

**TOWN OF EAST HAVEN CONNECTICUT  
SCHOOL BUILDING COMMITTEE MINUTES  
REGULAR MEETING  
TUESDAY, APRIL 20, 2010  
LOWER LEVEL CONFERENCE ROOM  
EAST HAVEN TOWN HALL**

The Regular Meeting of the School Building Committee was held on Tuesday, April 20, 2010 in the lower level conference room of East Haven Town Hall.

1. The meeting was **called to order** by Chairman D'Albero at 7:04 p.m.
2. **Roll Call:** the following members were present: Joseph D'Albero, Richard Raffone, Lewis Langella, Joseph Luciano, Edward Fusco, Jr., Stanley Seliga, Anthony DeMayo, Sam Giglio, Edward Fusco, Jr.

The following members were **absent:** Norman Brody

**Also present:** Mr. Hibbard of Hibbard and Rosa Architects  
Eric Bartone, DBS Energy  
Ray Pompano, BOE, (building & grounds)

3. **Approval of Minutes:** Chairman D'Albero asked for an approval of the March 16, 2010 meeting. Anthony DeMayo approves the minutes as mailed, seconded by Edward Fusco, Jr., all in favor – MOTION PASSED.

4. **Discussion of Solar Panel Project:**

Chairman D'Albero asked Mr. Hibbard of Hibbard and Rosa Architects for an update on the solar panel project.

Mr. Hibbard reported that there were two successful bidders, DBS Energy and Silktown Roofing. DBS Energy met all the requirements and was the low bidder.

Mr. Eric Bartone, DBS Energy, is present and reports that the contract has been signed. Mr. Bartone handed out a “rough” time schedule (attached) and reported that they may be one or two weeks behind schedule due to paperwork issues. Mr. Bartone also reported that he will submit paperwork to the UI for each of the schools and do final engineering of electrical design. The UI will install new meters when the plans are accepted. They expect to start construction in early May. Momauguin School and Overbrook School will be worked on first and Deer Run and Melillo will be worked on next. There will be minimal interruption of the school day.

Questions from the SBC to Mr. Bartone:

Q. Sam Giglio asked if the tie in with the UI Company will meet the deadline with the Clean Energy Fund.

A. Mr. Bartone answered that the UI is aware of the deadline and construction will start prior to the deadline.

Q. Sam Giglio asked If Mr. Bartone can hold a training seminar for maintenance of the solar panels at the end of the project.

A. Mr. Bartone answers the training seminars will be held and each school will be issued its own manual. Each system will have it’s own URL which can be called up from a computer.

Q. Stanley Seliga asked if there is any risk of losing funding?

A. Mr. Bartone answered - not at all. The Clean Energy Fund wants to work with us and not penalize us.

Q. Joseph Luciano asked how many hours are specified for training?

A. Mr. Bartone answered that his company will do whatever it takes to properly train the correct individuals. He went on to report that they will work with the IT people on how to set it up for access on the web. They will set up a site on the BOE web site where anyone can access pictures. The website address is [www.sunnyportal.com](http://www.sunnyportal.com), click on publically available plants, and type in the school name and you’re in.

Q. Joseph Luciano asked if the contractors will be the same contractors that were hired for the roofing job.

A. Mr. Bartone answered yes, it will be the 3 different roofing contractors.

Q. Joseph Luciano asked if DBS Energy does its own in-house electrical work?

A. Mr. Bartone answered, yes.

Q. Richard Raffone asked if there is any insight on where we are with funding from the State?

A. Jim Hibbard, Architect, reports that he believes we are all set. He has been speaking to Steve Scalese on a daily basis and he has no concerns.

Mr. Bartone reported that a pre-construction meeting will be held next week and they will visit each sight every week. Everyone will meet at Melillo and tour all four sights.

## **5. Approval of Bills:**

Mr. Hibbard presented the following bills for approval:

\$18,720.70 for Momauguin School – Commercial Roofing – Sam Giglio moves to approve, seconded by Anthony DeMayo all in favor – MOTION PASSED.

\$13,680.66 for Deer Run School – Sam Giglio moves to approve, seconded by Lewis Langella all in favor – MOTION PASSED.

\$2,180.00 to Hibbard & Rosa Architects - Sam Giglio moves to approve, seconded by Lewis Langella all in favor – MOTION PASSED.

\$490.00 to Hibbard & Rosa Architects for Tuttle School - - Sam Giglio moves to approve, seconded by Lewis Langella all in favor – MOTION PASSED.

