

5.1

Committee Members

Councilman Todd Berch, Co Chair  
Councilman Philip Pessina, Co Chair  
Councilmatic Representative, Thomas Serra  
Councilmatic Representative, Joseph Bibisi  
WPCA Chairman, Dale Aldieri  
WPCA Commissioner, John Giuliano  
John Parker  
Tina Gomes  
Michael Rosario  
Marie Hurley, ADA Representative

Committee Staff

Director Guy Russo  
Deputy Dir. Robert Young  
Chief Eng. Joseph Fazzino  
Asst. Chief Eng. Christopher Holden  
Elise McDermott

**MATTABASSETT BUILDING COMMITTEE  
REGULAR MEETING  
TUESDAY, OCTOBER 29, 2013  
82 BERLIN STREET, MIDDLETOWN, CT**

**Members Present:** Councilman Todd Berch, Co Chair  
Councilman Philip Pessina, Co Chair (Arrived 7:22 PM)  
Councilman Thomas Serra  
Councilman Joseph Bibisi (Arrived 7:25 PM)  
Dale Aldieri, WPCA Chairman  
John Giuliano, WPCA Commissioner  
John Parker  
Marie Hurley, ADA Representative

**Members Absent:** Tina Gomes  
Michael Rosario

**Staff Present:** Guy Russo, Director  
Joseph Fazzino, Chief Engineer

**Staff Absent:** Robert Young, Asst. Director  
Christopher Holden, Asst. Chief Engineer  
Elise McDermott, Finance Dept.

**Others Present:** Charles Chiu, Proj. Mgr. - CDR Maguire, Inc.  
Mark Kopchak, Eng. II - CDR Maguire, Inc.

**1. Meeting called to order.**

The meeting was called to order by Councilman Todd Berch, Co Chair at 7:00 P.M.

**2. Approval of Minutes**

2.1 Councilman Todd Berch, Co Chair requested a motion to approve the minutes of the Regular Meeting of September 24, 2013. Motion by Councilman Thomas Serra and

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seconded by John Giuliano to approve the minutes of the Regular Meeting of September 24, 2013. The motion was approved with three members voting in favor thereof and Councilman Todd Berch, Co Chair, Dale Aldieri and Marie Hurley abstaining.

### **3. Public Comments**

The Public Comment portion of the meeting was opened by Councilman Todd Berch, Co Chair at 7:02 PM. There being no comments the Public Comment portion of the meeting was closed

### **4. Financial Report**

4.1A Director Guy Russo informed the committee that they needed to establish a lay down area impound for soils that are taken out and need to be classified prior to disposal. There is a site at Jackson Corrugated that is a concrete pad that is perfectly positioned for this use and the owner has indicated that he is interested in working with the City. A value finding appraisal of the parcel would be required. Typically around 10% of the value is used as a land hold lease per year, which would include impound and access areas. The commercial appraisal cost is about \$500.00 and the department has used Evan Noglou who is also used by the State DOT. Once the appraisal is complete then the land hold lease for the duration of the project can be negotiated with the owner.

Motion by John Giuliano and seconded by Dale Aldieri to authorize Director Guy Russo to obtain a value finding appraisal for the Jackson Corrugated site and also to work towards a draft of a land hold lease to be negotiated by the City. The motion was approved unanimously.

4.2A Chief Engineer Joseph Fazzino informed the committee that he had reviewed CDR Maguire, Inc. Inv. #11 and recommended approval. Motion by Dale Aldieri and seconded by John Giuliano to approve the payment of CDR Maguire, Inc. Inv#11 in the amount of \$181,028.47. The motion was passed unanimously.

4.2B Councilman Todd Berch, Co Chair requested a motion to approve an invoice from Suburban Stationers, Inc. Inv#3759612-0 in the amount of \$3.90. Motion by Councilman Thomas Serra and seconded by Dale Aldieri to approve the Suburban Stationers, Inc. invoice of \$3.90. The motion was passed unanimously.

4.2C Councilman Todd Berch, Co Chair requested a motion to approve the Recording Secretary payroll totaling 18.5 hours. Motion by Councilman Thomas Serra and seconded by Dale Aldieri to approve the Recording Secretary payroll totaling 18.5 hours. The motion was passed unanimously.

4.3A Motion by Councilman Thomas Serra and seconded by Dale Aldieri to leave tabled CDR Maguire, Inc. Amendment #12 Gravity Sewer \$53,459. The motion was passed unanimously.

