

**TOWN OF DARIEN
OX RIDGE ELEMENTARY SCHOOL BUILDING
COMMITTEE
MINUTES OF A REGULAR MEETING
AUGUST 10TH, 2023**

Committee members attending were Diane Boston, Sean Brown, Dan Bumgardner, Kip Koons, Marcy Minnick and Rusty Shriner.

Guests attending the session were from the Board of Education: Dr. Alan Addley – Superintendent, Kevin Munrett – Director of Facilities and Christina Ulreich – Acting Principal of Ox Ridge School, and from O&G Industries/AP Construction: George Graikoski and from SLAM: Kemp Morhardt.

Members and guests participated via Go to Meeting video/audio conference.

Mr. Koons called the meeting to order at 10:00 AM. The minutes of the June 15th, 2023 Regular Meeting were reviewed and upon a motion made by Ms. Minnick and seconded by Mr. Brown, they were unanimously approved.

Mr. Koons reminded the committee that the regular July meeting had been cancelled, and as a result, the June Payment Application No. 30 in the amount of \$1,012,849 had been approved by Messrs. Koons, Dineen and Shriner with the agreement of Ms. Charneski, the Finance Director for Darien.

Mr. Graikoski then presented the 31st Application and Certificate for Payment in the amount of \$811,101.21. After a full review and upon motion made by Mr. Koons and seconded by Mr. Brown, the Application and Certificate for Payment as presented to the committee was unanimously approved.

Mr. Graikoski discussed the Progress Report for July noting that the Assembly Wing was 97% complete with the Substantial Completion date now scheduled in several weeks. The gym flooring was being completed today and the wall pads would be installed next week. All of the ELP rooms that were involved with temporary uses this past academic year have been converted back into classrooms. Site work was 99% complete with the binder layer of asphalt having been laid for all parking and road surfaces. The final layer and striping for the upper parking lot and roadway would be completed tomorrow and Friday to make it available for the delivery of the remaining furniture scheduled for Monday. The final layer of asphalt for the bus loop and lower parking lot would be done next week. The landscaping was 75% complete with the laying of sod in the field next to the lower playground being delayed until the 14th due to heavy rains. The sod will need about 5 to 6 weeks to heal in before use. The Construction Manager's remaining contingency reserve and allowances were just over \$895,000, or 51.5% of the budgeted amounts.

There was some discussion about the safety of the slide leading to the lower playground and the

need for more fencing around the top as well as the area where the drop off was severe. Mr. Graikoski stated that SLAM's design team was addressing the issue and would present suggestions shortly. Mr. Graikoski also stated that there were still a number of open items for commissioning and that most, but not all, should be completed before school opens at the end of the month. The same is true for punch list items.

Mr. Shriner stated that he was working with SLAM's energy consultant and Eversource to achieve LEED platinum equivalent for the school and thereby obtain a larger one-time energy rebate for the Town. He acknowledged that the rebate cannot be applied against the cost of this project.

In response to a question from Mr. Koons, Dr. Addley stated that he would look at the calendar and establish a date for the formal ribbon cutting event that would most likely be held toward the end of September.

There was no public comment. There being no further business before the committee, a motion to adjourn the meeting was made by Ms. Monnick, seconded by Mr. Brown and unanimously approved by voice vote.

Respectfully submitted,
Kip Koons – Acting Secretary