



NEW HAVEN PUBLIC SCHOOLS
New Haven, Connecticut

CITYWIDE SCHOOL BUILDING & STEWARDSHIP COMMITTEE
REGULAR MEETING MINUTES

Thursday September 10, 2020 at 4:30pm

Present: Ms. Yesenia Rivera, Chair, Mr. Matthew Wilcox, Mayor Justin Elicker, Alder Jody Ortiz, Dr. Paul Whyte, Dr. Paul Whyte on behalf of Dr. Tracey, Mr. Michael Gormany, Ms. Lil Snyder, Mr. Giovanni Zinn.

Staff: Attorney Michael Pinto, Attorney Elias Alexiades, Mrs. Salina Manning, Mr. Thomas Smith, Mr. John Barbarotta

I. **Call to Order:** Ms. Rivera called the meeting to order at 4:39 p.m.

II. **Approval of Meeting Minutes of July 16, 2020:**

The committee reviewed the minutes for July 16, 2020 meeting;

Motion to approve minutes by Mr. Wilcox, seconded by Mayor Elicker.

Roll Call Vote:

Mayor Elicker, Yes; Dr. Whyte, Yes; Dr. Whyte on behalf of Dr. Tracey, Yes; Mr. Gormany, Yes; Mr. Wilcox, Yes; Mr. Zinn, Yes; Ms. Snyder, Yes. The Motion has passed.

III. **Discussion:**

• **Construction Project Reports (Obama School):**

Atty. Pinto stated the School has its final punch list and has been working with the commissioning agent to complete the work. The school was occupied in January 2020, but was empty as of March 2020 due to Covid-19. Which allowed time to close out projects, such as: Landscape plantings, roof work photovoltaic panels, and misc. repairs are to be completed in the near future. In July, a final walkthrough was conducted with the Principal Ms. Susan DeNicola. Commissioning should be completed near the end of the month and then a Recommendation of Completion will be brought to this committee and then the Board of Education.

Mr. Smith adds there are only a few items need to be verified by the commissioning agent on. A Request for Information into the engineer with a question on a chiller vent line, once answered the agent will close it out. One unit has dirty filters which need to be changed, which we expect to receive tomorrow and will be changed. Training was conducted in August once all the teachers started returning to the schools. They have asked for additional training, which the subcontractor has agreed to do as needed. The final item is to fix the swing gate in the main office which separates the staff from the public. The contractor is building a new gate and hardware, which will be installed in the next two weeks.

• **Project Workforce Reports (Obama School):**

Atty. Pinto states he and Ms. Snyder spoke about this in the July Report. There has been no change and requests it be removed from the agenda at this time.

- **Commissioning Schedule Updates: (ESUMS, New Haven Academy, Mayo School)**

Mr. Smith states New Haven Academy has one outstanding item a door in need of replacement. Mayo has half a dozen items currently. Since the building is a high performance building, we need to receive a final commissioning report to close the job out, which will take a few months' time. ESUMS also had active commissioning, as the mechanical and controls contractor both went out of business mid-job, which has brought in the bonding company who has been completed the work instead. The bonding company and the commissioning agent have been working closely, and is expected to be finalized by fall.

- **Stewardship Report:**

Mr. Barbarotta has states some of the school pools are in need to repair. Facilities is awaiting a purchase order for the Martinez project. A mechanical engineer to draw up the plans prior to putting it out to bid. At Career there has been some issues with mold and leaking, the entire walls will be painted and replace the wall with sheetrock and a plastic composed material to prevent further leaking. Pre Bid meeting walkthrough went well, bid opens next week.

LED lighting project went out to bid, need to put an RFP committee together and interview the three finalists. Atty. Pinto adds Mr. John & Joseph Barbarotta have put together some recommended people for the committee. Mr. Barbarotta wants to note the work must be completed before December to be eligible for some rebates. Sound School paint job nearing completion will do inspection with contractor if any punch list items arise I see the contractor having no issue accommodating.

Truman and Celentano have a few boiler issues and change some vent pipe, there installing them in the schools by next week at both locations. Atty. Pinto states there was a dispute with the contractor and the mechanical inspector from the Building Department regarding the type of material used for the work, which delayed its installation but should get approval on a local and state level for the boilers once installed next week. Atty. Pinto wants to address the reopening plan and the HVAC systems in the schools; and has expressed concerns regarding an underinvestment in the O&M Budget. We have compiled an inventory of problems so they can be addressed proactively; prior to reopening schools to mitigate Covid spread risk. This information has been brought to the Board of Education side as well.