4.3B Motion by Councilman Thomas Serra and seconded by Dale Aldieri to leave tabled Amendment #13 Additional Fee Request by Sub Consultant Fitzgerald & Halliday \$18,000. The motion was passed unanimously.

## 5. Staff Updates

5.1 Mark Kopchak, CDR Maguire, Inc. presented a report for the committee's review on the bid status. It stated as follows:

1. The bids were opened on October 1, 2013 at 11:00 AM at the Municipal Bldg.
2. Northeast Remsco Construction (NRC) of Farmingdale, NJ is the apparent low bidder at \$15,390,790. There were no protests from other bidders.
3. The NRC's bid did not contain any errors and has all documentation according to the bid requirements.
4. CDR Maguire, Inc. contacted NRC's references on their performance and execution on previous municipal projects. They were given positive feedback and would not hesitate to hire NRC again.
5. CDR Maguire, Inc. is recommending the City award the contract to NRC. The City must inform the CT DEEP in writing the name of the successful bidder.
6. The anticipated contract award is by the end of December 2013. The bid is valid until December 30, 2013. The award is contingent on two issues which will need a timely execution of the following:
  - CT DEEP reviews the bid and authorizes the City to award the contract
  - The City receives full membership to the Mattabassett District

Councilman Thomas Serra stated he was concerned with the timing of award and the two issues that need a timely execution. Councilman Todd Berch, Co Chair stated that the City has an order with CT DEEP and they have to abide by Public Act 12-33.

After discussion by Director Guy Russo it was recommended by the committee to add the Co Chairs along with the Mayor as signatories to the CT DEEP Clean Water Fund application. This should be sent out next week.

Director Guy Russo also informed the committee that New Britain had voted unanimously to accept the City of Middletown. Berlin had voted to accept the City with only one vote not in favor. Cromwell has yet to accept but there is a possibility that it will be brought up again sometime mid November.

Councilman Todd Berch, Co Chair stated that if Cromwell did not accept it would be the responsibility of the Commissioner of CT DEEP at his discretion to act on the order per the Public Act 12-33.

Motion was made by Councilman Thomas Serra and seconded by John Giuliano to accept the Northeast Remsco Construction (NRC) of Farmingdale, NJ low bid of \$15,390,790. The motion was approved unanimously.

Dale Aldieri asked if the Committee Co Chairs should be added to the motion as signatories.

Councilman Thomas Serra moved to amend the motion and John Giuliano seconded to accept the Northeast Remsco Construction (NRC) of Farmingdale, NJ low bid of \$15,390,790 and include the adding of the Building Committee Co Chairs as signatories along with the Mayor. The motion was passed unanimously.

Councilman Philip Pessina, Co Chair arrived at 7:22 PM and Councilman Joseph Bibisi arrived at 7:25 PM.

5.2 Director Guy Russo gave a quick overview on the status of the design of the pump station. The problem of the pipe leading into the pump station has been addressed and brings the pump station as far out of the ground as possible. The Value Engineering report was done and a meeting was held with the engineering firm and after discussion, recommendations were made to lower the cost without taking the value out of the project.

Mark Kopchak, CDR Maguire, Inc. presented handouts to the committee, which included a map of the alignment of the gravity sewer, the proposed pump station floor plan elevation and a report of the three alternatives for the gravity sewer.

He gave an overview of the new alignment of the gravity sewer Alternative # 3 and how the flow would be redirected from the treatment plant to the pumping station. The gravity sewer starts on River Rd. will need to connect to two pipes on River Rd., which are 42" and 30". They will be routing the flow parallel to an existing pipeline. This is the pipeline that conveys the flow from the City property to the wastewater treatment plant. It is flowing in the opposite direction of what is needed. The design of the gravity sewer could cost from \$1,500 to \$2,000 per foot. The cost of jacking under the railroad tracks is authorized by CT DOT Rail. The area is also leased by Providence and Worcester Railroad and would need to meet their requirements for the first section in the location of the North End. The second section in the south end would be under the on ramp of Route 17 to Route 9 Northbound and would need to comply with the DOT requirements.

A meeting was held with CT DEEP and CT DOT to discuss the new alignment. Additional permits will be required by CT DEEP and an encroachment agreement will be issued from CT DOT after their review of the final design.

He also informed the committee that an additional boring would be needed at or about the abutment wall for the clear span to the tributary for the utility bridge. The concern is that the soil is loose in this area and pilings would have to be installed in the bedrock for earthquake design. At present there are no borings showing where the bedrock is in this area. Based on the difficult access in this area the cost could be \$200 to \$300 per foot for an estimated 50 feet down for a total amount of \$10,000 to \$15,000.

