

DRAFT
TOWN OF MONTVILLE
PUBLIC SAFETY BUILDING COMMITTEE

Special Meeting
Thursday, December 15, 2011 at 6:00 p.m.
Montville Town Hall, Room 203

1. Call to Order.

Chair Jack Platt called the meeting to order at 6:00 p.m.

2. Roll Call.

The following were present: William Bucko, Leonard Bunnell, Jon Leonard, Paul Lewis, John MacNeil and Jack Platt. Also present were Dave King, Architect of KBA, Construction Administrator Freddie Khericha of KBA, Town Planner Marcia Vlaun and Town Council Liaison Gary Murphy. Committee members Ray Coggeshall, Dave Jetmore and Chris Ida were absent.

J. Platt introduced Gary Murphy, Town Council Liaison for the Committee.

3. Pledge of Allegiance.

All stood and pledged the flag.

4. Remarks by the Public Relating to Agenda Items (three-minute limit).

None

5. Approval of Minutes—Meeting of November 17, 2011.

Motion: That the Committee approves the meeting minutes of November 17, 2011, as written.

Proposed by: Paul Lewis

Seconded by: John McNeil

Vote: Carried unanimously

6. Correspondence.

None

7. Town Planner's Report.

a. C.O. #4. (\$123.19 – window).

M. Vlaun described that the change order was to replace specified glazing for obscure glazing for bathroom privacy window. (*Handout #1*)

b. C.O. #6 (\$2,856.48 – tower).

M. Vlaun reported that the change order was for installation of a conduit and pull strings from the electrical panel to the communication tower. (*Handout #1*)

c. C.O. #7 (\$1,622.60 – trusses).

Per M. Vlaun, this change order is for revised roof trusses. (*Handout #1*)

She also mentioned that pending Change Order #5 was for powering the cell doors to open remotely and will require Committee approval. She added that thus far the project has only incurred \$4,000 in change orders.

d. Budget.

M. Vlaun distributed an updated budget to the Committee noting the soft costs and contract costs to date with a total expended of \$816,596.45. (*Handout #2*)

e. F.F. & E.

M. Vlaun reported that a meeting was held with the consultant on December 14th and received the new proposal and cost estimate, \$100,900.67. Options were discussed for the lobby bench such as a poured, polished bench. Finishes were approved which she reviewed with the Committee by area to include acoustics, wall tiles, countertops, cabinets, floor tiles, sills, wall bases, trim paint, wall paint colors and mats for the entry to the building. L. Bunnell added that a field trip was made to look at desks with metal sides and wood or either laminate tops. Chairs were dropped out to be tried out. M. Vlaun commented on the capacity for the administrative filing room that equates to 6000 filing inches. J. Leonard questioned about the wall coverings for the dispatch room—acoustical squares versus paint-- and whether the reception window to the dispatch area will be tinted. He will research the window tint and report back to L. Bunnell and M. Vlaun. M. Vlaun concluded that in addition to a decision about the chairs that she wants to secure a price for the FF&E order.

f. Systems Coordination.

M. Vlaun talked about acquiring part-time help for the IT systems coordinator for the large job of computer networking for the building project. She said that a lot of the work would be physical and overseen by the Town IT person and the systems coordinator for the general contractor.

g. Owner Responsibilities.

M Vlaun distributed an appliance location schedule (*Handout #3*) with the list items to be purchased by the Town for the building project at an estimated cost of \$80,000 - \$100,000. Some items from the current facility will be moved if deemed usable. Included in the handout were cut sheets for the dimensions of the appliances that need to be purchased. Per discussion, L. Bunnell determined that instead of three (3) wall-mounted flat screens, two (2) smart boards,--one for the Training Room and the other for the main Conference Room-- and a projector screen for the Roll Call room to change instead to two (2) smart boards and one projector screen. A meeting will be scheduled with AT&T and MetroCast to set up those connections.

8. Old Business.

a. Report from Fire Marshal Ray Occhialini on Regional Dispatch Committee.

No report.

b. Discussion on matters referred to Town Attorney.

No report.

c. Tower Support and Building Purchase.

