



**WINDSOR, CONNECTICUT
PUBLIC BUILDING COMMISSION**

August 10, 2021

4:00 P.M.

340 Bloomfield Avenue – FD Training Rm.



APPROVED MINUTES

Public Building Commission Members Present: Chairman Rick Hazelton, Deputy Chairman Gary Johnson, Commissioners Rusty Peck, Jim Bennett, Lee Alford, alternate George Roebelen.

Public Building Commission Members Absent: Alternate George Bolduc.

Also Present: Bob Jarvis, Director of Public Works/Town Engineer; Freddie Khericha of Kaestle Boos Associates; Jim Russo of J.R. Russo LLC - Clerk of the Works; Paul Goldberg, Windsor Fire Department Administrator; Chuck Waterfield, Windsor Board of Education; Paul Norris and Rich Henderson, Recreation Department; Tom Hibbard, Hibbard & Rosa; and Mark Mariano and Brain McCusker, Weston & Sampson Engineers

Item #1. Call to Order - Chairman Rick Hazelton called the meeting to order at 4:00 pm.

Item #2. Remarks of the Chairman – Two additional documents have been added to the Commissioners' packet; one is included in Item #10 and one in Item #12.

Item #3. Public Communications – None

Item #4. Fire & EMS Additions & Renovations Design Project - 9912

Motion: Commissioner Rusty Peck moves to approve payment on Invoice # 18009.02-23 dated July 30, 2021 to Kaestle Boos Associates, Inc. for Construction Administration Services for the month of June at the Fire & EMS Stations Additions & Renovations project in the amount of \$9,825.19. Seconded by Commissioner Gary Johnson. Commissioner Johnson asked Mr. Khericha if he thought there was enough fee remaining in the KBA contract to perform the remaining Construction Administration work. Mr. Khericha responded in the affirmative.

Motion passes: 5-0-0

Motion: Commissioner Jim Bennett moves to approve payment on Invoice # 2002211, Requisition #11, dated 7/31/21 to PAC Group, LLC for work performed at the Fire & EMS Stations Additions & Renovations project in the amount of \$373,401.59. Seconded by Commissioner Lee Alford.

Motion passes: 5-0-0

Motion: Commissioner Jim Bennett moves to approve payment on PCO #62, dated 6/21/21, to PAC Group, LLC, for additional irrigation to the northeast, north, and northwest sides of the building, at the Fire & EMS Stations Additions & Renovations project in the amount of

\$11,455.50. Seconded by Commissioner Rusty Peck. There was discussion about the necessity of the work, which has begun. The Commission instructed staff to not approve additional work, before Commission approval, unless it has been deemed integral to the success of the project.

Motion passes: 3-2-0

Motion: Commissioner Jim Bennett moves to approve payment on PCO #68, dated 7/19/21, to PAC Group, LLC, for additional work for construction of a plumbing chase in Area B of Room B116, to encapsulate a downspout within a wall, at the Fire & EMS Stations Additions & Renovations project, in the amount of \$2,378.25. Seconded by Commissioner Gary Johnson.

Motion passes: 5-0-0

Motion: Commissioner Jim Bennett moves to approve payment on PCO #69 dated 7/19/21 to PAC Group, LLC for additional work required for upgrades to an existing fire suppression riser, at the Fire & EMS Stations Additions & Renovations project, in the amount of \$1,254.75. Seconded by Commissioner Lee Alford.

Motion passes: 5-0-0

Motion: Commissioner Gary Johnson moves to approve payment on PCO #72 dated 7/28/21 to PAC Group, LLC for additional work required for addition of a new door, louver and opening to Room B117, at the Fire & EMS Stations Additions & Renovations project, in the amount of \$16,141.17. Seconded by Commissioner Rusty Peck.

Motion passes: 5-0-0

Jim Russo stated that the Contractor expects to get a TCO for Phase II work by September 15. Site work is proceeding along, with the binder course of paving expected to be complete by August 12. Interior finishing is on track for the expected TCO date. Furniture has been ordered.

Motion: Commissioner Rusty Peck moves to approve payment on Invoice #2020-5-13 dated 7/30/21 to J.R. Russo, LLC for professional services rendered through the month of July at the Fire & EMS Stations Additions & Renovations project in the amount of \$17,138.99. Seconded by Commissioner Jim Bennett.

Motion passes: 5-0-0

Motion: Commissioner Rusty Peck moves to approve payment on Invoice # R2019Z-299-14 dated July 2, 2021 to Horizon Engineering Associates, LLP for commissioning services at the Fire & EMS Stations Additions & Renovations project in the amount of \$6,584.00. Seconded by Commissioner Gary Johnson.

Motion passes: 5-0-0

Motion: Commissioner Rusty Peck moves to approve payment on Invoice # 111214 dated July 22, 2021 from OFI for office furniture at the Fire & EMS Stations Additions & Renovations project in the amount of \$7,275.85. Seconded by Commissioner Lee Alford.

