

Town of East Haddam
School Building Committee
Regular Meeting
August 22, 2007
Adopted September 12, 2007

1. CALL TO ORDER

The Regular Meeting of the East Haddam School Building Committee was held on Wednesday, August 22, 2007 at 7:02 p.m., at the Nathan Hale High School, Media Center; Todd Moss being in the Chair.

a. Roll Call

In attendance were Todd Moss, Denise Gable, John Gibson, Richard Toolan, Mary Beth Mordecai, and Kerri Willis Budzik.

Absent were David LaFemina, Vinny Garofalo and Craig Parker.

Also in attendance were Brad Parker – First Selectman, Bob Celmer and David King - KBA, Al Howat - Newfield Construction, and Jason Peacock – Middle School Principal.

2. APPROVAL OF THE AGENDA

Item 7. Determination of next meeting was changed from 08-22-07 to 9-12-07

Item 4. b. BOS Report was moved to allow Selectman Parker to speak before another meeting engagement.

BOS REPORT

Selectman Parker informed the committee that the new middle school was on the evening's Channel 3 news broadcast. The piece was about bonds not being released by the State and how much it was costing Towns.

Selectman Parker spoke on the recent court ruling regarding Leo Gold, etal, and the two parcels of land he is disputing. Selectman Parker had reminded the committee that Mr. Gold had sued the Town because he claimed that the land was not taken by eminent domain within the six month time limit required for municipal and/or open space land use. There is no time limit when land is taken for a school. A Summary Judgement had ruled that Mr. Gold's case did not warrant going to court. This month, an Appellate Court ruled that the case could have the right to go to court, although it did not state whether the case had merit or not. Selectman Parker stated that this could be a lengthy process lasting up to two years. He intends to request from the Board of Selectmen a Town Meeting to reauthorize the eminent domain process for these two parcels. Selectmen Parker reiterated that the Town does still own this property.

Selectmen Parker also stated that he and three police officers met along with Mr. Howat at the school construction site and are working to install security cameras and possible alarms that would be triggered by a sensor. By Saturday, the equipment should be at the site. Additionally, an officer will visit the site on every work shift during construction off-hours.

Mr. Howat questioned Selectman Parker and the committee whether they would be scheduling a Topping-Off Ceremony – a tradition where construction workers, community members, students, etc. all sign the last steel beam to be installed. Mr. Peacock suggested leaving the steel beam at the middle school to allow students to sign it. It was agreed to organize something and to further discuss the details at the next meeting. The ceremony would need to take place in mid-October.

Mr. Celmer asked Selectman Parker if he received the CL&P Rebate LOA in the amount of \$152,194. Selectman Parker stated that he did and asked KBA to read it over to ensure that the information in the agreement was correct before signing.

3. APPROVAL OF MINUTES

a. 07-25-07

Motion by Mr. Moss to approve the 07-25-07 meeting minutes as presented. Second by Mrs. Gable

Favor: Gibson, Toolan, Mordecai

Abstain: Willis-Budzik

Motion passed.

b. 08-08-07

Motion by Mr. Gibson to approve the 08-08-07 meeting minutes as presented.

Second by Mrs. Willis-Budzik

Favor: Toolan

Abstain: Moss, Mordecai, Gable

Motion passed.

4. Old Business

a. BOE Report

Mrs. Mordecai informed the committee that the Superintendent, Dr. Solek, would be forming a Task Force for the Transition to the new school, made up of administrators, teachers, parents and students. Mrs. Willis Budzik stated that she thought a student representative may have been a good idea for the school building committee. Mr. Peacock stated that he would check to see if a middle school student would be interested.

c. BOF Report

Mr. Moss reported that he had not attended the August meeting of the Board of Finance but had sent Matt Budzik a summary.

d. Change Order Sub-Committee Report

Mr. Gibson reported there was nothing new to report on.

e. Construction Manager Report

Mr. Howat distributed and discussed the following:

- Newfield Construction, Construction Manager's Report, dated 08/22/07.

Motion by Ms. Mordecai to approve change order #25 credit for grease-trap of \$1,500.00. Second by Mr. Toolan

Favor: Gable, Gibson, Willis-Budzik, Moss

Motion passed.

PCO #21 will be reviewed by the change order sub-committee and brought to the next meeting.

f. Architect Report

Mr. Celmer distributed and discussed the following:

- Architect's Report, dated 08-22-07.

Mr. Celmer informed the committee that he is getting a final revised cost from Siemens Building Technology regarding the security system. He stated that because Siemens is on the State of Connecticut's DAS list that this would not need to go out for bid. The committee agreed that they would need to check on the Town's requirements before agreeing to hire Siemens without opening it up to other bidders. Mr. Celmer also informed the committee that the key system would be changed to a card swipe key system because the new principal felt that this would not compromise security. With a physical key, any time one was replaced the building's security would be compromised. Mr. Peacock explained the benefits of having a card swipe system. Mr. Howat informed the committee that the door frames were being manufactured and the cost and timeframe could be compromised if it was needed to be changed again at a future date. Mr. Howat also suggested to look into a wireless security system. There was discussion on what security measures could be installed after construction. The committee agreed to discuss this matter more at the next meeting.

**Motion by Mr. Gibson to authorize Newfield to provide frames strike-ready and for ECI to provide conduit droppings. Second by Mr. Toolan.
Motion passed unanimously.**

6. TREASURER'S REPORT

a. Bills and Invoices

The IMTL invoice was tabled until the next meeting because of questions from Mr. Toolan regarding the billing dates.

Motion by Mr. Moss to approve KBA reimbursables for WMC. Second by Mr. Toolan.

Motion passed unanimously.

Ms. Mordecai distributed a budget spreadsheet generated by the Finance Director. The spreadsheet contained a discrepancy between the Town's numbers and Newfield's numbers. Newfield has a copy of this spreadsheet and will investigate the discrepancy.

7. New Business

There was no new business.

8. DETERMINATION OF NEXT MEETING

The next scheduled meeting is September 12, 2007 at 7p.m. at the Nathan Hale Ray High School, Media Center.

Mrs. Gable stated she check with Bob Carroll on the availability of the Media Center.

9. AUDIENCE OF CITIZENS

There was no one available to contribute to the Audience of Citizens at the time it was offered.

9. OTHER DISCUSSION

10. ADJOURNMENT

Motion by Mr. Gibson at 8:12 p.m. to adjourn. Seconded by Ms. Mordecai and unanimously passed.

Respectfully submitted;

Denise Gable for E. Ruth Ziobron
Recording Secretary