

MINUTES
**TOWN OF DARIEN BOARD OF EDUCATION CENTRAL OFFICE/
MATHER CENTER BUILDING COMMITTEE**

Friday, August 12, 2011

The special meeting of the Town of Darien Board of Education Central Office/Mather Center Building Committee was held on August 12, 2011. Present were Chairman Norm Guimond, John Hertz and Elizabeth Hagerty-Ross. Vice Chairman Robin Woods and Louis Gesauldi were absent. Also present was Town Administrator Karl Kilduff, and Nick Everett of AP Construction.

Chairman Guimond called the meeting to order at 9:07 a.m.

NEW BUSINESS

Chairman Guimond recognized First Selectman David Campbell. The First Selectman noted that the Committee needed to cut back the project costs, similar to the Weed Beach project, and focus on the items that the project needs to have – rather than nice to have. Selectwoman Jayme Stevenson was also recognized adding that the focus also needs to be on the community and the seniors that will use the facility.

a) Architect's Report

The architect team was not in attendance.

b) Construction Manager's Report

Mr. Everett reviewed for the Committee updated project pricing for the Board of Education Central Office. Items he highlighted for cost containment included: elimination of the new stairwell and skylight would save approximately \$50,000; converting the HVAC system to support oil instead of natural gas would increase the budget by \$100,000; following the code review by the Fire Marshal, adding sprinklers to the building would cost approximately \$140,000; and, the membrane roof remains in the budget as total replacement, but the Committee discussed other approaches to the roof surface.

The Committee also discussed with Mr. Everett the cost consequences of changing the floor plan to minimize renovations in the area of the restroom and to relocate the large conference rooms out of the center space with its high ceilings and to move office cubicles into that area. Discussion continued regarding approaches to the floor plan and what the Committee should be thinking of in seeking cost savings.

Discussion moved to the Mather Community Center. Mr. Everett reviewed for the Committee updated project pricing for the Community Center. As with 35 Leroy, the budget was increased to reflect the Fire Marshal's comments that a sprinkler system would be needed. The rain screen was proposed for the entire façade and cladding only 2 sides would reduced the budget by \$245,600 or total elimination of rain screen with re-pointing/patching would save \$350,000. Elimination of the patios cuts \$41,800. Cutting the skylight saves \$36,400 plus an additional \$15,000 is concrete cutting. Eliminating the window system near the arts room cuts \$71,500). Elimination of other new windows saves \$42,700.

The vestibule bump-out was valued at \$128,000. The kitchen bump-out was valued at \$150,000. The 4 foot bump-out was valued at \$162,000. The Committee agreed that this addition was unnecessary and should be cut in light of the route for the natural gas line to the Town Hall.

The Committee suggested that the budget should carry an allowance to outfit the kitchen as well as an allowance in both projects to account for any hazardous materials assessment.

Mr. Everett suggested that elimination of the front turn-around could be save \$150,000-200,000. He also suggested that simplifying the interior ramp and gallery area could save the project. He also pointed out possible savings by making changes to the vestibule. The skylight was discussed as a bid alternate rather than outright elimination.

The Committee discussed general areas for savings and possible window changes to the façade.

c) Other Items Of Relevance to the Committee

There was no further business for the Committee to discuss.

ADJOURNMENT

The meeting was adjourned at 10:50 a.m.

Respectfully submitted

Karl F. Kilduff
Administrative Officer