



Office of the TOWN MANAGER
MICHAEL MANISCALCO, MPA
mmaniscalco@easthamptonct.org

February 25, 2014

TOWN COUNCIL

Barbara Moore,
Chairperson

Kevin Reich,
Vice Chairman

Patience Anderson

Ted Hintz, Jr.

George Pfaffenbach

Mark Philhower

Philip Visintainer

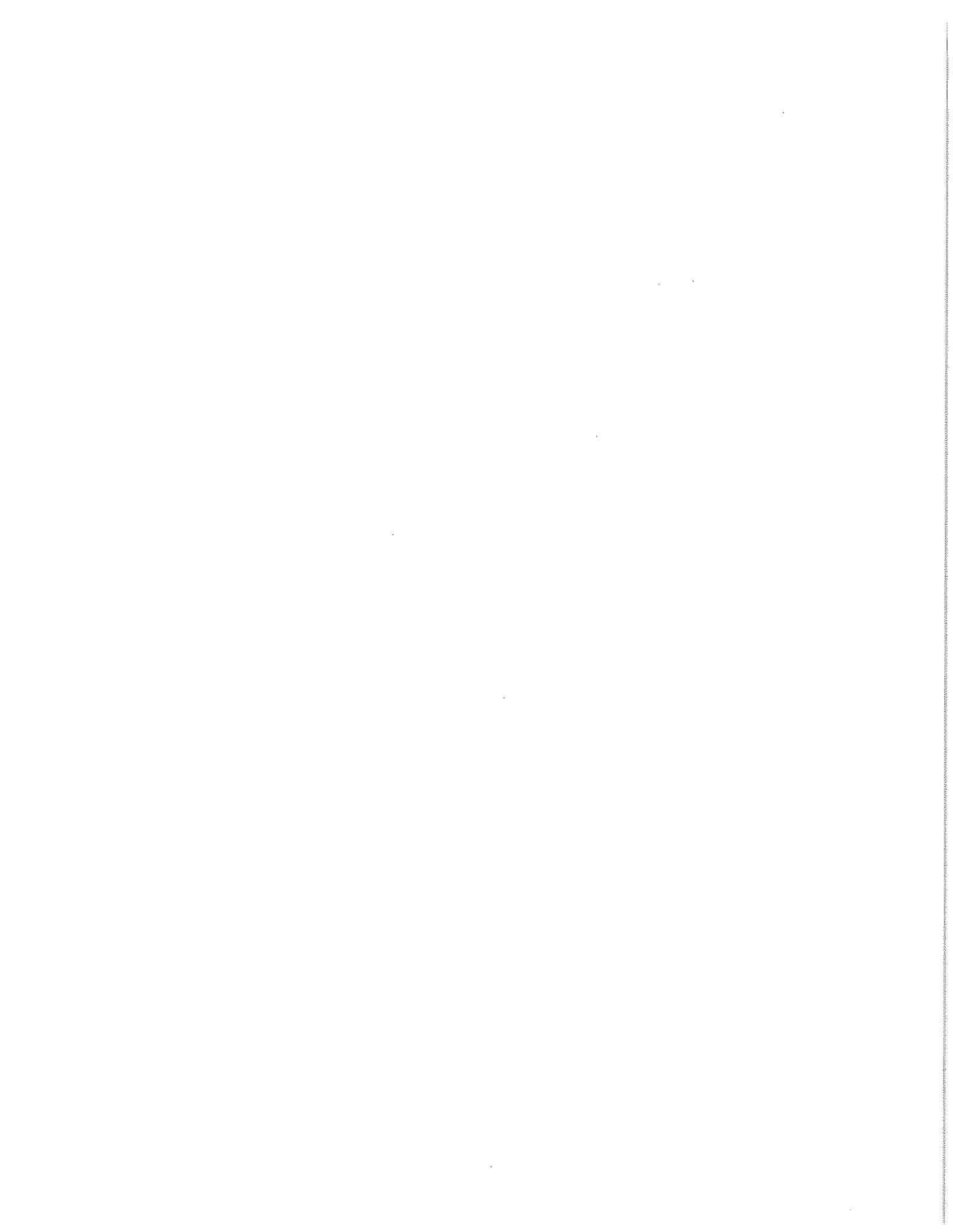
Mr. James Giuliano
CREC Construction Services
111 Charter Oak Avenue
Hartford, CT 06106

Dear Mr. Giuliano:

Enclosed are two signed copies of the SLAM Collaborative's Amendment No. 4 for the East Hampton High School project. We have retained a copy for our files.

