleur noted that Thomas Hibbard is here to answer any questions regarding the middle school roof. Mr. Hibbard gave an overview of the project. He referred to plans of the project and explained that it is a metal roof with 4 ½ inches of insulation. It is a very strong roof with 18-inch wide panels. The sloped area is 55,800 sq. ft. and the flat area is 23,300 sq. ft. Mr. Hibbard said it meets the State building code. He said it has been over 30 years since they replaced the roof. Mr. Thurz asked about snow falling off the roof. Mr. Hibbard replied that they will have snow guards. Mr. Rodrigue asked if this could be adapted for solar panels in the future. Mr. Hibbard said solar panels could be mounted easily.

Mr. Sauerhoefer indicated that this goes to the State for May 9th. Once the State gives the OK we can go out to bid.

Upon MOTION by Mr. Sauerhoefer Se		Seconded by Mr. Pippin, it was
VOTED:	To approve the plans as presente	ed.
In favor:	Unanimous	

Mr. Guiliano said we have a bill from the architect for 60% of the value of the contract. He said they would be paying it after the State approves this project.

Upon MOTION by Mr. TalaminiSeconded by Mr. Pippin, it wasVOTED:To approve the invoice from Hibbard & Rosa in the amount of \$10,680.00.In Favor:Unanimous

3 ALLIANCE GRANT – BROAD BROOK SCHOOL WINDOW PROJECT

Mr. Sauerhoefer said he has had to pull permits. They got through the specs and job drawings. He said the project will not be done before June 30th.

VI. NEW BUSINESS

No new business.

VII. INFORMATION

It was noted that concrete is being poured for the generator at the Broad Brook Fire Department.

VIII. TOPICS FROM THE FLOOR

None.

IX. PUBLIC PARTICIPATION

No one came forward to speak.

X. ADJOURNMENT

Upon **MOTION** by Mr.Sauerhoefer; **VOTED:** To adjourn at 6:35 p.m. **In Favor:** Unanimous Seconded by Mr. Pippin, it was

Respectfully submitted,

Marlene Bauer, Recording Secretary