R. Occhialini reported that on Monday, December 12th, the Town Council approved a 140' communication tower and a 10' x 12' support building at a turnkey price of \$112,000. A regional dispatch meeting was held and problem trees were discussed. J. Platt asked M. Vlaun about the CL&P offer to remove without charge municipal trees damaged by the recent cataclysmic weather incidents. Per M. Vlaun, the permit for the tower has been approved by P & Z; but a permit is still needed in order to build. She said a peer review and a special

construction permit are ready to go, hopefully soon, as steel prices continue to rise. R. Occhialini said that he has the email from CL&P regarding the free tree cutting that he will email to Don Bordeau. G. Murphy will check with the Mayor regarding the same. R. Occhialini added that weather permitting the tower and support building should take two months to build and that he may be able to secure grant money for the project.

d. Tower Generator.

M. Vlaun reported that the project has absorbed R. Occhialini's estimate for the tower without a status on the generator. R. Occhialini stated that he may have funds left in his current budget to buy a generator. Discussion followed regarding J. Platt's question as to why one generator could not be used for the public safety building and the tower. Per comments by J. MacNeil to the Committee and with their permission he will discuss the option for using one generator with the parties involved and report back to the Committee on his findings.

Motion: **That the Committee contracts with Communications Plus in the amount of \$112,00 for installation of the communication tower and support building.**

Proposed by: Jon Leonard
Seconded by: Lenny Bunnell
Vote: Carried unanimously

9. New Business.

a. KBA Report.

F. Khericha reported on the following:

- The building slab has been poured and is in place in addition to drainage and conduits.
- Site grading and the segmented wall are up and by the end of December the building will be up and enclosed.
- Proposed Change Order #5 regarding the provision for electrical wiring to the electronic door hardware for the detention door was discussed.

B. Bucko asked whether a levelness and flatness test would be done once the floors are poured.

b. Under floor air distribution system Room 134 and Room 143.

J. Leonard questioned whether moisture issues would be a problem under the cement flooring. F. Khericha explained that a 15 mil poly with a warranty of five (5) years has been used by KBA to prevent ground water incursion. He added that KBA was the first firm in the state to use it. He and D. King added that standard protocol once the slab is in place is to have a moisture test done.

c. Cornerstone.

D. King said that he contacted the Mason Lodge regarding dedication of the cornerstone and was told the ceremony is done by the state. Since there is no cost to the project, the Committee only needs to pick a date. Putting memorabilia into the cornerstone was discussed and M. Vlaun suggested involving the community.

Motion: **That the Committee appoints Paul Lewis to make the arrangements for dedication of a cornerstone for the public safety building.**

Proposed by: Jon Leonard
Seconded by: Paul Lewis
Vote: Carried unanimously

10. Approval of bills.

a. A. Secondino & Son -- \$318,093.25 (to be paid).

Motion: That the Committee approves payment No. 3 to A. Secondino & Son, in the amount of \$318,093.25 (*Handout #2*).

Proposed by: Jon Leonard
Seconded by: Lenny Bunnell
Vote: Carried unanimously

b. C.O.'s 4, 6 & 7.

Motion: That the Committee approves proposed Change Order #4 for \$123.19 for new window glazing; proposed Change Order #6 for \$2,856.48 for conduit/pull strings for communication tower; and proposed Change Order #7 for \$1,622.60 for revised roof trusses. (*Handout #1*)

Proposed by: Paul Lewis
Seconded by: John MacNeil
Vote: Carried unanimously

11. Remarks by the Public (three-minute limit).

None

12. Remarks by Committee members.

Per B. Bucko, the concrete at the site is beautiful. J. Platt advised the members to be careful when visiting the site and having conversation with construction crew. J. Leonard commented that the dispatch break room under cover refrigerator is not acceptable as one with a freezer is needed.

13. Remarks by Town Council Liaison.

None

14. Adjournment.

Motion: That the meeting is adjourned.

Proposed by: Paul Lewis
Seconded by: John MacNeil
Vote: Carried unanimously

The meeting adjourned at 7:32p.m.

Respectfully submitted by,

Jack Platt, Chair
Gloria J. Gathers, Minutes Clerk