



Town of Groton - Public Works

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Public Works
Administration
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Meeting Minutes

Permanent School Building Committee

Chairman Rick DeMatto, Vice-Chairman W. Gordon Lange, Robert J. Austin-LaFrance, Richard Monteiro, Robert Morrison, David Russell, and John Webster.

Thursday, October 13, 2005

7:00 PM

Town Hall Annex - Community Room 1

Special Meeting

1. ROLL CALL

Members Present: Chairman Rick DeMatto, Robert J. Austin-LaFrance, Richard Monteiro, Robert Morrison and John Webster

Members Absent: David Russell

Staff: Rick Norris, Project Manager - School Construction, Wes Greenleaf, Director of School Buildings and Grounds and Colleen Quattromani, Recorder.

Also present: David Miner, RTM Representative and Robert Peruzzotti, Board of Education Liaison.

The meeting was called to order at 7:05 PM. Mr. Webster arrived at 7:10 PM.

2. RECEIPT OF CITIZEN'S PETITIONS, COMMENTS AND CONCERNS

None.

3. APPROVAL OF MINUTES

(a) September 22, 2005

A motion was made by Mr. Monteiro and seconded by Vice-Chairman Lange to accept the meeting minutes of September 22nd as written. The motion carried with one abstention by Mr. LaFrance.

4. COMMUNICATIONS AND REPORTS (other than Subcommittee reports)

(a) PSBC Members

Vice-Chairman Lange reported hearing from a Town Councilor who said that she had heard from teachers who voiced concerns about the planned use of "L" shaped classrooms in the new elementary schools.

(b) Department of Public Works Staff

Mr. Norris received questions from several neighbors of the Northeast Academy Elementary School about the intended access point for the new school. Residents were told that the school will be entered from Oslo Street not Ann Avenue. Mr. Norris also reported sales calls for furniture for the projects.

Reports came back on the soil samples taken from the site of an old fuel tank removal at the Freeman Hathaway Building. The residue found in a few samples will be reported to the State DEP as a release.

Mr. Norris received an estimate of approximately \$14,000 for the removal of the playscape at the Freeman Hathaway Building and reinstallation at the Mystic Academy. The Department of Public Works will look for funds for this project.

On November 9th, Mr. Norris and Jeter, Cook and Jepson will meet with the Zoning Board of Appeals for the variances in the School Building Projects. There is a height variance and set back

variance for the Fitch High School addition and renovation and a height variance and set back variance at the Northeast Academy Elementary School.

URS has sent the final asbestos specifications and Mr. Norris and Gilbane are working on drawing up the contract for the remediation work.

There is a meeting with Groton Utilities the week of October 17th to receive their recommendations for utility placement on the "King" property.

(c) Board of Education Staff

Mr. Greenleaf discussed the process used to reach the decision to use "L" shaped classrooms and said the decision met the approval of Superintendent of Schools. The "L" shape allows for education programs that nurture problem solving abilities.

Meetings continued with educators on the program data sheets and the specific type and number of classrooms to be created with the renovations and addition at the High School and the Elementary Schools.

At a Board of Education meeting the Board discussed the pressures of the current economy and heavy material demands and their possible impact to the School Building Project. The Board has sent a request for an OSF meeting to the State.

(d) Jeter, Cook and Jepson

Mr. Smolley reviewed Jeter, Cook and Jepson's recent meetings with Town staff and the Board of Education for the PSBC. The initial Design Development budgets were reviewed with Town staff. At the meeting with Board of Education staff discussion continued on the play areas for the Northeast Academy.

Results were back on the subsurface soil borings for the buildings sites for the School Building Projects. All three sites have soils with a high fines content which will require the sites to be reshaped. Discussion followed with input from Gilbane, the Construction Management firm, on how the costs of the resurfacing could be minimized and how the soil at the site can be used in the projects.

Mr. Smolley gave the PSBC an outline for their special meeting on October 27th. JCJ will be presenting building system evaluations lists for each of the schools for the PSBC to review.

(e) Gilbane Construction

Mr. Kononchik, Vice-President, Gilbane spoke with the PSBC about how Gilbane arrives at an estimate for a project budget and how the figures are reconciled. First Gilbane met with the architects, Jeter, Cook and Jepson to make sure Gilbane understood the intent of the documents presented. Gilbane then looked to see if what was in the drawings was needed for the project and finally looked to identify systems which may need to be changed.

Mr. Manning, Project Executive, Gilbane went over a summary of tasks Gilbane has been working on since the last PSBC meeting. Gilbane's activities included attending a final review meeting to discuss flow charts produced by Blum Shapiro outlining the account procedures and change order process for the project. Gilbane is reviewing comments from the Department of Public Works on the sample trade contracts, general conditions and front end documents. A bid package for the abatement at Freeman Hathaway is being put together. The layout for the trailer complex at the High School is being finalized.

5. UNFINISHED BUSINESS

The PSBC set a special meeting date for Thursday, October 27th.

6. NEW BUSINESS

None.

7. OTHER BUSINESS

Chairman DeMatto reminded the PSBC about the Northeast Academy Neighborhood Informational meeting at the Mystic Educational Center on Wednesday, October 19th.

8. ADJOURNMENT

The meeting was adjourned at 8:45 PM.