Mr. Barbarotta states he purchased some vans from Mr. Gormany, which have been received.

The vehicles delivered were not fitted out to be service vans with the shelving and cage, and will not be able to be used until installed. However, with Munis currently shut down there is no way to obtain the Purchase Order required to pay to get it installed. Mr. Gormany states he has already discussed it with Purchasing and are aware of it coming in once Munis is available. We were also able to get signage printed for the vans over with Mr. Anthony Latella at Cross which will save us money. Atty. Pinto adds the printer was a good investment since now we can use it collaboratively and save money within the City as a whole since we can do printing in house.

Mr. Barbarotta states the Carpentry lab at Hillhouse will be turned into an Automotive Lab; there were two car lifts were donated to the school. Door is cut open and installing and should be complete in a few weeks. The AEDs are ordered and should be delivered in the coming weeks and needs to be programed and the OSHA representative will work with the contractor Vantage and install them at every school. The new ones have one size fits all pads for adults and children, and comes with Wi-Fi to receive alerts when the batteries are low. They will be installed by the time school reopens. Ms. Rivera inquires if staff will be trained on how to properly work the AED in the event of an emergency. Dr.

Whyte adds there are staff are trained for those instances, but for those who were not the instructions come with the AED and are simple to follow. Mr. Barbarotta reassures the committee our OSHA representative will be trained and if needed they can go around to all the schools for training.

Mr. Barbarotta states Edgewood Playground has not started as of yet. Mr. Wilcox asks for perimeter security checks and suggest if we can get a confirmation the playgrounds have been inspected, since he recalls there were a few issues last year. Mr. Barbarotta took note of the inquiry and will follow up. Ms. Rivera expressed concerns regarding the rubberized play scape area being in extensive disrepair and how it may be a liability. Atty. Pinto states the project was initially sidelined by Covid, but prior we had met with the City Landscape Architect and we had done site visits and trying to get a compromise of lower cost fixes to address the erosion without cutting into where children play, but will be worked on in the near future.

Mr. Barbarotta states the district is currently in the midst of changing filters as per normal protocol. All schools identified and ordered they should be in by Mid-October and will be installed prior to the children returning to school. Atty. Pinto wants to add Careers filter were changed prior to this cycle of replacement filters, to show good faith to the community Facilities is taking every precaution necessary since the building was used as a Covid shelter in the spring quarantine. Ms. Snyder added the neighborhood is filled with a few construction projects coming soon and the community is concerned about the individuals with allergies and how they would be affected at the Career nearby and is glad to know facilities has been making the additional precautions. Mr. Wilcox inquired regarding commissioning of schools if it was related to the HVAC. Atty. Pinto states the board has requested additional information and will be in the presentation to the Board on Monday September 14, 2020. Mr. Wilcox asks if the commissioning will be done per school or per room within the schools, since there are spots where the ventilation does not work at all in some classrooms and nursing suites. Mr. Wilcox suggests pulling archived HVAC complaints and address those rooms, as they are likely the ones to provide issues and possibly implement supplemental filtration in problematic spaces.

IV. Other Business:

- Mr. Wilcox discussed the request to install an awning for the Adult & Continuing Education building, for greeting and temperature screening purposes to be done outside and to protect in the event of inclement weather. Mr. Barbarotta states he has been in contact with the school and collaborating the design ideas for the outdoor space to get a functional awning to suits their needs.
- Attorney Pinto discussed possible recommendations for potential candidates and will discuss with Ms. Snyder and others who have expressed interest in the position. Mayor Elicker asks Mr. Pinto to reach out to Ms. Taijah Anderson to assist with compiling the list for the joint appointees for this committee.

V. Adjournment:

Motion to adjourn by Mayor Elicker seconded by Dr. Whyte.

Roll Call Vote:

Mayor Elicker, Yes; Dr. Whyte, Yes; Mr. Gormany, Yes; Mr. Wilcox, Yes; Mr. Zinn, Yes; Ms. Snyder, Yes; Ms. Rivera, Yes; the meeting was adjourned at 5:28 p.m.

Respectfully submitted,

Salina Manning

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