Best regards,

Michael Maniscalco, MPA



February 12, 2014

Mr. Michael Maniscalco, Town Manager
Town of East Hampton
20 East High Street
East Hampton, CT 06424

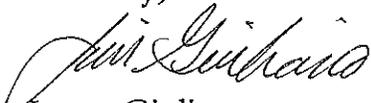
Re: East Hampton High School State Proj. No. 042-0041 EA/RR
SLAM Amendment No. 4

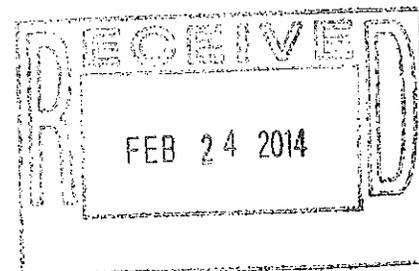
Dear Mr. Maniscalco:

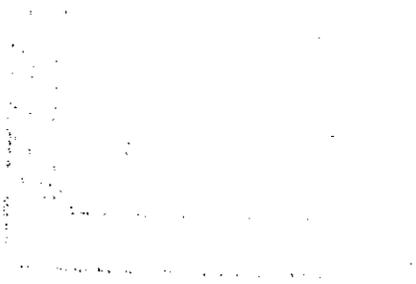
Please find attached three copies of The SLAM Collaborative's Amendment No. 4 for the East Hampton High School project for your execution. You will also find included, a copy of the draft minutes in which the motion was made and approved by the building committee for said Amendment No. 4.

Please execute all three copies and return two for distribution.

Sincerely,


James Giuliano,
Senior Project Manager





 **AIA** Document G802™ – 2007

Amendment to the Professional Services Agreement

Amendment Number: 004

TO: Town of East Hampton
(Owner or Owner's Representative)

In accordance with the Agreement dated: February 6, 2014

BETWEEN the Owner:
(Name and address)
Town of East Hampton
20 East High Street
East Hampton, CT 06424

and the Architect:
(Name and address)
The S/L/A/M Collaborative, Inc. ("SLAM")
80 Glastonbury Boulevard
Glastonbury, CT 06033

for the Project:
(Name and address)
Addition & Renovation - As - New at High School
15 North Maple Street
East Hampton, CT 06424

Authorization is requested
 to proceed with Additional Services.
 to incur additional Reimbursable Expenses.

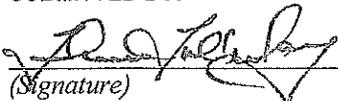
As follows:
Update programming and planning based on updated enrollment projection information. Redesign floor plan accordingly. Redocument Schematic Design pricing package. See cover letter dated 1/29/14.

The following adjustments shall be made to compensation and time.
(Insert provisions in accordance with the Agreement, or as otherwise agreed by the parties.)

Compensation:
\$33,000

Time:
Begin Design Development phase upon completion and approval of revised Schematic Design package (approx. 7 weeks from original schedule).