Questions: Joseph Luciano asked Mr. Hibbard if he was aware of the new 6 month time limit for the submission of change orders to the State?

A. Mr. Hibbard answered that he is aware and most of the change orders are not reimbursable, however, they have all been delivered to the State.

**6. Any other business:**

Sam Giglio reports that he would like to get on to the Town Council Agenda and present this project. He will let the School Building Committee know the date when it is confirmed.

Joseph D'Albero reports that there were problems with the roof at Overbrook and Momauguin. Mr. Hibbard, Architect, reports the problem at Overbrook was chalking which needs to be taken out and replaced and re-inforced. The problem at Momauguin School is a louver that will be replaced.

**Other Business:**

Joseph D'Albero reports that we should receive a letter by the end of the month from Paul Hongo regarding going out to bid for the Tuttle School Project.

Sam Giglio asked if we can go out to bid with the Tuttle School project before the next meeting. Answer, yes, it is a possibility. Mr. D'Albero reports anything that is reimbursable must go through this committee.

Chairman D'Albero read a letter to the Committee from Superintendent Serio to Ralph Mauro dated March 3, 2010. The letter stated that due to the current situation, some school may be closed that had new roofs applied.

Mr. Hibbard, Architect, reports that if we receive money from the State for a school project and you close that school, you must give back 10% of the money per year.

Mr. Ray Pompano, BOE, buildings and grounds sub-committee is present and the Board members asked him what would be the next school that they would close, if need be. Mr. Pompano stated that it may be Overbrook, however, the plan is to move Pathways and Adult Ed into Overbrook, so it would continue to be used as a school.

Chairman D'Albero reports that Stanley Seliga need a partner to be a liaison to the Board of Education. Mr. Seliga asked if he could report at the beginning of the meeting under the "building and grounds" report. Mr. Pompano will arrange.

**Adjournment:**

Sam Giglio moves to adjourn at 8:14 p.m. Seconded by Richard Raffone, all in favor – MOTION PASSED.

Respectfully submitted,

Carmella Cofrancesco  
Clerk

Anthony DeMayo moves to award the photovoltaic contract for Momauguin School, Overbrook School, Deer Run School, and Joseph Melillo Middle School, to DBS Energy of Berlin, CT, in the amount of \$1,509,000.00, seconded by Joseph Luciano, Roll Call: Stanley Seliga – yes, Lewis Langella, yes, Richard Raffone, yes, Anthony DeMayo, yes, Norman Broady, yes, Joseph Luciano, yes. All in favor – MOTION PASSED.

Lewis Langella asked for a start date. Mr. Hibbard reports that DBS Energy will start as soon as possible.

Lewis Langella expressed concerns about the need to take charge of preventative maintenance of these solar panels. This item will be discussed with Paul Hongo and a memo will be issued to the Director of Buildings and Grounds.

Stanley Seliga asked about the warranty that comes along with the solar panels. Mr. Hibbard reported that he will get the information to the Board at the next meeting.

**5. Approval of Bills** – There were no bills presented at this meeting.

**6. Any other business:** Chairman D’Albero reported that the leak at Overbrook School was caused due to collars missing from the drains. The collars were added and the problem was corrected.

Chairman D’Albero passed around a memo that was issued from Paul Hongo to Anthony Serio, Frank Meoli, and Joseph Travaglino reminding everyone how important it is to maintain the integrity of the new roofs. A formal notification will be sent out to the schools administrators, faculty maintenance, and custodial staff, instructing them to call the Director of Buildings and Grounds, Joseph Travaglino, prior to any type of work being performed.

Joseph Luciano asked the Architect, Mr. Hibbard, why the overflow drain was placed over the door at Overbrook School. Mr. Hibbard reported that since structural steel is over the windows, they were very restricted as to where they could be placed. That was the only spot where they could be placed. Mr. Hibbard reports that now that the collar is on, the water should be reduced to a drip.

Chairman D'Albero reports that he has prints for Tuttle School's partial roof replacement. Chairman D'Albero asked Mr. Hibbard and Mr. Scalise to please ensure that all the proper signatures are attained and all the proper requirements met before proceeding with the project.

**7. Adjournment:**

Stanley Seliga moves to adjourn at 8:23 p.m. Seconded by Richard Raffone, all in favor – MOTION PASSED.

Respectfully Submitted,

Carmella Cofrancesco  
Clerk