

**SHELTON HIGH SCHOOL
RENOVATION COMMITTEE REGULAR MEETING
120 MEADOW STREET
Room 317 B
January 14, 2009**

Chairman Anthony Simonetti called the meeting to order at 6:00 PM.

The Pledge of Allegiance was led by the renovation committee.

Roll Call:

Present: Marty Coughlin, Anthony Savignano, Anthony Simonetti, Sean Sullivan, John Fitzgerald, Michelle Kawalautzki; **Excused:** Joe Pereira; **Absent:** Freda Keklik, Raymond Sullivan. The quorum was 6 present 3 absent.

Others in attendance: Dan Casinelli, Fletcher – Thompson, Doug Shearer, Fusco – Project Manager, Bill Banfe - Operations Manager, Dr. Beth Smith, Headmaster, Patricia Lilling - Recording Secretary

Sean Sullivan made a motion to approve the minutes of the regular meeting of December 10, 2008, seconded by Marty Coughlin, vote 6-0, motion carried.

Marty Coughlin made a motion to go into executive session, seconded by Sean Sullivan, vote 6-0, motion carried. The committee went into executive session at 6:05 PM. Bill Banfe and Dr. Beth Smith were invited to remain during the executive session.

The committee opened the door from executive session at 6:55 PM. **Michelle Kawalautzki made a motion for the committee to resume the regular meeting, seconded by Sean Sullivan, vote 6-0, motion carried.**

Chairman Simonetti stated for the record that no decisions or motions were made during executive session.

Work Session:

#1 Fire Sprinklers: a copy of the State Fire Marshall's Report had been emailed to all committee members. It does not call for fire sprinklers but does call for other recommendations currently being reviewed by the new committee organized after the fire. Chairman Simonetti said he was approached by Mayor Lauretti who requested that the Shelton High School Renovation Committee remain active since some items (items that may have existed prior to the fire) will need to be addressed by the committee.

The second report developed by the assistant fire marshal and being reviewed by the fire marshal, the city, and the committee organized for the fire was not available for Chairman Simonetti at this time. He will try to get that report to the committee members, however, the report is currently unofficial so any communication regarding the report will be outside committee meeting.

#2 Fire Damage: Regarding the fire damage, particularly the second floor in the area of the start of fire and the maintenance storage area has not been seen by the Chairman. He stated that the building was obviously filthy and the right people had been found to clean up, and a good job was done. He asked Dr. Smith to elaborate. Dr. Smith reported that the maintenance area where the fire started was burnt out completely. Any items stored for the high school and for the district have been destroyed which included paper and supplies, custodian closet (supplies). Also lost in the fire included the English department book storage room and all contents, food service storage and contents, 2-3 maintenance/custodial storage rooms and contents, also the business department storage room and contents. Two new computer rooms were lost – Room 216 and Room 235. Both rooms have been cleaned, painted, have new ceilings and new floors and have computers in the rooms with furniture to be worked on next week. The fire traveled through the wall to the Media Center. Lost were the Teachers' Work Room, three offices/storage areas with technology for the building stored, however, the last room on that side of the Media Center houses the server for the district and the reverse 911 for the city and although it needs extensive cleaning was not lost. Round the clock crews have been working beginning at 7:30 AM working through to the following morning at 3:30 AM in shifts. Obviously this is a continuing project since much more needs to be done. The completely destroyed areas have been walled off.

The cafeteria kitchen was damaged and needs extensive cleaning. All cooking equipment has been removed via trailers offsite for cleaning. There are no ceiling tiles there at this time. The existing framework is going to be removed and replaced with a new ceiling grid. Currently food is being prepared off site and is being brought in by Sodexo food service and students have many choices available to them.

All library equipment was also removed for off site cleaning, books are being treated via ozone cleaning, and work will continue on the Media Center to get it ready to open again. There is still a great deal of extensive work that needs to be done. The committee commented that the work done has been remarkable.

There is no set timeline since the extent of the damage is yet to be determined. Dr. Smith said an adjuster has been hired, and she will be reviewing the building with him tomorrow as well as with the experts he will bring in with him.

