



Regional School District No. 14 Woodbury / Bethlehem

Nonnewaug High School – Renovations Project

Public Building Committee Meeting

August 2, 2016

PBC Attendees:

George Bauer
Don Fiftal
Tom Hecht
Brian Peterson
Robert Piazza
Janet Morgan
Andie Greene

Absent:

John Chapman
Alan Rubacha
Patrick DiSarro
JP Fernandes
Matt Cleary

Also Present:

| | |
|-------------------------|-----------|
| Dr. Anna Cutaia-Leonard | Region 14 |
| Marc Sklenka | Colliers |
| Amy Samuelson | SLAM |
| Glenn Gollenberg | SLAM |
| Mark Jefco | O&G |

From / Notes Prepared by:

Marc Sklenka – Sr. Director-Project Management
Colliers International

Attachments:

Project Schedule (Dated 8/9/16)

A meeting of the Public Building Committee was held on Tuesday, August 2, 2016 in the LMC of Nonnewaug High School, 5 Minortown Road, Woodbury, Connecticut.

The following notes are to record the most significant issues discussed at the above referenced meeting. If anyone attending the meeting feels these notes are inaccurate, additional items need recording, or further detail is required, please forward your written comments to Marc Sklenka for inclusion.

1. George Bauer called the meeting to order at 6:38 PM.
2. OPM Report – Marc Sklenka reported on the following:

- Hazardous Material testing and inspection work in the field has been completed and the samples have been sent out for testing, a draft report should be complete by end of the week. It was noted that Langan will be asked to attend an upcoming meeting to discuss their findings. Remediation costs will be forwarded to O&G for inclusion into their estimates.
 - Phase I ESA work has been completed and a report will be issued shortly. The results of the Phase I study may dictate the need for a Phase II. Brian Petterson noted that with the known underground fuel tank a Phase II is likely.
 - Survey and wetland flagging is on-going and it is anticipated that the work will be completed by next week.
 - The team is meeting with OSCG on August 9, 2016 to follow up on the May 23, 2016 meeting. The primary focus of this meeting is to confirm our understanding of the student enrollment figures to be used; SF calculations; Central Office Scope of Work; and Renovations Status.
 - Colliers and O&G met with SLAM to discuss the overall project schedule. Schedule to be discuss later in the meeting.
 - Colliers is looking to collect information, from the District, on the septic system maintained program. Once received it will be shared with the design team.
3. Colliers presented an update on the Commissioning agent proposals.
- MS stated that after further review of the proposals and Colliers cost comparison spreadsheets with the 2 low bidders (SES and Horizon), Colliers is comfortable that the bids contained the level of service required to complete the scope of work. Each firm will be on site as much as necessary to complete their tasks. Unless the program changes drastically, the bid values will remain firm. MS noted the proposal were reviewed by their in-house commissioning leader and the value of SES appears consistent with what they would see for a project of this type. Colliers was ready to recommend SES for the engagement.
 1. Due to the non-quorum status of the meeting, a formal vote could not be achieved. It was agreed to table this until the next building committee meeting (August 15, 2016). Don Fiftal stated that while he could not attend the August 15th BCM, he felt comfortable moving ahead with SES.
4. Colliers updated the committee on the status and need for the septic system inspection. MS noted a conference call was held with the design team and Andie Greene to further discuss this requirement. All agreed the need for the inspection is not required at this time. Due to the fact the district has the system pumped and inspected 2-4 times a year, may suffice the engineers request for additional services. The team will look to gather from the district the pumping and inspection reports. Once the design team reviews these reports, an assessment may be able to be provided. SLAM noted the design team needs to certify the system is "like new" to meet the state of CT requirements. If after the review the existing reports, additional inspections are required, this issue will be further addressed with the committee. Andie Greene also



- suggested the design team looks to determine if the capacity of the system is adequate.
5. Colliers updated the committee on the need for the additional survey work. It was noted that the information contained with the 1999 OSTA certification process was sufficient for SLAM. So at this point so additional survey services are required.
 6. Colliers presented a DRAFT Project Schedule (See attached).
 - Colliers Highlighted the major phases of the project, summarized as follows:
 - Design period (July, 2016-August, 2017)
 - Bidding Period (Sept, 2017-November, 2017)
 - Construction (Dec, 2017-July, 2019)
 - MS noted the construction will be phased over this duration. The phasing plan/concept to be further studied and developed.
 - MS noted there is likely an early bid package for Hazardous Abatement during the summer of 2017
 - MS also noted the likely need for some temporary construction measures for the creation of swing space. This would allow the school to be able to take a few classes off line during the school year.
 - MS noted a detailed milestone schedule is being created to track all of the details required to meet this schedule.

7. Public Comment - None

The next meeting will be held at **6:30 PM** on **Monday August 15, 2016** in the High School Library Media Center, located at 5 Minor Town Road, Woodbury, CT. Additional meetings will be determined.

Motion to adjourn made by Brian Peterson, seconded by Robert Piazza.
Meeting Adjourned at 7:48 PM.

Region 14 Schools
 Nonnewaug High School Additions & Renovations
 Proposed Project Schedule
 8/9/2016

