

Committee Members

Todd Berch, Co Chair
Philip Pessina, Co Chair
Thomas Serra, Councilmatic Representative
Sebastian N. Giuliano, Councilmatic Representative
James Streeto, Councilmatic Representative
Joseph Bibisi
Dale Aldieri, WPCA Chairman
John Giuliano, WPCA Commissioner
John Parker
Tina Gomes
Marie Hurley, CCPD

Committee Staff

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

**MATTABASSETT REGIONALIZATION BUILDING COMMITTEE
REGULAR MEETING
TUESDAY, JANUARY 28, 2014
82 BERLIN STREET, MIDDLETOWN, CT**

Members Present: Philip Pessina, Co Chair
Councilman Thomas Serra
Councilman Sebastian N. Giuliano (arrived 7:05 PM)
Joseph Bibisi
John Giuliano, WPCA Commissioner
John Parker
Tina Gomes
Marie Hurley, CCPD

Members Absent: Todd Berch, Co Chair
Councilman James B. Streeto
Dale Aldieri, WPCA Chairman

Staff Present: Director Guy Russo
Chief Engineer Joseph Fazzino

Staff Absent: Robert Young, Deputy Dir.
Christopher Holden, Asst. Chief Eng.
Elise McDermott, Finance Dept.

Also Present: Mark Kopchak, CDR Maguire, Inc.
Charles Chiu, CDR Maguire, Inc.
Paul Pizzo, Landmark Architects
Jay Jayanthan, Prime AE Group, Inc.
Art Choquette, Prime AE Group, Inc.
Joseph Cermola, Cardinal Eng. Assoc., Inc.

1. Meeting Called to Order

The meeting was called to order by Philip Pessina, Co Chair at 7:00 PM.

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TOWN OF MIDDLETOWN, CT

2. Public Comment

As there were no comments from the Public, the Public Comment portion of the meeting was opened and closed at 7:01 PM.

3. Approval of Minutes

Philip Pessina, Co Chair requested a motion to approve the minutes of the Regular Meeting of December 30, 2013.

Motion by Joseph Bibisi and seconded by Councilman Thomas Serra to approve the minutes of the Regular Meeting of December 30, 2013. The motion was approved with six members voting in favor and one abstention by Tina Gomes.

4. Financial Report

4.1 Philip Pessina, Co Chair requested a motion to accept the Financial Report as presented. Motion by Joseph Bibisi and seconded by John Parker to accept the Financial Report. The motion was approved unanimously.

4.2A Joseph Fazzino, Chief Engineer informed the committee that he had reviewed CDR Maguire, Inc. Invoice #14 in the amount of \$49,372.10 and recommended approval.

Philip Pessina, Co Chair requested a motion to approve CDR Maguire, Inc. Invoice #14.

Motion by Joseph Bibisi and seconded by John Parker to approve CDR Maguire, Inc. Inv. #14 in the amount of \$49,372.10. The motion was approved unanimously.

4.2B Philip Pessina, Co Chair requested a motion to approve 9 hrs. payroll for the Recording Secretary

Motion by John Giuliano and seconded by Joseph Bibisi to approve 9 hours payroll of the Recording Secretary. The motion was approved unanimously.

4.2C Director Guy Russo stated to the committee that he had received the appraisal from Evan Noglow for the Jackson Corrugated Property. He had also met with the representative from Jackson Corrugated.

Philip Pessina, Co Chair requested a motion to approve the invoice from Evan Noglow in the amount of \$500.00 for the appraisal of the Jackson Corrugated property.

Motion by Joseph Bibisi and seconded by John Parker to approve the invoice for Evan Noglow in the amount of \$500.00. The motion was approved unanimously.

Councilman Sebastian Giuliano arrived at 7:05 PM.

4.3 There were no change orders presented.

4.4 Councilman Thomas Serra discussed the negotiations with Prime AE Group, Inc. for the Contract Administration, Inspection and testing services. A draft agreement was presented to the committee at a cost of \$3,003,767. There were seven categories included in the agreement Constructability Review, Construction Administration Overall Project – 30 months, Construction Administration, Site Inspection, Record Drawings, PRIME Tech Services and O&M Pump Station.

Director Guy Russo informed the committee that he had reviewed the draft agreement and there was one item that was missing. He along with Joseph Fazzino, Chief Engineer had asked for the opportunity to approve the inspectors that were to be placed on the job. This will be corrected in the agreement. The contract is cost plus so depending on the timeline, which is 18 months for the force main, and 20 months for the pump station, if it is accelerated there could be a cost savings for inspectors.

