

## Minutes of the Suffield Permanent Building Commission

Thursday April 16, 2015

### **PBC Members Present**

Joe Sangiovanni, Chairman  
Glen Neilson, Vice Chairman  
Bill Gozzo, member  
Kevin Goff, member

### **Also Present**

John Cloonan, Public Works Director  
Julie Oakes, Facilities Manager  
Mike McNaboe, Enterprise Builders  
Marty Lewis, TRC  
John Gentile, TRC

**Call to order:** The meeting was called to order at 7:00 p.m.

**No public comment**

**No correspondence**

**Approval of Minutes** Mr. Neilson made a motion to approve the April 2, 2015 meeting minutes. Mr. Goff seconded. All in favor, motion passed unanimously.

### **Kent Memorial Renovation Project**

Mr. Gentile and Mr. Lewis from TRC presented their findings on the impact of PCB's that have leached from the window caulking into the interior brick walkways. Seventeen samples were taken at 5 foot intervals, 9 inches out from the caulk line. All of the samples were in the 2 - 6 ppm range and failed the EPA regulations allowing less than 1 ppm. Outside samples showed that the 9 inch measurements are at acceptable levels. All the vertical samples on the brick walls passed.

The recommendation for the interior walkway is to remove those bricks that were in contact with the caulk. Sampling will be done at the 17 sites again, going out another 6 inches to find where the contamination ends. The cut out areas will be filled in with concrete and the ramps will be carpeted over. Chairman Sangiovanni asked for recommendations regarding the outside walls that support the windows. The concrete is all structural in nature and we need a plan from TRC before the new windows arrive. The outside walkways will be replaced. Copies of the regulations from the EPA were distributed to the members.

Chairman Sangiovanni discussed his email contact with Mr. Tommasini regarding the design of the bench by the stairwell. A model with a full back rest was requested; Mr. Tommasini will find another model.

The committee analyzed a drawing by Mr. Tommasini for the ADA walkway access around the monument. Mr. Neilson made a **motion** to accept the schematic drawing by Tecton to provide handicap access to the flagpole. Mr. Gozzo seconded. All in favor, motion passed unanimously. Enterprise will put together shop drawings.

Mr. McNaboe discussed the plan for the FM-200 fire suppression system in the historical room. Silver Petrucelli will need to put a disconnect switch/shunt trip breaker in and the room needs to be completely sealed for the system to work properly. Ms. Oakes informed the committee that the bookshelves will not be coming out before the construction. The halogen tank is going into the historical room, probably near the air handler. Concrete walls have been poured. Waterproofing, drainage board and, backfilling is next on the schedule. Fill will be taken from the Bridge Street stock piles.

Mr. McNaboe relayed a question that Mr. Tommasini had about the roofing. He said the specified product was EPDM roofing but it looks like TPO roofing. Mr. Cloonan confirmed that the roof installed there was a Firestone Product, Ultra-ply TPO membrane by Eagle Rivet. Mr. Tommasini wants the PBC to pick floor colors from his selections. Ms. Hemond will be included in these decisions.

PCO's were discussed for project 2; PCO #10 came from the glass fabricator to add a wider plate at the bottom. PCO #11 The VE and the skylight are still being priced, it will be reduced. PCO #13 relates to an on-site condition with existing storm lines, PCO #15 Enterprise is still working on. It is credit for 2 parking spaces, trees and additional bollards. PCO # 16 Additional fire alarms and strobes were required by the fire marshal. He will be invited to the next meeting to explain why more fire devices are needed and why are these changes being proposed at this time. PCO #17 is for an existing water line found on property. It was discussed whether to cut it, cap it and disconnect it. It was an old feed into the building. PCO #18 excavate existing 1" rigid pipe phone conduit and recommend putting in a 4" line. Chairman Sangiovanni asked if this cost was included in the bid. Mr. McNaboe said there have been discussions with the phone company and Enterprise will take care of it. PCO #19 Signs and line striping, site work and curbing on the parking area. Enterprise will give an estimate of paving the entirety of Bank Lane and the new parking area. There is a possibility that the Town will bid out the paving job. Mr. Cloonan will send Mr. McNaboe a site map or aerial of the area under discussion.

Mr. Neilson made a **motion to accept** the **PCO's for Project 2 - #10, #13, #18** as presented. Mr. Goff seconded. All in favor, motion passed unanimously. PCO's #11, #15, #17, #19 were tabled.

Chairman Sangiovanni asked about the low-e coating that will be used. If we go with side 2 and 4, it is a much better energy insulator. It is durable enough to use on the outside glass. Mr. Goff made a **motion** to approve putting the low-e coating on surfaces 2 and 4. Mr. Neilson seconded. All in favor, motion passed unanimously. The remaining trees will be taken down to start work on the new parking area.

#### **Invoices**

- Mr. Neilson made a motion to pay **Silver Petrucelli** \$12,302.00 on invoice #15-796 for construction administration at the Kent Memorial Library project. Mr. Gozzo seconded, all in favor. Motion approved unanimously.
- Mr. Goff made a motion to pay **IMTL** \$1,790.00 on invoice #2210A for soil testing at the Kent Memorial Library Project. Mr. Neilson seconded, all in favor. Motion approved unanimously.
- Mr. Neilson made a motion to pay **Szewczak** \$577.50 on invoice #1953 for special inspections at the Kent Memorial Library Project. Mr. Goff seconded, all in favor. Motion approved unanimously.
- Mr. Neilson made a motion to pay **Fletcher Thompson**
  - 1) \$1,558.75 on invoice #2489 for final payment on the Town Hall construction documents.
  - 2) \$1,040.47 on invoice #24890 for reimbursables and printing.
  - 3) \$2,820.00 on invoice #24888 for the last 10% of additional services.Mr. Gozzo seconded, all in favor. Motion approved unanimously.

**Town Hall Project** The Board of Finance is considering bonding for \$8- \$9 million in road improvements. The Bridge Street School project may be included with this. The Town Hall project should also be bonded. If this fails, then it should be put into the ACCE budget for the next year. Rates and debt service are low. The First Selectman wants a simple break down of what needs to be done and why, and the costs for doing so. Mr. Cloonan will hire an architect to design the repairs to the front steps.

**Adjourn** There was a motion made and seconded to adjourn at 8:45 p.m.

**Next Meeting Date** The next meeting of the PBC was tentatively set for Thursday May 7, 2015.

Submitted by Linda Zaffetti

Joseph J. Sangiovanni, Chairman of the PBC