

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

DATE: Wednesday, September 16, 2020
TIME: 8:00 - 9:00 am
LOCATION: BOE Board Rm. - 5 people max.
all others call-in

Committee Members Present:

Stephen Walko - Chairman
Bill Drake - Vice Chairman (BET)
Patricia Baiardi Kantorski - Clerk
Christina Downey (BOE)
Clare Kilgallen
Jake Allen
Brian Harris
Absent: Dean L. Goss

Ex-Officio Members Present:

Nick Macri (P&Z)
Absent: Will Schwartz (DPW)
Peter Bernstein (BOE Chair)

Others Present:

Jesse Saylor (TSKP Studio)
John Hawley (Gilbane VP)
Jae Chu (Gilbane-Project Engineer)
Chris Cykley (CSG-Clerk-of-the Works)
Dan Watson (DOF-BOE)
Dr. Toni Jones - Superintendent

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 informed the NLBC that the new New Lebanon School project has been issued a Certificate of Occupancy. Walko congratulated everyone who worked on the project and noted that the Building Permit was issued on September 12, 2017 and the final C of O on September 14, 2020. He said three years was a very good record and now he would hand the building over to the Board of Education. Christina Downey said she would find out the process by which Steve Walko will use for the BOE to accept the building. Walko also said he will give the BOE an accounting sheet with everything spent on the project and a list of the outstanding items to be completed with the understanding that the NLBC is holding back an appropriate amount of money. Walko noted that when everything is completed CSG will make a submission to the state for the final reimbursement payment. Chris Cykley said the state will hold back 11% from the final reimbursement payment until after an audit. Cykley added that this should take 6 - 18 months.

3. Update by Gilbane

- a. Included in other items.

4. Update by CSG

- a. Included in other items.

5. Update by TSKP Studio

- a. Included in other items.

6. Discussion & Vote on Invoices and/or Change Orders

- a. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve Corscetti Invoice #11130 for the installation of the ADA compliant swing for the amount of \$400.00.** A vote was taken and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
- b. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve Gilbane's Construction Requisition #28 dated 9/15/20 for the period from 8/1/19 to 8/31/19 for the amount of \$807.92.** A vote was taken and the motion was approved with a vote of 7-0-0. Dean Goss was absent.

- c. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve Crown Castle Invoice #423839 for IT work for the amount of \$15,000.00.**
A vote was taken and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
- d. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve A & A Office Systems Invoice #451675 for a new printer for the amount of \$2,701.00.** A vote was taken and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
- e. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve GameTime Invoice #136055 for adaptive ADA compliant swing for the amount of \$1,553.18.** A vote was taken and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
- f. The following Out-of-Scope (Owner Contingency) Items:
 - A.) **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve ATP #272 for increased height of granite bollards from 2 to 3 feet, dated 9/1/20 for the amount of \$964.00** A vote was take and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
 - B.) **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve ATP #271 for revised playground latch, including patch,, dated 9/1/20 for the amount of \$2,347.00** A vote was take and the motion was approved with a vote of 7-0-0. Dean Goss was absent.
 - C.) **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve ATP #251 to add a glass writable wall in maker space, dated 9/1/20 for the amount of \$4,245.00** A vote was take and the motion was approved with a vote of 7-0-0. Dean Goss was absent.

7. Update on Punch List & Timeline

- a. Steve Walko reviewed the outstanding items on the Punch List and School's Wish List. Punch List Items **#76.** Revise expansion joint at bridge - material to be delivered this week & installed by end of September. **#92.** Gym microphone intermittent - Open. **#93.** Media Center & Cafe lights are flickering - repair in-progress & will be completed by the end of September. **#102.** Replace Science Room ceiling tile with water damage where bridge connects to building, including diverter/flashing - work to be completed by Friday. **#106.** Saddle on west doors from Cafe to Gym is too short. **#125.** New podium - TSKP Studio will make a recommendation to the NLBC.
- b. Additional Punch List items discussed:
 - a. Media Center speaker needs to be replaced.
 - b. ESL signage needs to be adjusted.
 - c. Bridges dimmers need to be adjusted & tested.
 - d. Gilbane needs to test the bridges snow melt system so that they turn on at or below 40°.
 - e. Fluid dripping on Gym floor from ceiling mounted motor is no longer dripping.
 - f. Hose bib at North entrance which had a green substance seeping thru is gone.
 - g. Special Testing Lab. has an outstanding

balance due - Chris Cykley said CSG will take care of it. **h.** Painting at main entrance. **i.** The quality of the playing field was questioned.

8. Update on C of O

- a. See 2.a.

9. Approval of Meeting Minutes

- a. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to approve the Minutes of Meeting for August 5, 2020.** The motion was approved with a vote of 7-0-0. Dean Goss was absent.

10. Discussion of Next Steps

- a. Steve Walko said the expectation is to have everything completed in a few weeks.
- b. Steve Walko said the BOE will meet this Thursday evening and the RTM needs all reports.
- c. Chris Cykley informed the committee that there is less than \$1,000,000. of retainage remaining.
- d. Steve Walko said the next NLBC meeting will be in two or three weeks and will probably be the last meeting until the final reimbursement payment is accepted. Then the NLBC will be disbanded.
- e. Brian Harris reminded the NLBC the LEED certification needs to be submitted.
- f. **A Motion was made** by Jake Allen and seconded by Clare Kilgallen **to turn the new New Lebanon building over to the BOE.** A vote was taken and the vote was 7-0-0. Dean Goss was absent.

11. Adjourn

- a. The meeting was adjourned by Steve Walko at 9:00 am.