

Torrington Public Schools

SUSAN M. LUBOMSKI
SUPERINTENDENT

SUSAN B. FERGUSON
ASSISTANT SUPERINTENDENT

Board of Education
Joint Meeting with Building Committee
Thursday, September 29, 2022, 5:00 P.M.
Torrington High School Media Center
(Park and Enter by Little Theater)

Agenda

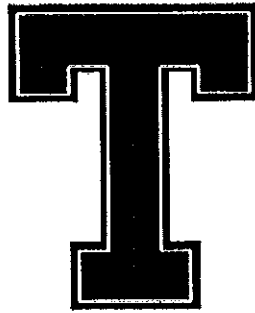
The meeting may be watched live via this link <https://vimeo.com/event/480934> The link is also published in the Board of Education section of the website. If you are participating in public comment, please mute the live stream while you are speaking

People may also dial in to join the meeting at (425) 436-6343 (Access Code: 225583)

1. Call to Order
2. Roll Call
3. Approval of Agenda
4. Approval of Minutes
5. Public Participation: *Members of the public and staff may bring to the committee's attention information, ideas, or matters of concern related to all the duties and responsibilities of this committee. This committee will not allow comments regarding specific staff members or personal grievances. The time for individual remarks will be apportioned according to the number of speakers and will be limited to five minutes per speaker unless extended by the chair.*
6. Discussion/Next Steps
 - a. Update on Phase 11 Bidding
 - b. Discussion/Action – Trade Recommendations from O&G
 - c. Discussion/Action – Revised Educational Specifications
 - d. Payment of Invoices
 - e. Possible Executive Session Regarding Negotiations

7. Comments for the Good of the Order
8. Future Meetings
9. Adjournment

These minutes have not yet been approved by the Torrington Board of Education.



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Building Committee Joint Meeting with Board of Education Thursday, September 15, 2022, 5:00 P.M. Torrington School Library/Media Center

Minutes

1. Call to Order: 5:07 P.M.
2. Roll Call: Mr. Arum, Mr. Longobucco, Mr. Cravanzola, Ms. Samuelson, Mr. Hetzler, Mr. Morhardt, Mr. Maniccia, Mr. Finn, Ms. Mattiello, Mr. Harrel, Ms. Suljic, Ms. Ledversis, Ms. Hoehne, Ms. Cappabianca, Ms. Lubomski, Ms. Fergusson, Mr. Kissko, Ms. Herold, Ms. Depretis, Mr. Eucalitto, Mr. Corey, Mr. Scott, Mr. Petruzzelli, Mr. Garizio
3. Approval of agenda: Mr. Finn made a motion to approve the agenda, second by Mr. Maniccia. All in favor.
4. Approval of Minutes: Mr. Kissko made a motion to approve the August 18, 2022, and August 31, 2022 minutes, second by Ms. Mattiello. All in favor.
5. Public Participation: None
6. Discussion/Next Steps:
 - a. **Mr. Hetzler reviewed bidding process:** The process is to vet each of the apparent low bidders, ensuring they can complete the package. Mr. Hetzel holds 1:1 meetings with each contractor and confirm the pricing and the scope. Next step: Scope Review Meetings, hour to two hour meetings with each particular trade. They are checking to see if there is a consistent understanding of scope. The process has been completed for the first 4 bidders. The four companies are well vetted at this point. Mr. Arum said we don't approve anything until we look at the overall bidders. If they missed some element in the scope of the work, they can submit an addendum with the related cost. Ms. Cappabianca was concerned about the flooring and the padding. She is concerned this will become a sound issue in the future.

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Mr. Arum shared a draft budget summary. Mr. Cravanzola reviewed the summary. The Total Project Budget is where they project budget to be: \$183,230,088. Trade bids came to \$139,798,200 based on the apparent low. Total Trade Cost \$149,461,542. The overage is \$7,302,084 or 5.41%. They are trying to look for some opportunities for savings. Potential savings with bidders: \$2,396,748, but this has to be thoroughly vetted. Looking to our site work packages: drainage below turf; met with Geotech engineers to confirm that we are able to have savings; subbase sidewalk, process stone, drainage material, may not need to be as thick as originally planned. They go to contract as originally bid, but then they take the savings afterward: the savings totals \$660,000 for these items. The process: contract one day, deduct change order for the reduction the next day. Soft cost savings: Interactive White Boards/Smartboards: \$580,750 (150 rooms will use these boards)+ \$500,000 from FF&E.

