

**Greenwich Board of Education
Minutes of the New Lebanon Building Committee Meeting**

DATE: Wednesday, October 9, 2019
TIME: 8:00 am
LOCATION: New Lebanon School, Computer Lab.

Committee Members Present:

Stephen Walko - Chairman
Patricia Baiardi Kantorski - Clerk
Clare Kilgallen
Jake Allen
Brian Harris

Absent: Bill Drake - Vice Chairman (BET)
Peter Bernstein (BOE Chair)
Dean L. Gos

Ex-Officio Members Present:

John Toner (Selectman)
Christina Downey (RTM)
Absent: Will Schwartz (DPW)
Nick Macri (P&Z)

Others Present:

Jesse Saylor (TSKP Studio)
Jae Chu (Gilbane-Project Engineer)
Chris Cykley (CSG-Clerk-of-the Works)
Alley Bartholomew (NL Principal)
Dan Watson (DOF-BOE)
Walter Rojowsky - New Leb. neighbor

1. Call the meeting to order

- a. The meeting was called to order by Steve Walko at 8:00 am.

2. Update from Chairman

- a. Steve Walko discussed the following exterior work: a.) the playgrounds now have the CO. Alley Bartholomew told the committee that the children LOVE the playgrounds. Walko said the permanent nets will be permitted in 1 1/2 weeks and the nets that are in-place are temporary, b.) Steve Walko informed the committee when the BNA met Monday night, he gave an update on the progress of the school construction and next steps, c.) The NLBC discussed the height of the basketball hoop and noted that a neighbor asked for a full court for the community's use. Mr. Walko said P & R could accomplish this and TSKP Studio said they will look into it as an option to be located near the small playground, d.) Clare Kilgallen reminded the contractors of the need to have the flagpole installed by the Veterans' Day Ceremony on 11/11/19. Ms. Kilgallen also discussed the bike rack and bench. Jae Chu said Gilbane will get it finish by that time and e.) The committee discussed whether the the gym or the front entrance should be used on Election Day. Dan Watson asked if the gym floor will be protected during the election.
- b. The committee discussed the following miscellaneous items: a.) the TV, b.) the waterline to the refrigerator in the teachers' lounge, c.) the kiln, which will be completed October 24th, d.) the bridge snowmelt, which will be completed October 24th, e.) the Safe Room, which is being worked on, f.) the spandrel glass, which will be installed October 10th, g.) the display cases need a pull on the sliding glass doors, h.) the Entry door protocol, i.) handles are needed on the Pre-K entry doors. Jae Chu said Gilbane was working on it, j.) trash receptacles and k.) the service area dumpster will have a cedar fence which will be locked.
- c. A neighbor asked that the existing columnar trees not be cut down as they provide screening from the school. Steve Walko said he should discuss it with Joe Siciano because it is a maintenance issue. The neighbor also discussed the possibility of adding additional evergreens along the fence. Walko said the five trees we already have or some of the forty extra trees could be used if the neighbor could convince the Tree Warden.

3. Update by Gilbane

- a. Jae Chu said Gilbane will do a Punch List of the exterior of the school including a review of the signs. Steve Walko noted that in six months, from the first day of school, the town will review the feasibility of all traffic turning left from the school driveway instead of exiting thru the library parking lot.
- b. Jae Chu said Gilbane is getting a sample of the ground sign and Gilbane will only do the rock chipping required to install the sign after 8:30 am to 1:30 pm.
- c. Jae Chu said the shields for the lights will be shipped October 22 and installed on the 25th. Chu discussed when the lights will turn off and on. He said they will shut-off Friday at 9:30 pm and turn back on at 5:45 am. He added that they can

be manually controlled remotely or from the building. Dan Watson said he will work with Gilbane to understand the system. Chu said in case of a power outage, the system will reset itself.

- d. Jae Chu said the sidewalk around the field is being worked on at this time and the sod will be installed the week of October 21st depending on the weather. Chu noted that there will be a temporary fence inside of the sidewalk so the sidewalk can be used but prevent anyone from walking/playing on the fields until April.
- e. The species, number and location of the remaining trees to be planted were discussed. Jae Chu said there will be a one year warranty on all new trees.
- f. Brian Harris inquired about the status of the wetlands restoration. Jae Chu said it has been completed. Chu said Gilbane is testing the soil at the wetlands deep end where new topsoil and wetlands plantings will be installed.
- g. Jae Chu informed the committee that the Third Party Reviewer has signed off on the roof. Alley Bartholomew explained that the grass by the gym is muddy and the drip at the gym entry is OK. Chu said Gilbane will investigate the issue and suggested some reseeding maybe needed.
- h. Jae Chu said that there would not be any work done on Saturdays.

4. Update by CSG

- a. This item is addressed in other sections.

5. Update by TSKP Studio

- a. Jesse Saylor informed the committee an agreement has been reached with Eversource and the Town will sign it. Saylor said TSKP Studio will need a copy of the agreement for LEED certification and the school achieved LEED Gold.

6. Update on Timeline

- a. This item is addressed in other sections.

7. Discussion & Vote on Invoices

- a. **A Motion was made** by Brian Harris and seconded by Clair Kilgallen **to approve TSKP Studio Invoice #39 dated 10/1/19 for the amount of \$13,790.97.** A vote was taken and the motion was approved with a vote of 5-0-0. Dean Goss, Bill Drake and Peter Bernstein were absent.

- b. **A Motion was made** by Brian Harris and seconded by Clair Kilgallen **to approve CES Invoice #24 dated 9/30/19 for the amount of \$2,685.03.** A vote was taken and the motion was approved with a vote of 5-0-0. Dean Goss, Bill Drake and Peter Bernstein were absent.
- c. **A Motion was made** by Brian Harris and seconded by Clair Kilgallen **to approve Special Testing Laboratory Invoice #33468 dated 8/31/19 for the amount of \$2,030.38.** A vote was taken and the motion was approved with a vote of 5-0-0. Dean Goss, Bill Drake and Peter Bernstein were absent.

8. Approval of Meeting Minutes

- a. This item was not taken up.

9. Discussion of Next Steps

- a. Steve Walko said the outstanding items to discuss at the next meeting are the budget, claims, stairwell painting and driveway striping.
- b. Clare Kilgallen noted that October is when the school reports to the state on student enrollment. Kilgallen said there are now 300 students enrolled with rolling admissions continuing. She added that previously there were 229 students and the current enrollment represents a 31% increase.
- c. The neighbor thanked the NLBC for their efforts to respond to the parking lot lighting issues to minimize the impact on the neighbors.

10. Adjourn

- a. The meeting was adjourned by Steve Walko at 9:20 am.