

Permanent Building Committee
Minutes
April 28, 2015

Call to Order:

A regular meeting of the Permanent Building Committee was held on Tuesday, April 28, 2015 at 7:00 p.m. at the New Fairfield Public Library Conference Room. The meeting was called to order at 7:00 p.m. by Chairman Peter Viola. Members in attendance were Pete Viola, Ed Sbordone, and Andre Lisee. Arlene Fagans, Recording Secretary.

Guests – Linda Fox, Gail Lehman and Tony Iadarola.

Appointments: None.

Public Comment: None

General Correspondence: Pete Viola presented a Memorandum from the Finance Department containing the PBC Budget for fiscal year 2015-2016. The total budget for salaries and supplies will be \$2,305.00.

Approval of Minutes:

MOTION: Pete Viola made a motion to approve the minutes of the April 14, 2015 meeting. Ed Sbordone seconded the motion.

Vote: 3-0-0; all in favor.

Library Project:

Tony Iadarola updated the PBC on the Library Project.

- Mr. Iadarola reported that the project is well on its way. The entire downstairs has been demoed.
- They ran into a snag when the ceilings were removed. Both the Children's Library and the Historical Room contain asbestos tiles. The tiles are in good shape and only pose a threat if they are broken or ground up, which these are not. As soon as it was discovered, all work was halted until it can be properly removed. The price to remove the material is \$7,095.90. The work is scheduled to be done on Thursday night, April 30, 2015 after the library closes. A licensed hygienist will be monitoring the removal. He will take multiple air samples to determine that the air has not been contaminated. And will inspect all of the containment. It should only take a couple of hours to do the work.

MOTION: Pete Viola made a motion that the PBC allow the Clerk of the Works and the Town Engineer to have the authority to approve time sensitive change orders below \$20,000.00. Larger change orders will still need to come before the PBC for approval. Andre Lisee seconded the motion.

Vote: 3-0-0; all in favor.

- Mr. Iadarola noted that the work the library staff did to prepare the downstairs for construction was phenomenal. Their hard work allowed the project to begin quickly.
- Mr. Iadarola briefly discussed that the current phone system is old. It is not part of this project to replace it, but the wiring being put in place for technology will allow a new phone system to be easily integrated should the library decide to do so down the road.
- Tony Iadarola discussed options to replace the downstairs carpeting. The existing carpet is not commercial grade, a good replacement would be commercial grade carpet tiles. This is practical because individual tiles could be replaced as needed. However, at a cost of approximately \$16,000.00, this is an expensive option. Vinyl tiles are more cost friendly at approximately \$6,000.00. This option is easier to maintain and could be done in attractive vibrant colors suitable for the children's library.
New flooring for the downstairs would be an addition to the project that was not included in the original scope.

Financial Report:

Ed Sbordone presented the Library Renovation Project Financial Report.

MOTION: Ed Sbordone made a motion to create a Purchase Order for A. Secondino & Sons in the amount of \$1,125,984.69, the total being the original \$1,118,888.79 plus \$7,95.90 for the asbestos work. Pete Viola seconded the motion.

Vote: 3-0-0; all in favor.

- Mr. Sbordone noted that according to the schedule the project is currently fully utilizing the State Library Contract Grant.
- Additional items that may be incorporated into the project, such as the downstairs flooring, may need to come from the additional donations that have come in since January 2015. That figure is approximately \$90,000.00.

INVOICES:

MOTION: Ed Sbordone made a motion that the PBC payment invoice #14150-6 dated April 15, 2015, in the amount of \$1,907.92 to Lazarus & Sargeant, for Professional Services dated March 16, 2015 through April 15, 2015, to be funded from Purchase Order #24479, increased by incidental cost of \$407.92 (included in the total amount of \$1,907.92). Andre Lisee seconded the motion.

Vote: 3-0-0; all in favor.

Public Comment: None

The meeting was adjourned at 7:52 pm by Pete Viola.

Respectfully Submitted,

Arlene M. Fagans