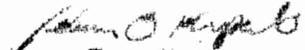


TOWN OF NEWINGTON

ANNA REYNOLDS SCHOOL PROJECT BUILDING COMMITTEE

2022 JUL -8 AM 11:30

REGULAR MEETING MINUTES


Town Clerk

July 7, 2022, Zoom Event

- I. Call to Order – Committee Chairperson Stephen Woods called the meeting to order at 5:22 PM.
- II. Roll Call – Members present: Stephen Woods, Chairperson; Michael Camillo; Kim Radda; Danielle Drzod; Amy Perrotti; and Carol Duggan. Others Present: Jennifer Mangiagli, Kaestle Boos Associates; Eileen Eagle, Construction Solutions Group; Jeff LeBeau, Jr., PE, Freeman Companies; Tom DiMauro and Rich Brightonback, Newfield Construction; Lou Jachimowicz, Newington Public Schools; James Krupienski, Town Clerk; and Jeff Baron, Director of Administrative Services.
- III. Public Participation – None.
- IV. Take Action on Prior Meeting Minutes - Mr. Camillo made a motion that the minutes of the June 16, 2022 meeting be accepted as presented. A second to the motion was made by Ms. Radda. The motion passed by a vote of 6 YES to 0 NO.
- V. Take Action on Invoices – There were two invoices. They were from Kaestle Boos Associates for \$6,276.56, and from Wiliam B. Meyer, for \$15,978.25. The total of the two invoices was \$22,254.81. Both have been reviewed and approved by the Owner’s Project Manager. Mr. Camillo asked if the Builders Risk insurance, was a one-time payment or on-going throughout the project? Mr. Baron responded that it was a one-time payment. Mr. Camillo made a motion that the invoices be approved as presented. A second to the motion was provided by Ms. Duggan. There was no further discussion. The motion passed by a vote of 6 YES to 0 NO.
- VI. Financial Update – Presented by Ms. Eagle. She presented the construction design estimate. The revised project budget, after value management, is \$35,500,000, with \$1,784,349.90 paid to date. Ms. Perrotti asked that the sheet used for her presentation be e-mailed to all members, which Ms. Eagle agreed to do.
- VII. Architect’s Update – presented by Ms. Mangiagli. Since the last meeting she met on June 24th with Bob Celmer of the State Office of School Construction Grants and Review. She gave him an update on the building and went through the agenda and value management items. He is now up to date on what the project will look like. He also plans to visit the site. Furniture meetings and budget estimates are still on-going. Kaestle Boos Associates met with Principal Jason Smith for the purpose of determining

if the furniture they recommended to be retained is appropriate to do so. Once furniture plans are finalized she wants to update the Building Committee. Also on-going is the receipt of Contractor's submittals for approval and also answering Contractor Requests for Information.

- VIII. Owner's Project Manager Update – Presented by Ms. Eagle. She deferred to the photos of Mr. Brightonback. She had two other photos, showing the elevator pit in the northwest corner of the courtyard, and of the loose rock that has to be removed from the courtyard. The Contractor has been on site and the August 17th completion date for this summer's work still looks good. Mr. Jachimowicz will be having carpet put down in some rooms. She requested action from the Committee on the Stormwater Monitoring Services RFP. Mr. Baron stated that there was an original RFP that received one response, from Tom Benjamin Landscapes, for \$53,600. It was over budget and rejected. The RFP was re-issued and two responses were received, from Freeman Companies for \$20,020 and from Weston and Sampson for more than twice that amount. Mr. LeBeau from Freeman Companies was participating in the meeting and was available to answer any questions. A motion was made by Ms. Perrotti that the Committee accept the proposal of Freeman Companies for Stormwater Monitoring Services for \$20,020. A second to the motion was made by Ms. Duggan. A question was asked if inspections need to occur weekly. Mr. LeBeau responded that inspections initially would occur weekly. Once the site was stabilized, inspections would be monthly. There was no further discussion. The motion passed by a vote of 6 YES to 0 NO.
- IX. Construction Manager's Update – Mr. DiMauro introduced Mr. Brightonback as an employee of Newfield Construction and the person who would serve as the Project Manager moving forward. Mr. Brightonback presented seven photos of construction. The first photo was of the Media Center with a tarpaulin over the classrooms that was installed the previous week. The second photo showed D wing under containment, where the abatement contractor was working. The third photo showed a room that had been "hot" with asbestos that was removed. The fourth photo showed the outside of the building by the front entrance, and it showed where the asphalt had been milled out. Drainage and sanitary lines would also be going in this space. The fifth photo showed a catch basin drainage structure on Reservoir Road. The sixth photo showed site work on the Fenn Road side. The seventh photo showed C wing inside the building, the administration wing, where demolition was on-going. Newfield Construction is aiming for an August 17th completion date. Then they will be in C wing through December. Mr. DiMauro added that the photos showed progress with both sitework and abatement. The work scheduled for this summer will be completed. They are working on submittals. They started coordination for the mechanical systems in the building.
- X. Any Other Business Pertinent to the Committee - The Committee's next Regular Meeting was scheduled for July 21st.
- XI. Public Participation – None.

- XII. Comments by Members – Mr. Woods stated that he would be visiting the job site soon. He anticipated that it would look a lot different than the last time he was there. Ms. Duggan stated that she appreciated seeing the construction photos. Mr. Woods stated that he hopes to have photos presented at the first meeting of each month.
- XIII. Adjournment – the meeting adjourned at 5:47 PM.

Respectfully submitted,

Jeff Baron

Jeff Baron
Director of Administrative Services