

**STUDENT SUPPORT SERVICES BUILDING COMMITTEE
REGULAR MEETING MINUTES
January 28, 2022
10:00 am – 11:00 am
44 Hatchedts Hill Road – Room 216 & Virtual
Old Lyme, Connecticut**

Meeting called to order at 10:03 am

In Attendance: Jack Cross, Kate Ericson, Rita Volkmann, Craig Esposito, Robert Mitchell, Aaron Daniels

Presenters and Guests: Justin Hopkins (Tecton Architects), Mark Jeffko and Mark Sedensky (O&G Construction), Mike Belden, and Yvonne Tobey

1.0 Approval of Minutes

- 1.1** Motion made to approve December 17, 2021 Building Committee Minutes
Made by Robert Mitchell and second by Craig Esposito
Motion passed unanimously

2.0 Reports

- 2.1** Justin Hopkins of Tecton Architects reported on meetings with the OALA team and Kathryn Mease (Tecton) to map out the FFE plans. In addition, he is working on establishing a series of meetings with the Lance Hagen, IT, to establish the technology plan. Critical to both plans are the current 16-week lead time for procurement due to supply chain challenges. The goal is to present the FFE plan to state by March 1st. The budget for furniture is \$195,000 and technology equipment is \$60,000 with an additional \$15,000 for phones.
- 2.2** Mark Jeffko and Mark Sedensky of O&G Construction reviewed the process and schedule for bid packages for construction trades. The most critical package for abatement and demolition was opened on December 14, 2021. The low bid was awarded to Bestech and initial abatement has been completed. Unfortunately, in the process of the early demolition, additional surfaces were discovered that are potentially in need of abatement. It is recommended that further testing be completed and based on results, reach back out to the Bestech to provide a price for the remaining area of concern.

The balance of the trade bid packages were opened on January 20, 2022. Scope reviews have started and Mr. Sedensky presented recommendations for the bid packages to be awarded to: **Scope Construction Company** (General Trades), **Acoustics Inc.** (Drywall & Acoustical), **Sound Mechanical Contractors** (Fire Protection), **Ferguson Electrical Co.** (Electrical), **Net Services LLC** (Communications), and **P&D Mechanical** with a combined bid for Plumbing and

HVAC. During the scope reviews, **Electrical Contractors, Inc.**, the low bidder opted to withdraw their bid based on a calculation error. The recommendation for the Electrical package is therefore going to the next lowest, qualified bid, Ferguson Electric Company.

Motion made to accept the Electrical Contractors Inc. bid withdrawal by Craig Esposito and second by Robert Mitchell.

Motion passed unanimously

Motion made to accept the bid package awards as presented by Bob Mitchell and second by Kate Ericson.

Motion passed unanimously

3.0 New Business

Mark Jeffko and Mark Sedensky discussed reaching out to contractors to extend the price hold from 45 days to 60 days.

Motion made to approve the extension made by Robert Mitchell and second by Kate Ericson

Motion passed unanimously

4.0 Financial Update

4.1 Motion made to approve to pay O&G pre-construction invoice #3 for \$12,200 made by Craig Esposito and second by Rita Volkmann and Robert Mitchell

Motion passed unanimously

4.2 Mike Belden has recommended the project to be self-financed through the General Funds and not through an additional bank loan.

Motion made to approve self-financing by Robert Mitchell and second by Kate Ericson

Motion passed unanimously

5.0 Upcoming Building Meetings

5.1 Next Meeting scheduled for February 25, 2022

6.0 Adjournment:

Motion made to adjourn meeting made by Kate Ericson and second by Craig Esposito
Meeting adjourned at 11:08 am