

MAYOR
MICHAEL J. DOODY

DEPUTY MAYOR
JOSEPH E. FAUGHNAN

TOWN MANAGER
MICHAEL T. PAULHUS



COUNCIL MEMBERS
ROSE MARIE ANGELONI
DANIEL M. ARMIN
ANTHONY S. CANDELORA
MARIE E. DIAMOND
CHRIS MANNA
GEORGE I. MILLER
ALFRED D. ROSE

TOWN OF NORTH BRANFORD

TOWN HALL, 909 FOXON ROAD, NORTH BRANFORD, CONNECTICUT 06471
TOWN MANAGER (203) 484-6000 TOWN HALL FAX (203) 484-6025

Minutes PERMANENT PROJECT BUILDING COMMITTEE

Town Council Chambers
North Branford Town Hall
Monday, November 9, 2015 7:00 P.M.

Chairman Steve Whalen called the meeting to order at 7:02 p.m.

Roll Call: Steve Whalen, John Onofrio, Lou Fonda, Jack Krasko,
Rose Angeloni, Kirk Engstrom,

Absent: Deb Prunier, Brian Lynch, Victor Palma, Dianne Vumback,
Tom Bailey

Others Present: Michael Paulhus, Town Manager; Tom Hibbard, Hibbard and Rosa
Architects, Michelle Knockwood, Purchasing Assistant, Lauren Munro,
Parks & Recreation Director

Citizens Statements: NONE

Discussion and Action: TVES Roof Project

a. Approval of Minutes

MOTION: Kirk Engstrom moved, Jack Krasko seconded to approve the October 19,
2015 minutes for the TVES Roof Project.

VOTE: Passed unanimously

b. Report and Action

Tom Hibbard - Hibbard and Rosa reported that manpower has improved at the site and the pace has dramatically picked up. Tom stated that roof panels are almost all completed and the wall panels are beginning to be installed. Tom also said that there is still metal work that is left to do, however, the trim and gutters have been completed. Tom also said that the snow guards are now on site. Tom reported that Jim Mayo said he anticipates completion by Thanksgiving. Tom said that the

landscaping was to begin the week of November 9, 2015 and the wiring to be completed by the end of the week.

Michael Paulhus, Town Manager inquired about leaks and odors.

Tom Hibbard-Hibbard and Rosa stated it was reported that the vent pipe had been extended and there were minor leaks with the temporary roof.

Rose Angeloni inquired about the ceiling panels and stains and if they would be replaced. Rose asked if they were currently leaking and if so, how is that known.

Tom Hibbard-Hibbard and Rosa stated that Titan will be replacing the ceiling panels and are required to do so. Tom stated he will request that they are changed out.

Rose Angeloni discussed the back side of TVES and the leaders that were replaced are now directed into the playground area posing an area of concern for safety reasons. Tom Hibbard-Hibbard and Rosa stated he will look into the leaders' placement and discuss it with Bill Choti. Jack Krasko stated that this should be referred to the building department and Kirk Engstrom stated we should be updated on this at the next meeting. John Onofrio stated that these issues were discussed and considered upon first development of the project.

Steve Whalen and Michael Paulhus, Town Manager discussed the motions from the previous meeting requesting that pursuing damages from Titan be presented to the Town Council. Michael Paulhus, Town Manager stated it was suggested that they push harder for completion of the project rather than litigation. Rose Angeloni stated the discussions with Titan were held in Executive Session. Jack Krasko stated that compensation could have happened but it was denied by the Town Council. Rose Angeloni said that there was not a push since it was so close to completion. Jack Krasko stated that Town Council tied their hands not allowing them to pursue. Steve Whalen said that the underground drainage could be considered as compensation and discussed what types of drainage that can be utilized. Steve Whalen discussed what should be considered for payment for improved efforts. John Onofrio inquired as to why the Executive Session was necessary and Rose Angeloni stated it was due to the fact of possible litigation.

MOTION: Lou Fonda moved, John Onofrio seconded to approve the payment of Application #4 in the amount of \$117,721.05.

VOTE: Passed 3-2

OPPOSED: Jack Krasko & Kirk Engstrom

MOTION: Kirk Engstrom moved, Jack Krasko seconded to table Application #5 until the next PPBC meeting.

VOTE: Passed unanimously

Discussion & Action: High School Roof Project & Old High School Roof Project

- a. Approval of Minutes

MOTION: Kirk Engstrom moved, Lou Fonda seconded to approve the October 19, 2015 minutes for the High School Roof Project & Old High School Roof Project.

VOTE: Passed unanimously

b. Report and Action

Tom Hibbard-Hibbard and Rosa updated that the backup information on Change Orders had recently been renumbered for the gym and wellness center roof. They are now in the process of rerouting them to the contractor (Barrett) and getting additional backup information on the gym and wellness center. Clarification on the paperwork has been requested for the second roof from the state.

Discussion & Action: STW Community Center

a. Approval of Minutes

MOTION: Kirk Engstrom moved, Rose Angeloni seconded to approve the October 19, 2015 minutes for the STW Community Center.

VOTE: Passed unanimously

b. Report and Action

Lauren Munro, Parks & Recreation Director stated that there were no additional expenses for the curtain and awning, however, there were additional expenses for the electronic displays for wiring.

Rose Angeloni inquired about the warranty on the awning. Lauren Munro stated that it is 8 years for the material and 2 years on installation for the awning and the anticipated installation time is in two weeks.

Rose Angeloni inquired as to whether or not the deadline will be met. Michelle Knockwood, Purchasing Assistant stated that the bills are in hand with invoices dated by November 30th. Michael Paulhus, Town Manager stated that he will follow up to get exact installation dates. Rose Angeloni inquired about graphics on the awning and Lauren Munro stated there will be none.

Michael Paulhus, Town Manager stated that the lights and bases just need to be put in place by Public Works and the front lights on the building have been completed.

MOTION: Kirk Engstrom moved, Lou Fonda seconded to approve payment of the following invoices:

Cromwell Concrete Products / Invoice # 3013397 - \$1,161.00

Electranet / Invoice # 4956 - \$4,795.75

Electrical Wholesalers / Invoice # S104460757.002 - \$516.05

VOTE: Passed unanimously

Adjournment:

MOTION: Kirk Engstrom moved, John Onofrio seconded adjourn at 7:43 p.m.
VOTE: Passed unanimously

Respectfully submitted,

Judith Barron
Clerk