Councilman Thomas Serra informed the committee that he was very happy with the presentation by Prime AE Group, Inc. and felt they were very knowledgeable in all aspects of the contract and should do a good job.

Philip Pessina, Co Chair requested a motion to recommend moving the Prime AE Group agreement to DEEP for their review and comment.

Motion by Councilman Thomas Serra and seconded by Joseph Bibisi to move the Prime AE Group agreement to DEEP for their review and comment. The motion was approved unanimously.

5. Staff Updates

5.1 Director Guy Russo informed the committee that the City is still waiting on acceptance into the Mattabassett District as a contract member. He also met with Mr. Sibley, owner of the property that abuts the Mattabassett property that the City would need to cross over. A value finding appraisal by Evan Noglow in the amount of \$500.00 will be required. Also, he was requesting authorization for legal fees for an outside counsel, not to exceed \$850.00, to negotiate and draft an easement and record in the land records.

Philip Pessina, Co Chair requested a motion for authorization to use Evan Noglow for a value finding appraisal of the Sibley property at a cost of \$500.00. Authorization by the committee for the use of an outside attorney at a cost not to exceed \$850.00 to negotiate, draft an easement and record it in the land records. Also, authorization for Director Guy Russo and the outside attorney to negotiate with Mr. Sibley for the property acquisition.

Motion by John Giuliano and seconded by Joseph Bibisi to authorize using Evan Noglow for the value finding appraisal at a cost of \$500.00, the use of an outside attorney to negotiate the property acquisition, draft an easement and file in the town records at a cost not to exceed \$850.00 and authorizing Director Guy Russo to negotiate with the outside attorney and Mr. Sibley for the property acquisition. The motion was approved unanimously.

Director Guy Russo informed the committee that he had received the value finding appraisal for the Jackson Corrugated parcel and he met with the people from the company and he was told they were not interested in allowing the easement at the appraised cost. He is looking into an area at Roosevelt Park for the dewatering site.

Director Guy Russo also informed the committee that the bid for Northeast Remsco Construction has an allowance of \$400,000 to \$500,000 for disposal of cuttings and drillers mud off the project site. The area can be restrictive as it is residential so they are looking into the city landfill for the stockpiling of the material. This will need DEEP approval and permitting but can be a cost savings for the project.

Motion by Councilman Thomas Serra and seconded by Joseph Bibisi to request the Mayor to have Public Works take a look at the Landfill for a parcel that may be available for stockpiling of the material. The motion was approved unanimously.

5.2 Mark Kopchak, CDR Maguire, Inc. presented a report of the pump station and the design changes to date that resulted in \$16.5 M Opinion of Probable Construction Costs. The size of the pump station was reduced 10,000 s.f. The design modifications included elimination of the dry pit and placing the submersible pumps in wet well, reduce size of wet pit and reduce grit separator from 18' to 16'. An overhead rail and crane will remove pumps as needed. There will also be a roof structure above the wet well and vault. A tour of a plant in Brooklyn, NY will take place on Thursday that has a submersible pump in the wet well similar to the one proposed for the project.

6. Old Business

6.1 The committee recommended contacting the Public Works Department for their list of names used in naming streets and Director Guy Russo would present a list of names from the Water Dept. to the committee at the February Meeting for the naming of the pump station building. The committee would then recommend a name from the list to the Common Council for approval.

6.2 This item was discussed under Agenda Item 5.1 Staff Updates Bid Status – Force Main.

A recommendation was made by Councilman Thomas Serra and John Giuliano that the staff and consultant attending the tour of the plant in NY report to the committee in February with their reassurance that the proposed wet well for the project is correct.

Councilman Thomas Serra recommended adding to the Prime AE Group, Inc. contract on Page 4 Article II – Method of Compensation in the first paragraph the words “not to exceed” to be inserted before the amount \$3,033,767.

Motion was made by Councilman Thomas Serra and seconded by Councilman Sebastian Giuliano to include in the Prime AE Group, Inc. contract on Page 4 Article II – Method of Compensation in the first paragraph the words “not to exceed” be inserted before the amount \$3,033.767. The motion passed unanimously.

7. Adjournment

Motion by Joseph Bibisi and seconded by John Parker to adjourn at 8:07 pm. The motion passed unanimously.

Attest:



Sandra S. Pasculano
Recording Secretary