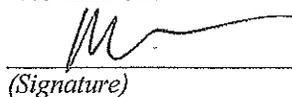
SUBMITTED BY:


(Signature)

Glenn Gollenberg, AIA, Principal
(Printed name and title)

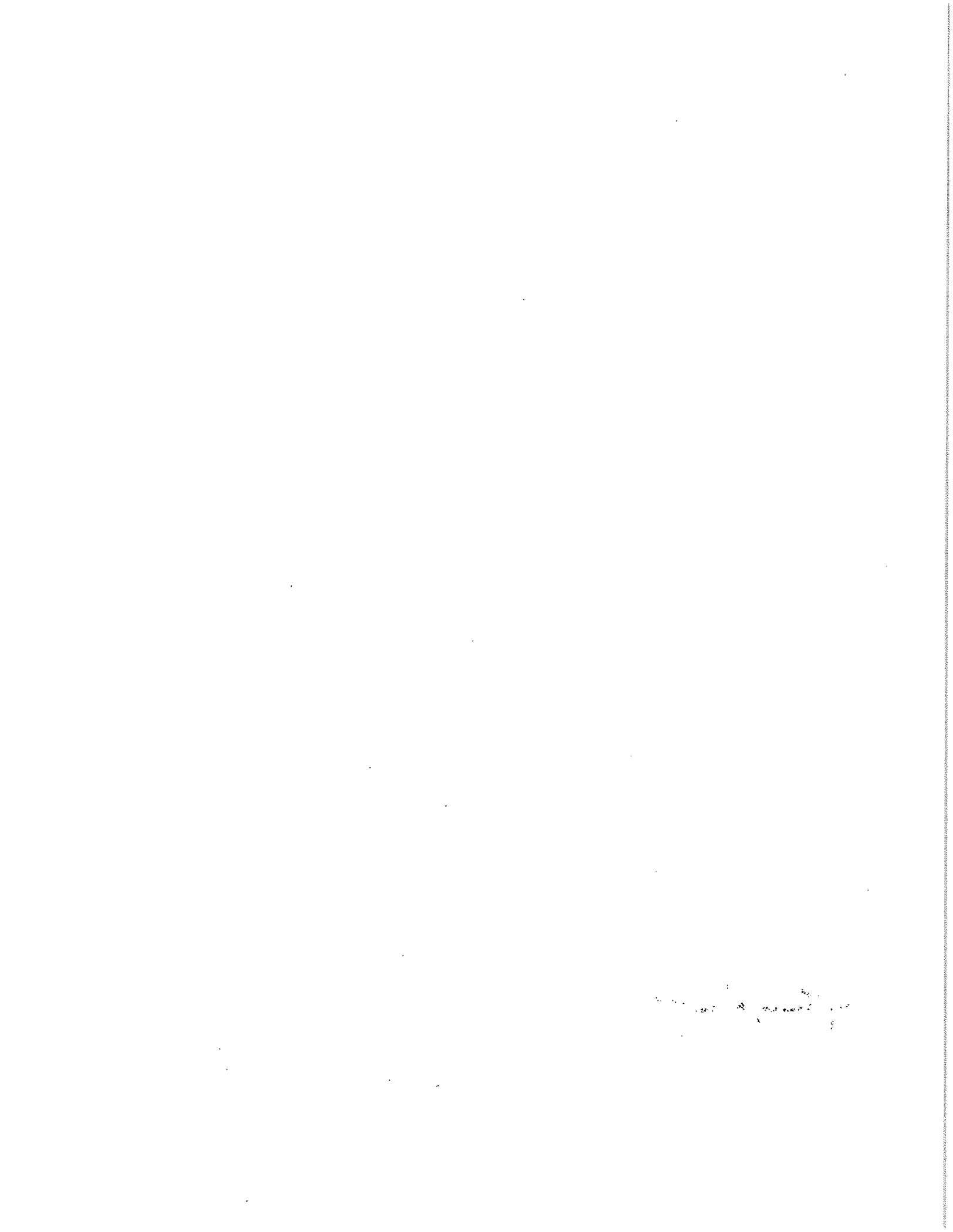
February 6, 2014
(Date)

AGREED TO:


(Signature)

Michael Maniscalco, Town Manager
(Printed name and title)

2/24/14
(Date)



January 29, 2014
r. February 12, 2014

Mr. James Giuliano, Owner's Project Representative
Capitol Region Education Council (CREC), Construction Division
108 Charter Oak Avenue
Hartford, CT 06106

RE: East Hampton High School
SLAM Project No. 12068.10
State Project No. 042-0041 EA/RR

Dear Jim:

The S/L/A/M Collaborative (SLAM) is pleased to continue our relationship with the Town of East Hampton and the East Hampton High School Building Committee. While there was a setback in the completion of Schematic Design Documents due to the new enrollment information, we look forward to productive and concise Design Development and Construction Documents phases.

