

TOWN GARAGE BUILDING COMMITTEE

MEETING MINUTES

May 17, 2011

BARKHAMSTED TOWN HALL

Members in attendance were Peter Bakker, Paul Duran, Al Neumann, Rich Novak (alternate), and Don Stein

Also present were Dave Nelson and Gary Capitanio of Borghesi Building.

Meeting was called to order at 3:30.

Discussion items:

- ¶14.6 (continued) – 2nd sentence pertaining to consequential damages. The committee agreed that it was o.k. to leave it in the contract and not delete as requested by the town's attorney.
- Borghesi Building took an action to send a marked draft of the legal comments to the committee, which will then be resubmitted by the town to the attorney for final agreement. Borghesi to also send copies of the contractual spec and drawings to the committee for review prior to the next meeting.
- Discussion was held on the heating system, both the design of the radiant heat and the use of a waste oil boiler. As part of the contract requirements, the HVAC, electrical system, plumbing, etc., will be submitted to the town via engineer-stamped drawings. The floor radiant heat will be designed by the tubing manufacturer and submitted for approval. The consensus of the committee was that the option for a waste oil boiler made economic sense. Don Stein will gather additional information on sources of waste oil, the cost of oil, the price for a suitable boiler for the garage and any other issues to be considered.
- On a motion by Don Stein, seconded by Paul Duran, and passed unanimously, Borghesi was authorized to contract with Asbestos Management Company (AMC) to remove the external asbestos from the building at a cost just above \$3,000.
- Borghesi submitted a bill from CL&P for \$5,035.57 for the new electrical service to be installed at the site. The town will be responsible for this expense and will work with CL&P and Borghesi for scheduling.
- The committee requested that Borghesi provide 3 copies of building drawing submittals and 6 copies of product drawings. In addition, the town will receive the opportunity to review samples of building materials and appropriate data, and samples of components to be installed.
- Consensus was that the town should use ITML (Bill Itson) as the special inspector.
- Weekly project meetings will begin on Tuesday, June 14 at 3:00 PM.
- Demolition of the building is planned for the 2nd week of June and Borghesi will pull a demolition permit with the town.
- The next subcommittee meeting will be May 25 at 4:00 PM. The objective of this meeting is to sign the contract with Borghesi.
- The regular June meeting (June 2) will be cancelled and a special meeting will be held on Wednesday, June 8 at 7:00. The agenda will include salt building colors,

decision on the waste oil boiler, finalize shakes for the office exterior, along with any other appropriate topic.

- The meeting was adjourned at 4:10 PM on a motion made by Paul Duran, seconded by Peter Bakker and passed unanimously.

Respectfully submitted,

Donald S. Stein
First Selectman