

**CITY OF SHELTON**  
**SHELTON INTERMEDIATE SCHOOL BUILDING COMMITTEE II**  
**Also Committee for: Lafayette School Roof Replacement, Sunnyside Roof and Chimney Repair,**  
**And Elizabeth Shelton School Boiler Renovation**

**MINUTES OF THE**  
**SPECIAL MEETING OF JUNE 20, 2007**  
**SHELTON HIGH SCHOOL MEDIA CENTER TEACHER'S WORK ROOM**

**Agenda Item #1: Call To Order:** Chairman Sullivan called the Special Meeting of the Shelton Intermediate School Building Committee II to order at 7:25 p.m.

**Agenda Item #2: Roll Call:** Eileen Victoria took attendance: Bill Banfe, Michelle Kawalautzki, Anthony Savignano, and Sean Sullivan were present. Ken LaCroix was Excused. There was a quorum of 4 present and 1 absent. Also present were: Board of Education member Win Oppel and Superintendent of Schools Robin Willink.

**Agenda Item #3: Approval of Minutes:** Michelle Kawalautzki MOVED to approve the Special Meeting Minutes of January 12, 2007, SECONDED by Bill Banfe. Vote 4-0. Motion carried.

**Agenda Item #4: Finance Committee:** Anthony Savignano MOVED to approve payment of the following invoices presented by Bill Banfe and approved by phone vote on 5/30/07: to Commercial Heating & Supply, Invoice #001429633 dated 1/19/07 for boiler equipment in the amount of \$12,905.00; and to DTC, Invoice #20421 dated 3/8/07 for professional services in the amount of \$33.18; SECONDED by Michelle Kawalautzki. The Chairman said he originally voted no during the phone vote to the Commercial Heating invoice, but he is now satisfied that the payment is for a portion of the completion and changes his vote to yes. Vote 4-0. Motion carried.

**Agenda Item #5: Work Session:**

- a. SIS Remediation Project Close-Out: Chairman Sullivan stated that this project is close to being closed out with the exception of a few outstanding items, which include the cut-in for the third duct in the gym – the estimates never came before the Committee. There is about \$7,000 remaining in the budget. Anthony Savignano said it should be enough to take care of two problems. The Chairman said the stratification in the foyer and the sound issues in the auditorium and gym should be covered. There is extra intake in the foyer because it's not taking the air from the gym. Bill Banfe said Ken LaCroix was going to have his staff take on the project, but due to the nature of the timing and the other projects in the district, that didn't occur. He was going to contact a few contractors for the stratification issue. Anthony Savignano recommended having Ken LaCroix solicit for this work. The Chairman said the other issue to address was the lights in the auditorium. Bill Banfe said the assembly of the outrigger machine has to be completed. The Chairman noted that there are more lights out (52) than on. Bill Banfe said some were changed without the outrigger equipment. Bill Banfe will look into the availability of the old spotlights. Anthony Savignano asked if everything is o.k. with the EMS System. Bill Banfe said there are a few glitches, but they may not necessarily be tied into the work done last summer. Chairman Sullivan asked Eileen Victoria to look into the remaining balance of the budget.
- b. Elizabeth Shelton School Boilers: Chairman Sullivan thanked Win Oppel for attending the meeting. The Chairman had thought this project was complete. Bill Banfe explained that when the boilers were needed last fall, the contractor came in at the 11<sup>th</sup> hour and installed one boiler. Both boilers were purchased separately from the installation. The first boiler was installed and put online. Shortly after, the second boiler arrived and was put in place but not connected. The condensate system was not put in place. The hot water system will be addressed. During the past winter, the hot water was run off the new boiler. The copper tubing cracked and created a leak. Tom Francione removed a part from the second boiler to fix the problem with the first boiler. This is a warranty issue. The part will be replaced on the second boiler. The contractor is returning on June 24<sup>th</sup> to begin work on the second boiler. Ken LaCroix felt we could get through the winter on one boiler. It was monitored carefully by Ken LaCroix and Tom Francione. Win Oppel asked if there was a contract for the contractor to return at a certain date. Bill Banfe said there wasn't. Only 40% of the labor was paid because there is still work to be done. The hot water tank was a maintenance item and never part of the boiler project. Win Oppel stated that hot water is still being run off the big boiler. Bill

Banfe confirmed that statement. Win Oppel asked how long it will take to install and get the second boiler operating. Bill Banfe said the contractor will start on June 24<sup>th</sup>, and it will take him about four weeks with an additional week for the condensate system. Ken LaCroix already sent Tom Francione with the specifications to pick up the hot water boiler. Win Oppel wanted to confirm that the replacement piece for the piece that broke would be a warranty item. Bill Banfe said that it would go on the second boiler. He added that the person to speak with directly is Ken LaCroix. Win Oppel would like to see this wrapped up before school returns to session. Chairman Sullivan asked about the invoice the Committee was asked to approve. Bill Banfe said the invoice is from January for the work already done. The project is 40% complete. Chairman Sullivan asked Bill Banfe to report back when the contractor begins his work. He thought the four weeks included assembly, which already has been done. Robin Willink noted that there was an alternative to bring in temporary heat to augment it if it had become necessary. The Chairman said it would be ideal if the installation and hook-up is completed by early August.

- c. Lafayette Roof: Chairman Sullivan stated that this Committee went out to bid to obtain pricing for a rubber roof. He noted that he did not pursue it any further and has heard it's being taken up in another project. Bill Banfe said he spoke with the Mayor, who asked for the roof specifications and information on the purchase and installation costs for two additional boilers. Bill Banfe attended a meeting a City Hall, where he learned that the bonding was approved for the Lafayette roof and two boilers that the Long Range Plan indicated should be replaced. The two worst boilers are in Long Hill and Mohegan schools. The funds will be bonded to purchase the boilers this year. It is hoped that the other two boilers will be purchased next year. He noted that the Lafayette fire boxes are workable for another period of time. The Booth Hill School boilers were renovated to some degree during the renovation project. The two worst will be tackled first, and it is hoped that by this time next year the remaining two will be done. He added that we don't want to revisit the Elizabeth Shelton School situation. He would like to see the engineering of all four boilers done and the specifications written immediately, then line up a contractor and do the installations during the spring. Win Oppel asked if the boilers to be replaced are strong enough. Bill Banfe said Ken LaCroix feels comfortable that we can get through another heating season; however, Bill Banfe doesn't want to take the gamble. We are looking at August/September for the work to begin once the bidding process is complete. Chairman Sullivan said he wanted to make sure the project is no longer under the Committee's purview. The funds have been allocated. The City expects the work to be done. He feels they should try to get one done. Bill Banfe said it's up to the engineering service, and he will follow up on this.

**Agenda Item #6: Adjournment:** Anthony Savignano said he would like to see everything finished on the SIS project. Chairman Sullivan said he would like to have another meeting in late August to wrap up the Committee. The outstanding items are the SIS air ducts, lights, and the ESS boiler.

Anthony Savignano MOVED to adjourn, SECONDED by Michelle Kawalautzki. Vote 4-0. Motion carried. Chairman Sullivan adjourned the meeting at 7:50 p.m.

Respectfully Submitted,

Eileen Victoria  
Clerk, Shelton Intermediate School Building Committee II  
June 26, 2007