The committee thanked Dr. Smith for her 24-7 work ethic. She has been present in the building since the fire almost constantly leaving only occasionally and briefly. Marty Coughlin continued the discussion of the fire by stating there has been a great deal of press regarding rooms that didn't need code compliance. Mr. Coughlin wanted to know if any of those rooms were rooms the committee may have worked on, and if they were why didn't the state or Fletcher-Thompson pick this up. Since the Deputy Fire Marshal report has not been seen as yet, it is difficult to say. Dan Casinelli said there are a couple rooms newly created that were sited as having issues. Fletcher-Thompson is looking into them. The existing rooms were in their opinion in existing conditions; the use did not change, and were left in the same condition. Mr. Casinelli said he didn't feel the items were missed but rather an interpretation of the code at the time. He said he met on Monday with the State Fire Marshal, Joe Pierz (former state fire marshal for 25

years), for a review. Mr. Pierz's interpretation was the same as Fletcher-Thompson. The State Fire Marshal came back and stated under the existing building code, criteria needed to be met. This interpretation included a caveat with some exceptions that would get the rooms into compliance. Dan Casinelli said he is currently reviewing this report and highlighting the floor plans. He also stated he felt that the original interpretation at the time was the correct interpretation of how to handle existing spaces. Joe Pierz and his firm had the same interpretation as Fletcher – Thompson; however there was a different ruling by the State Fire Marshal. Dan Casinelli will be taking the information and working with the other committee. When he is at a point where he feels he can update the renovation committee – he will. Anthony Simonetti added that when Fletcher – Thompson took the plans they used the 2005 – next generation fire codes (instead of the existing 2004 that could have been used) when the project began. He also mentioned that one thing covered in the newspapers was the covers on the smoke detectors. Often when work is being done in a space and there will be dust, the smoke detectors are commonly covered. It was reported that 7 were covered. Although not right, this was probably a result of this work and failure to return to uncover the smoke detectors. Before the fire marshal report came back, it was brought to Mr. Simonetti's attention that there may be some issues in some interior, already existing rooms, however, this was never mentioned in the last four years or even in the existence of the building. If the spaces are out of compliance, they were not rooms worked on by this committee. The committee expressed concerns of the perception of the public. John Fitzgerald felt that a statement should be issued from the committee that they did all that was required to be done. Although Chairman Simonetti said he would be willing to draft a statement, the committee agreed that it would be premature at this time. The committee feels they fulfilled any requirement that they were responsible for in this project. Sean Sullivan said that the committee responded to recommendations given by NEAS & C report. He said there is nothing on file in the office of the City Fire Marshal as to citations for the building. Further clarification will be needed from the experts, but that he feels the committee did what they were asked to do. If there is another interpretation now and other actions will be requested then the Fire Remediation committee will have to be involved. Sean Sullivan asked Bill Banfe and Dan Casinelli if the fire detection system in place performed as designed, turning off the HVAC system so that it did not re-circulate. Dr. Smith stated yes, it worked as designed – 100%.

#3 Cafeteria Ceiling: Doug Shearer said he has a meeting scheduled with the manufacturer on Thursday, the 22nd at 3 PM regarding the bowing ceiling tiles. Chairman Simonetti stated that the bowing ceiling within the 6-8 month period is unacceptable. All members are welcome to tour the cafeteria.

#4 Main Driveway – Striping: Bill Banfe reported that the striping will not take place until the spring. He recommends using the same vendor that does all the board lots each summer. There will be one lane in and two lanes out.

Michelle Kawalautzki made a motion to set aside \$2,000 for striping, seconded by Sean Sullivan, vote 5-1 (Marty Coughlin), motion carried.

#5 Outside Doors: Doors have been measured and ordered, but nothing will take place until the weather breaks. Work on every exterior door requires masonry work. Security must be present as that work occurs.

#6 Interior Door Locks: Calvert is just about done. New keys for doors and lockdown keys have been issued.

#7 Boys Locker Room: All vents have been cleaned. Seven miles of ductwork have been cleaned, per Dr. Smith. Everything has been hand vacuumed. Dr. Smith reported on the cleaning, having personally checked the ductwork on four occasions to see the result of the cleaning. She explained the cleaning process. However, the locker room issue is not yet resolved. Prior to the fire, proper pressure was found on one side, but no reading on the other. Doug Shearer suggested that the question now is have the reheating coils restricting the air flow been cleaned. If yes, then Doug Shearer will send the balancer back to retest. Chairman Simonetti will forward an e-mail to Bill Banfe and Ken LaCroix requesting an update on cleaning of exchanger.

Sean Sullivan made a motion to ask Bill Banfe to check with Ken LaCroix to be certain that both sides of the reheating coils were cleaned, motors reset, and that there is air flow in both boys and girls locker room, allowing a recall of the balancer to perform the balance testing, seconded by Michelle Kawalautzki, vote 6-0, motion carried.