As requested, this letter is an explanation of the scope of services for which we are submitting the attached add-service request (AIA Document G802, Amendment to the Professional Services Agreement).

SLAM presented final schematic design documents on December 11, 2013, with expectation of one Building Committee meeting on December 19 for approval to move into Design Development. Instead, when new enrollment information came to light, we worked with the school administration on its impact on educational program, with CREC and Downes on its financial impact on the project, and with the Building Committee to ensure the goals of the project continue to be met, all while maintaining or reducing the project's cost to the Town. This was during an additional 7 weeks of time.

1. SCOPE OF SERVICES

- a. Additional meetings:
 - 1/8/14 – meeting with school administration and BOE liaison
 - 1/9/14 – Building Committee meeting
 - 1/15/14 - meeting with school administration, CREC, and BOE liaison
 - 1/15/14 – meeting with Downes Construction
 - 1/16/14 – Building Committee meeting
 - 1/21/14 – SLAM team meeting
 - 1/23/14 – SLAM and Consultants team meeting
 - 1/30/14 – Building Committee meeting
 - 2/5/14 – meeting with CREC and Downes Construction
 - 2/6/14 – Building Committee meeting
- b. Plan options:
 - Develop plan options 1, 2, and 3 for presentation at 1/9/14 Building Committee meeting
 - Develop plan option 2 with 2 separate options for inclusion of Alternative Learning Center
 - Develop plan option 2b for meeting with school administration 1/15/14
 - Develop plan options 2c, 2d, and 3b for meetings on 1/15-1/16/14

SLAM

GA | MA | NY
80 Glastonbury Blvd
Glastonbury, CT 06033
860.657.8077
www.slamcoll.com

January 29, 2014

Page 2

- c. Programming:
 - Update Building Project Program for 527 students
 - Calculate classroom and science lab utilization based on Plan Option 2d
 - Provide new Space Program Document for inclusion in grant resubmittal

- d. Schematic Design re-documentation:
 - Update Project Scope (building area) in the Schematic Design Narrative
 - Update Schematic Design Set with the following sheets: L201, L202, L301, L302, S301, A001, A002, A003, A301sd, A302sd, A303sd

2. FEES AND EXPENSES

- a. Fee for meetings: \$10,000
- b. Fee for plan option designs: \$8,500
- c. Fee for updated program information: \$4,000
- d. Fee for Schematic Design re-documentation: \$10,500

Therefore, SLAM will provide the Scope of Services described above with an add service fee of \$33,000 and no (\$0) increase to the reimbursable expenses budget.

We look forward to working together with CREC on this important project for the Town of East Hampton. Please contact me with any questions or comments.

Sincerely,

The S / L / A / M Collaborative



Amy A. Samuelson, AIA, LEED AP
Sr. Associate

U:\2068\10\ADMIN\PMFINANCE\CONTRACT AMENDMENTS\14 asr4 Letter 0129 -- r.021214

CC: Glenn Gollenberg, Sharon Smith, Michele Barber, Finance

ENCL: Amendment to the Professional Services Agreement, Amendment Number 004.

TOWN OF EAST HAMPTON
20 East High Street
East Hampton, CT 06424



HIGH SCHOOL BUILDING COMMITTEE
Sharon Smith, Chairperson
Michele Barber, Vice Chairperson
Cynthia Abraham, Member
Thomas Cooke, Member
Roy Gauthier, Member
Stephen Karney, Member
Michael Zimmerman, Member
David Ninesling, Alternate
Tom Seydewitz, Alternate

**HIGH SCHOOL—ADDITION & RENOVATE-AS-NEW
BUILDING COMMITTEE MEETING**

High School (Library)
15 North Maple Street, East Hampton, CT 06424

Minutes

Thursday, February 6, 2014, 5:30 p.m.