Motion passes: 5-0-0

Quote #38629 for Fire Equipment, dated 7/22/21 from Shipman's Fire Equipment, in the amount of \$169,631.25 was acknowledged by the Commission. There was no other action taken on the quote.

Quote #3000093558684.1 for computer equipment, dated 7/23/21 from Dell Technologies, in the amount of \$21,487.15 was acknowledged by the Commission. There was no other action taken on the quote.

Item #5. Sage Park Roof Project – 9540

Tom Hibbard, Hibbard & Rosa, gave a brief presentation updating the status of the construction project. He mentioned the repairs of the 4 pop-up units and the decision to leave them in place, for which a credit was issued. He noted that there have been small leaks, during the recent rain, that were repaired with no issues.

Motion: Commissioner Lee Alford moves to approve payment of Requisition #2, dated 7/31/2021, Silktown Roofing Incorporated for work performed at the Sage Park Middle School Roof project in the amount of \$661,957.14.

Motion passes: 5-0-0

Item #6. Sage Park Middle School Alternative Energy & HVAC Efficiency Upgrade Project – 9542

R. Jarvis read a project update correspondence from Sherman Taylor, Salamone & Associates. The update stated that heat pumps and air conditioning units have been installed. HVAC control work should be completed in two weeks. Roof mounted heat recover units are scheduled to be shipped in November. The damaged pull section in the new switchgear should be replaced by August 16.

Motion: Commissioner Rusty Peck moves to approve the application for payment #3 to Action Air Systems, Inc for work performed at the Sage Park Middle School HVAC Efficiency upgrades project in the amount of \$622,345. Seconded by Commissioner Jim Bennett.

Motion passes: 5-0-0

Motion: Commissioner Lee Alford moves to approve payment on Change Order request #210035-0011, dated 7/27/21, to Action Air Systems, Inc. for reworking a 1 ½” sprinkler line to accommodate new ductwork and relocating 2 sprinkler heads at the Sage Park Middle School HVAC Efficiency Upgrades project in an amount NTE \$5,290.16, subject to review and confirmation by Staff. Seconded by Commissioner Jim Bennett.

Motion passes: 5-0-0

Motion: Commissioner Gary Johnson moves to approve payment on Invoice #9620, dated 7/21/21 to Haz-Pros, Inc. for asbestos and PCB abatement in the gymnasium at the Sage Park Middle School HVAC Efficiency Upgrades project, in an amount NTE \$26,100, subject to review and confirmation by Staff. Seconded by Commissioner Rusty Peck.

Motion passes: 5-0-0

Item #7. Aquatic Facilities Improvements Design – 9536

The design team gave the Commission copies of the existing and proposed schematic floor plans completed to date. Paul Norris gave a brief presentation regarding the project background, deficiencies at each facility and the goals of the project. Mark Mariano and Brian McCusker, Weston & Sampson Engineers, presented the schematic design of the proposed

improvements. They mentioned the minor increase in the building footprints, the equipment storage, proposed patron movements through and within the buildings, code upgrades, and other improvements. They also spoke of the stakeholder input that went into the design. The design team asked the Commission if there were any significant objections to the proposed schematic design that would prevent the team from moving forward with the Design Development phase of the project. The Commission did not voice any objections.

Item #8. LP Wilson Boiler Room Project – 9533

R. Jarvis read a project update correspondence from Aaron Frechette, Air Temp Mechanical Services. The update noted that the supply and return piping is at 70% completion, boilers are installed and piped to headers, piping is tied in and filled. The Contractor also stated that expect to meet the completion date at the end of September.

Item #9. Milo Peck School HVAC Efficiency Upgrades Design – 9538

R. Jarvis read a project design update correspondence from Sherman Taylor, Salamone & Associates. The update stated that the construction drawing and specifications will be completed by September 1. The design team will be meeting with Historic District Commission to review the plans and insure that all applicable elements of the project meet with Commission approval.

Item 10. Windsor High School HVAC Replacement – 9539

R. Jarvis read a project update correspondence from Jeff Leone, CEO Air Temp Mechanical Services, Inc. The update stated that all RTU's have been rigged, connecting the units, ductwork, electrical and gas piping is under way. All units are expected to be up and running by the end of the week. The project should be complete by the start of school.

Item #11 Staff Reports – None

Item #12. Motions & Minutes of Preceding Meeting(s):

Motion: Commissioner Rusty Peck moves to approve the draft minutes, as edited, from the July 13, 2021 meeting. Seconded by Commissioner Lee Alford.

Motion passes: 5-0-0

Item #13. Adjournment:

Motion; Commissioner Rusty Peck moves to adjourn at 5:35pm. Seconded by Commissioner Jim Bennett.

Respectfully submitted,

Robert A. Jarvis
Director of Public Works/Town Engineer