#8 Projector Wiring: Doug Shearer reported he has no pricing at this time.

#9 Added Scope: Sean Sullivan asked about the stage floor. Dan Casinelli said he has THP on line to complete the work; however they are currently working through some change orders that are in disagreement between Fletcher – Thompson and THP.

Punch List: Dr. Smith and Bill Banfe have not yet seen a punch list. Anthony Simonetti asked Doug Shearer why they would not have access to the punch list – and to please provide them with the list so that they can add to or suggest items that may have been completed to satisfaction. A punch list was given to Dr. Smith by Doug Shearer for her review and updating.

Finance Committee:

John Fitzgerald made a motion to recommend payment to Calvert Safe and Lock, dated 12/31/08, in the amount of \$90,503.77 (physical invoice not in packet – payment recommended upon review of actual invoice by John Fitzgerald), seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to recommend payment to HB Communications, Inc., document date 1/9/09, in the amount of \$98,502.32 (vbrick install), (discussion included installation, installed as directed, installation complete, any damage caused by the fire will be handled by insurance) seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to recommend payment to Patricia Lilling for the recording of the regular minutes of December 10, 2008, in the amount of \$114.00, seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to recommend payment to Shelton High School for the purchase of two HDTV from Wal Mart in the amount of \$1394.00, seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to table the Duct Clean invoice #7211 again in the amount of \$2312, seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to recommend payment to Waters Construction to release retainage in the amount of \$7,106.76 (approved by City Engineer, Robert Kulacz), seconded by Anthony Savignano, vote 4-2 opposed (Marty Coughlin and Sean Sullivan), motion carried.

John Fitzgerald made a motion to recommend payment for Application #064 to Fletcher – Thompson in the amount of \$12,500 for additional services regarding the chiller issue, seconded by Anthony Savignano for discussion, (Mr. Savignano stated that he didn't recall the committee agreeing to payment for service by a formal request, but that the engineering calculations were requested which affected the decision by Fletcher – Thompson regarding the cooling of the building. Those calculations should have been a part of the original design work with the committee having access to such calculations. The request was simple; expense might have been duplication of material, but nothing amounting to a fee of \$12,500. Anthony Simonetti added that although the committee understands the person who originally worked on such calculations is no longer with the firm, it is something that should have been retained by the company. Dan Casinelli felt that the committee has been continually challenging Fletcher – Thompson and their answer to the capacity of the chiller load. The original information used in design was taken – in put into the computer models and then generated the document that was distributed. The original engineer of record is no longer with the firm, an efficient engineer, but all calculations done by hand. The results of the two reports show there is sufficient capacity in the system. Anthony Savignano felt the committee did not challenge Fletcher – Thompson but rather made requests for information many times. Although the response was always a statement and an opinion, the committee wanted the engineering calculations upon which the decision was based. The chiller needs to be replaced, and a mistake cannot be made. Chairman Simonetti said the committee felt the \$12,500 is out of line for what was requested. It was indicated that Ken LaCroix would make use of this report in the decision making process as to what size chiller is needed as well as future diagnostics and troubleshooting. Additional discussion took place among the committee members and Dan Casinelli of Fletcher – Thompson questioning whether this invoice should not be addressed by another committee and that Dan Casinelli would review labor costs. Mr. Casinelli requested the motion be tabled for future discussion.)

John Fitzgerald made a motion to table the \$12,500 Invoice #064, seconded by Anthony Savignano, vote 6-0, motion carried.

John Fitzgerald made a motion to discuss the invoice to Fusco Corporation Application #031 dated 12/31/2008 in the amount of \$125,795.00, seconded by Anthony Savignano for discussion. (John Fitzgerald stated that \$125,000 will be going out with 3-4 subcontractors to equal that - with 1 million left in retainage – contingency, what is left to finish? Doug Shearer stated that there is \$120,850 in retainage and he expects that this amount would not be reduced until all work is done. The \$125,795 asked for now is in change order work already done and approved by this committee. Doug Shearer expects to submit a final bill next month with all work completed. Dr. Smith might also find in the next month items that fall under warranty work).

John Fitzgerald made a motion to recommend payment to Invoice #031 to Fusco Corporation in the amount of \$125,795.00, seconded by Anthony Savignano, vote 6-0, motion carried.

Anthony Savignano made a motion to adjourn the meeting, seconded by Michelle Kawalautzki, vote 6-0, motion carried.

Meeting adjourned at 8:00 PM.

Respectfully submitted,

Patricia Lilling

Patricia Lilling
Recording Secretary
January 21, 2009