Committee Members Present: Sharon Smith, Chairperson; Michele Barber, Vice Chairperson; Cynthia Abraham, David Ninesling (5:38), Roy Gauthier, Tom Seydewitz, and Michael Zimmerman

Member(s) Absent: Thomas Cooke and Stephen Karney

Also Present: Jim Giuliano, CREC Senior Project/Program Manager; Glenn Gollenberg, SLAM Principal In Charge; John Fidler, High School Principal; Diane Dugas, Superintendent of School.

Call to Order

Chairperson Sharon Smith called the meeting to order at 5:34pm.

Public Remarks

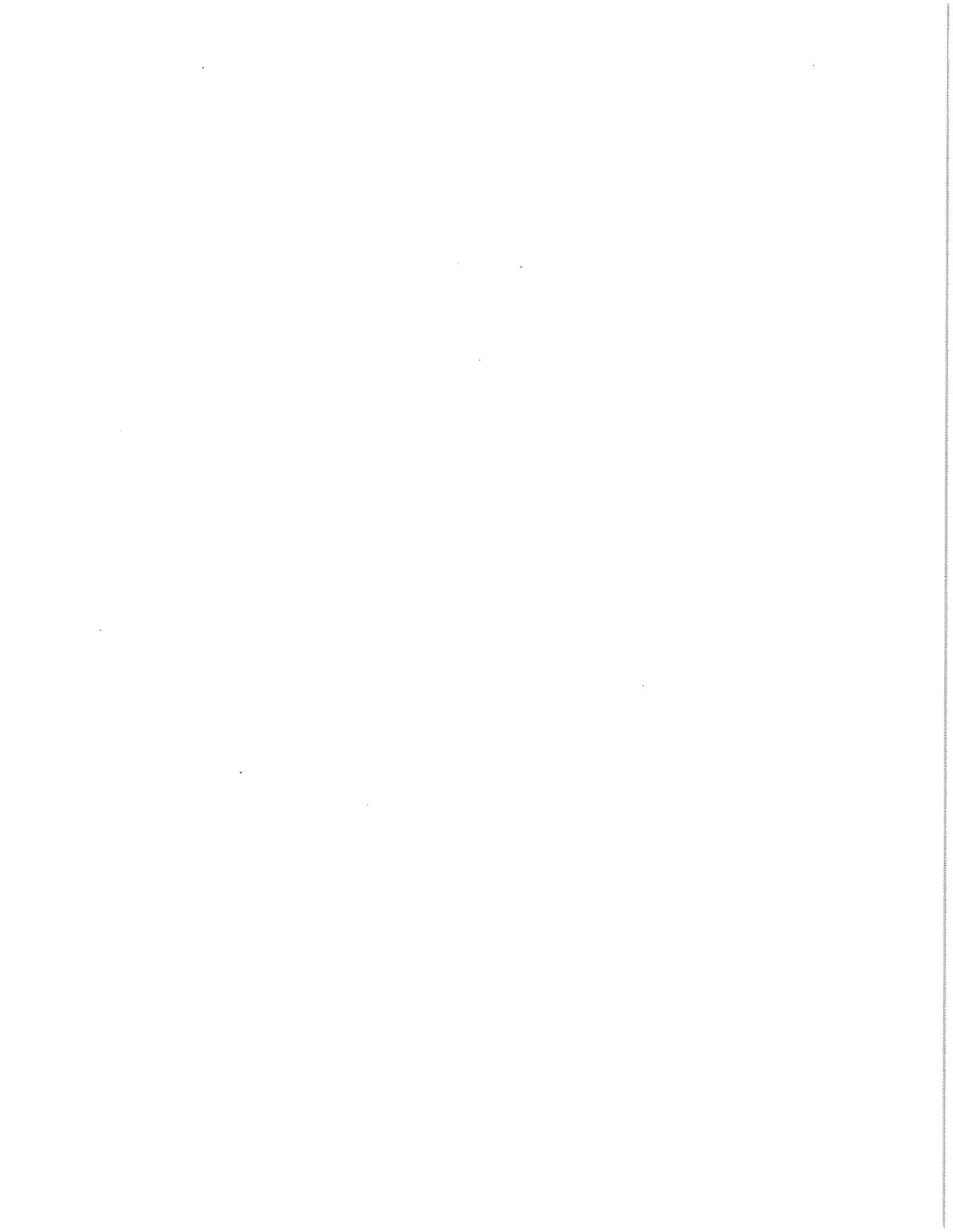
None

Review and Approve Minutes from January 16, 2014

A motion was made by Mr. Gauthier, seconded by Ms. Barber, to approve the minutes for January 16, 2014 with the correction of the spelling of Abraham. Voted (5-1-0) Motion unanimously carried. Ms. Smith abstained.

Reports and Discussion:

- **Revised schematic design incl. review of where another lab could be added at a later date**
A slide presentation was discussed which included the schematic design and review of the potential of an additional lab, and the reduction of other areas. (see attached; dated February 6, 2014, 10 pages in total)
- **Revised schematic design estimate**
- **Geo-Thermal (cont. from Jan. 30, 2014 mtg.)**
Site vs. source energy was discussed along with the cost to the town, natural gas vs. propane. There was discussion of not having natural gas available at this time therefore discussion should be



comparing the geo thermal and the propane. Option of a Photo Voltaic System was reviewed. There was discussion among the committee regarding the spending a specific amount to be determined, to allow the architects to design a second system, to carry thru design, documentation thru construction and bidding to see if it would be feasible to the project. Ms. Abraham stated the committee continues to discuss the geo-thermal system and the desire to have the system, however not seeing the payback to actually move forward with it at this point. There was discussion for the potential of long term savings if the geo-thermal is used. There was further discussion to funding \$75,000 out of the contingency account to cover the cost of design for a second system and the documentation for future consideration.

Action Items:

- **Approve schematic design & schematic design estimate**
A motion was made by Ms. Abraham, seconded by Mr. Ninesling, to approve the schematic design dated February 6, 2014, and the schematic design estimate dated February 4, 2014. Voted (7-0-0) Motion unanimously carried.

- **Approve Geo-Thermal**
A motion was made by Ms. Abraham, seconded by Mr. Zimmerman, to approve design services to move forward and create a bid-alternate for a geo thermal central cost system, for a complete design and construction documents needed for bidding, not to exceed the costs of \$75000. Voted (7-0-0) Motion unanimously carried.