Possible soft cost savings total: \$1,080,750. Current Projected Budget Overage: \$2,574,338. Owner contingency may or might not use the \$3,770,264. This doesn't include Alternates. Mr. Finn asked if we can consider them at a later date. Mr. Hetzler said there can be a "hold" for 2 years, but there may be an increase in the cost during that time. Two weeks from tonight on September 29, we (Joint Meeting) will meet again to vet the values and say what the construction point status is. Steel and concrete contractor will be a part of the next process, so we meet need to meet right away. There will be a two-week hit on the timeline with the award process. Postponed the City Council meeting until October 3rd. However, Mr. Hetzler said the site work should be on time. The company on the job will remain on the job. On October 17th they will start with rebar.

- b. Discussion/Action: O&G Guaranteed Maximum Price (GMP) amendment for Phase II-Concrete, Structural Steel, Waterproofing/Air, Barriers/Sealants-Sitework: Tabled until next month
 - a. Phase I-Application and Certificate for Payment: Mr. Maniccia made a motion to approve the application and certificate for payment to O&G: \$1,094,69.00, second by Mr. Finn. All in favor. Ms. DePretis abstained from the vote.
 - b. Payment of Invoices:
 - i Fucci: \$1,019,487: Ms. Mattiello made a motion to approve the invoice, second by Mr. Finn. All in favor.
 - ii Michael Horton Associates \$37,000.00: Ms. Mattiello made a motion to approve the invoice, second by Mr. Finn. All in favor.
 - iii IES \$1,068.00: Mr. Maniccia made a motion to approve the invoice, second by Mr. Finn. All in favor.
 - iv SLAM \$115,475.00: Mr. Maniccia made a motion to approve the invoice, second by Ms. Mattiello. All in favor.
 - v SLAM \$260,000.00: Mr. Maniccia made a motion to approve the invoice, second by Mr. Kissko. All in favor.

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The board of education adjourned their meeting at this time with Mr. Kissko making the motion, second by Ms. Hoehne. All in favor. The joint meeting ended at 6:05 P.M. The building committee continued their meeting.

- c. Possible Executive Session Regarding Negotiations: Mr. Maniccia made a motion to enter Executive Session inviting in the Building Committee members, Ms. Lubomski and Ms. Fergusson, second by Ms. Mattiello. All in favor.

The committee entered executive session at 6:07 P.M.

The committee returned to open session at 6:46 P.M.

- 7. Comments for the Good of the Order: "All good."
- 8. Future Meetings: JT Meeting, September 29th, City Council October 3rd
- 9. Adjournment: Mr. Kissko made a motion to adjourn the meeting, second by Mr. Finn. All in favor. Meeting adjourned at 6:47 P.M.



Tri State Materials Testing Lab, LLC
 60 Woodlawn Road Berlin, CT 06037
 (203) 949-7733

Invoice

<i>Date</i>	<i>Invoice #</i>
09/24/2022	TSMT10714
<i>Terms</i>	<i>Due Date</i>
Net 30	10/24/2022

Bill To

Torrington Public Schools
 355 Migeon Avenue
 Torrington, CT 06790

Project Name	Project #	PO #
Torrington Middle School, High	143-0076 N	143-0077

Date	Activity	Qty/hrs	Rate	Amount
08/11/2022	Field observation to include unlimited density testing - 1/2 day	1	148.00	148.00
08/12/2022	Gradation Analysis ASTM C 136 (Sample #518-22)	1	60.00	60.00
08/12/2022	Additional Spec ASTM C 136	1	25.00	25.00
08/12/2022	Modified Proctor ASTM D 1557-07	1	65.00	65.00
08/17/2022	Asphalt Field Density Testing - Full day	1	260.00	260.00
08/17/2022	Asphalt Field Density Testing - O/T Hours (4:00pm)	0.50	48.75	24.38
08/18/2022	Asphalt Field Density Testing - Full day	1	260.00	260.00
08/18/2022	Asphalt Field Density Testing - O/T Hours (4:30pm)	1	48.75	48.75
08/20/2022	Admin Fee	1	0.00	0.00
Thank you for your business		Sub Total	891.13	
		Tax (6.35%)		
		Paid Amount		
		Balance Due	\$891.13	