

# TOWN & SCHOOL BUILDING COMMITTEE MINUTES

## SPECIAL MEETING

February 13, 2020 – 6:30 pm

Town Hall Meeting Room

1. **CALL TO ORDER** -- A meeting of the East Granby Town & School Building Committee was held at the Town Hall Small Meeting Room. Chairman Jim Hayden called the meeting to order at 6:30 pm. In attendance were Jim Hayden, Bob Ravens-Seger, Rick Granger, John Ziobro, and Mike Malloy. Absent: Jim Velleman, Tim Butler

Also present were Project Manager Roger LaFleur, Facilities Supervisor Ray Carlson and Acting Superintendent Melissa Bavaro-Grande from the Board of Education.

2. **PUBLIC COMMENT** -- none
3. **CORRESPONDENCE** – none
4. **MINUTES** – Mike Malloy made a motion to accept the January 30, 2020 minutes as presented. Seconded by Bob Ravens-Seger. Voted in Favor: Hayden, Ravens-Seger, Ziobro, Malloy. Abstained: Rick Granger. **Motion Approved**
5. **OLD BUSINESS**

- a. **Project Manager Report-** Project Manager Roger LaFleur reported that the Allgrove Elementary School Project is complete and that he has commenced the close-out this process with the BOE and the State. The Middle/High School roof is 100% complete pending the punch list. The close-out of this building will begin once the punch list is completed and the final invoices are paid. Work on town building roofs is substantially complete with minor fixes at the Community Center being completed next week. 100% of the Public Safety Roof has been shingled. Painting of the Public Safety trim and fascia will take place in April/May when the outside temperature is over fifty degrees as recommended by the committee.

Bob Ravens-Seger made a motion to accept a Change Order in the amount of \$9,990.40 for structural carpentry repairs to the Public Safety Roof as presented by Project Manager LaFleur. Seconded by John Ziobro. **Motion Approved Unanimously**

- b. **Project Update – Roofs** – Status of the roofs was covered in the Project Manager's report.

c. **Project Update – Roads** – none

d. **Allgrove Air Conditioning/Electrical Engineering Update** – Facilities  
Supervisor Ray Carlson discussed upgrading the electrical service at Allgrove from 400-amp to 800-amp. This will be necessary to handle the projected peak load of the air conditioning units. Current power to the school is from across Route 20 via overhead line. Eversource is suggesting a more expensive option to the town of burying the line under the highway. Mr. Carlson also said that there may be a sixteen to thirty-week backlog by Eversource to complete such a power installation.

The committee reviewed options of accessing power from the same side of the street as the school and discussed installing another 400-amp service to the existing 400-amps as a way to reduce costs. The committee also discussed different air conditioning options such as split phase or rooftop units. The committee is concerned about the complexity and timeliness of the air-conditioning project. Mr. Hayden asked Mr. LaFleur to submit to the committee a “not to exceed” proposal to manage the electric upgrade and air conditioning installation project.

e. **Project Timeline Review** - as noted above

## 6. NEW BUSINESS

a. **Next Meeting Date** – Town Hall on Thursday, February 27, 2020 at 6:30 pm

b. **Approve Bills** – There was a list of bills reviewed for approval:

Imperial – Middle/High School progress payment - \$63,858.35

Maier Design – Municipal roof construction administration - \$1,778.53

Mike Malloy made a motion to approve all the bills as listed. Seconded by Rick Granger. **Motion Approved Unanimously.**

## 7. PUBLIC COMMENT -- none

8. **ADJOURN** – Bob Ravens-Seger made a motion to adjourn the meeting at 7:35 pm. Seconded by John Ziobro. **Motion Approved Unanimously.**

Respectfully submitted,  
James M. Hayden  
First Selectman