Mark Kopchak, CDR Maguire, Inc. spoke on advantages and disadvantages of Alternative #3 for the gravity sewer. Advantages included as follows:

- Shortest distance under 1,000 feet (Alternatives #1 and #2 were 2,000 feet)
- Permit (CT DEEP and CT DOT) (Based on meetings with both agencies it is permitted)
- Raises Building by 6 feet (same as OMO alternative) (Potential savings \$660,000 to \$1,000,000) (Same as Alternative #2 but Alternative #1 does not allow raising of building)
- No Siphons
- Minimal Long Term Maintenance.

(The Value Engineering Team recommended Alternative #3 for further investigation.)

Disadvantages to Alternative #3 are as follows:

- Very long Jacking or Micro-Tunneling (Expensive) (NRC, Inc. can do both the HDD and the Micro-Tunneling)
- Down gradient of OMO Brownfield Site (There may be some control material to be tested and disposed of accordingly.)
- Difficult accessibility issues to drill borings
- Long term accessibility issues (Railroad or JR Marino Site)
- Should drill additional deep borings (1 or 2)

Councilman Todd Berch, Co Chair requested an investigation into the costs for any remediation material down gradient of the OMO Brownfield Site be included in the EPA cleanup project.

Mark Kopchak, CDR Maguire, Inc. stated that the costs for Alternative #3 should be available by the November committee meeting.

Councilman Thomas Serra questioned Mark Kopchak, CDR Maguire, Inc. as to why they were back to recommending Alternative #3 when extra work was approved and done for Alternative #1 and Alternative #2. He would like to know about the issue of the brook and who was responsible for CT DEEP thinking that it was a running brook as opposed to a drainage ditch. Mark Kopchak, CDR Maguire, Inc. will look into it and get back to the committee at next month's meeting.

Also discussed by Mark Kopchak, CDR Maguire, Inc. was the Value Engineering Pump Station 60% Design Changes, which included the following:

- Raise ground floor to 2 feet above the 100 year flood (Adder) (American Society of Civil Engineers recommended)
- Reduce Solids Handling Capability (\$960,000 to \$1,100,000)
- Eliminate Garage (\$470,000 to \$550,000)
- Remote Truck Wash (Two uses for area that can be used for the off loading grit screenings and truck wash and would qualify for funding)
- Exterior Generator (\$240,000 – VE) (The generator would be placed outdoors in a close proximity to the building and it will be like a trailer that you can walk into.)
- Reduce Automated Sluice (Slide) Gates (\$170,000 to \$250,000)
- Orient Pumps vertically instead of horizontally (This will save space)
- Reduce Dry Pit Size (Additional Engineering conducted) Potential Savings \$310,000 to \$1,000,000)
- Abandon U/G site piping (\$168,000 – VE) (Abandon all underground piping instead of removing it)

The 60% Design “As-Is” (Exceptions to VE Suggested Design Changes) include the following:

- Bridge Crane stays In (The crane will operate everything off the lower level of the building bringing it up to be transferred to load onto the monorail. The monorail is at the top of the building and it will bring the equipment up thru the floor hatch to be wheeled outside for off location repair.
- Dry Pit/Wet Pit Arrangement stays

Director Guy Russo informed the committee that he and Chief Engineer Joseph Fazzino were recommending two pumps in service and one spare in inventory. He suggested talking to CT DEEP about what is allowable for a spare part inventory.

Councilman Todd Berch, Co Chair suggested a spare Variable Frequency Drive due to turn around time for replacement to be included in the spare part inventory.

5.3 There was no discussion on this Agenda Item as it was discussed under Agenda Item 4.1A.

## **6. Sub Committee Update**

Councilman Thomas Serra, Chair of the Sub Committee for the Force Main Contract Administration, Testing and Inspection will meet with the Sub Committee on November 12, 2013 at 1:30 PM to reduce the proposals from six firms down to three firms. Notification would be sent out to the successful and non-successful firms and a formal meeting for their presentation will be held at the November Meeting of the Building Committee.

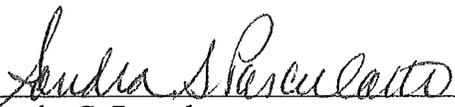
**7. Correspondence**

No correspondence was submitted.

**8. Adjournment**

Motion by John Giuliano and seconded by Councilman Joseph Bibisi to adjourn at 8:19 PM. The motion was passed unanimously.

Attest:

  
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Sandra S. Pasculano  
Recording Secretary