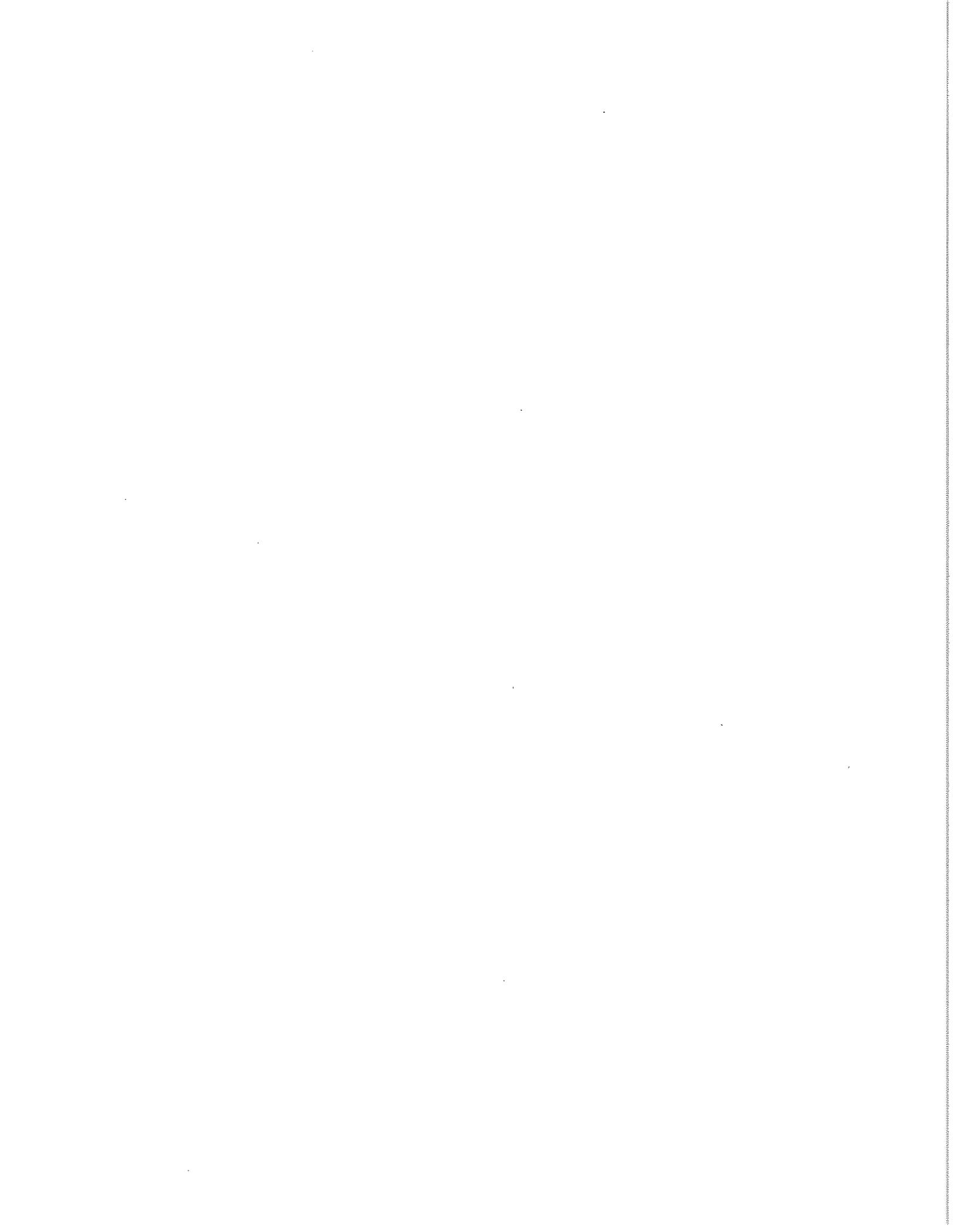
- **Approve Invoices (if any)**
A motion was made by Mr. Gauthier, seconded by Ms. Barber for Invoice No. 141554, in the amount of \$25,556.13 dated February 6, 2014. Voted (7-0-0) Motion carried unanimously.

- **Approve Architech & Construction Managers Contract Amendments**
Moving forward with change orders/amendments to the contract, Mr. Gauthier requested more of an itemization with additional detail for the record.
A motion was made by Mr. Gauthier, seconded by Ms. Barber to approve change order #1 to Downes Construction in the amount of \$10,000.
A motion was made by Mr. Gauthier, seconded by Mr. Seydewitz to approve amendment #4 for SLAM in the amount of \$33,000 as shown on letter dated January 29, 2014, requesting more details moving forward on the breakouts.
Discussion: Mr. Seydewitz requested PAGE 2, date to be changed to reflect JANUARY 29, 2014 from SEPTEMBER 13, 2013.
Voted (7-0-0) Motion carried unanimously.

Mr. Gauthier thanked the team for reporting this information back to the committee in such a timely manner.

Chairperson's Report

The committee discussed The East Hampton High School Additions and Renovate-to-New Design Development Scheduled; dated February 6, 2014 received this evening from The SLAM Collaborative. The next meeting date is scheduled for March 6, 2014, in the High School Library at 5:30pm.



Public Remarks

None

Adjournment

*A motion was made by Mr. Zimmerman, seconded by Mr. Ninesling, to adjourn the meeting at 7:04 p.m.
Voted (7-0-0) Motion unanimously carried.*

Respectfully Submitted,

Kamey Cavanaugh
Recording Secretary

