



## ***Education Committee - Board of Representatives***

Diane Lutz, Chair

Megan Cottrell, Vice Chair

# **Committee Report**

**Date:** Wednesday, January 22, 2020  
**Time:** 6:30 p.m.  
**Place:** Democratic Caucus Room, 4<sup>th</sup> Floor Government Center, 888 Washington Boulevard, Stamford, CT

The Education Committee met as indicated above. In attendance were Chair Lutz and Committee Member Reps. Aquila, de la Cruz, Di Costanzo, Graziosi and Stella. Absent or excused was Rep. Cottrell. Also present were: Reps. Lee, Miller, Moore and Morson; Dr. Tamu Lucero, Superintendent of Schools; Andy George and Jack Bryant, BOE; Erik Larson, Purchasing; Chris Dellaselva, Law Dept.; Jim Lohrr, Carpenters' Labor Manager and Miguel Fuentes, Carpenters Local 326.; and members of the public. Chair Lutz called the meeting to order at 6:34 p.m.

<b>Item No.</b>	<b>Description</b>	<b>Committee Action</b>
1. <a href="#">E30.047</a>	APPROVAL; Agreement with Viking Construction for Renovations of Springdale Elementary School Bathrooms. 01/03/20 - Submitted by Mayor Martin 01/09/20 – Approved by Board of Finance	<b>Committee Approved 5-0-1</b>

Dr. Lucero explained that this item was held by the Board of Education, which will be taking it up next week, because of a question about why there was a bid waiver, which have now been answered.

Dr. Lucero, Mr. Larson and Mr. Dellaselva discussed this item with the Committee.

- This project has been ongoing for a long time
- The vendor previously selected was unable to complete the project and was found to be in default and there is currently litigation regarding this. Meanwhile, the school is down 7 bathrooms. The decision was made to pursue a bid waiver, which was approved by the Board of Finance, and this is the agreement to go along with the bid waiver so that Viking can complete the work.
- This work does not fall under the mold task force work, which is why there was a separate bid waiver and contract.
- The original bid was for \$285,506, it was made in 2017, wage rates have changed and it was the low bid at the time. Viking did not bid at that time.
- This money is coming out of Board of Education Capital funding, which has already been appropriated

A motion to approve Item No. 1 was made, seconded and approved by a vote of 5-0-1 (Reps. Lutz, Aquila, de la Cruz, Di Costanzo and Graziosi in favor; Rep. Stella abstaining).

- <sup>1</sup>2. [E30.046](#) REVIEW; Discussion of Long-Term Plan for Stamford Public School Facilities. **Report Made & Held 6-0-0**  
11/12/19 – Submitted by President Quinones  
11/20/19 – Report Made & Held by Committee  
12/09/19 – Held at Steering

Committee Members discussed this item with Dr. Lucero, members of the Board of Representatives, Mr. Lohr and Mr. Fuentes. Items discussed included (this list is not exclusive – please review the [video](#).)

- Board members should see all options and assumptions
- These numbers are only a model; the \$250,000 would be a way to vet that model, to see if assumptions about costs, etc. are correct
- There should be clarification about who will be on the RFP committee
- Is 1 million square feet sufficient?
- The district would like to eliminate the portables
- Building multiple schools at once would also tax Engineering Bureau
- The response of the ratings agencies to a public private partnership would need to be vetted
- There is a need for a long-term facilities plan to be put in place
- The BOE wants to vet this plan to see if it holds water; if there are other ideas that can be turned into plans to be vetted, those plans should also be vetted
- An option for how to build the schools also needs to look at how the schools will be funded
- The only way to know if the public/private partnership idea is viable may be to do the RFP
- Do other options need to be reviewed first
- Substantial actions need to be taken now
- Modular construction may have advantages of time and costs
- Prevailing wage is paid on all construction projects over \$1 million; an employer would have to provide a certified payroll on a weekly/biweekly basis, it doesn't matter if the workers are union or non-union; the rest-stops along the highway were privately funded with prevailing rate; this type of job may not be able to be done without following prevailing rate under Connecticut law
- The SAMG's presentation of preliminary cost savings does not incorporate using prevailing wage for construction costs.
- This is only seeking an expert to come in and help the City figure this out and ensure that everything goes into the RFP
- More than one option and all of the assumptions need to be presented to the Board of Representatives

A motion to hold Item No. 2 was made, seconded and approved by a vote of 6-0-0 (Reps. Lutz, Aquila, de la Cruz, Di Costanzo, Graziosi and Stella in favor).

The committee took a recess at 8:49 p.m. and resumed at 9:01 p.m.

- <sup>2</sup>3. [E30.045](#) REVIEW; Modular School Construction Techniques **Report Made & Held 5-0-0**  
11/07/19 – Submitted by Reps. Lee and Lutz  
11/20/19 – Report Made & Held by Committee  
12/09/19 – Held at Steering

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<sup>1</sup> Video Time Stamp Pt. 1 00:16:23

Chair Lutz explained that there is a great deal of pressure to repair multiple schools at once. This is possibly a less-expensive way to repair/construct schools. This does not address the maintenance costs.

Rep. Lee explained that pre-fabricated construction is built in a factory in parts and then shipped to a site to be put together. This permits the building of a school in a few months. It saves funds because you can pay prevailing wages, but the prefab part can be done in a cheaper labor market. Prefabrication appears to be a way to save funds. T

Committee members continued to discuss this item:

- This construction technique is used for schools
- Recent advances in computer modeling has made this more attractive as a way to build
- The costs in the source materials may not include foundation costs
- This construction method is faster
- Modular construction can be customized
- This might be an alternative to a public/private partnership
- A professional should give the City advice on how to proceed; this idea should be presented to the consultant
- This item does not need to be decided at this point

A motion to hold Item No. 3 was made, seconded and approved by a vote of 5-0-0 (Reps. Lutz, Aquila, de la Cruz, Di Costanzo and Stella in favor).

- <sup>3</sup>4. [E30.043](#) REVIEW; SPED Budget Update. **Report Made and Held 5-0-0**  
09/10/19 – Submitted by Dr. Lucero  
10/23/19 – Report Made and Held by Committee 6-0-0  
11/20/19 – Report Made & Held by Committee  
12/09/19 – Held at Steering

Dr. Lucero reviewed the [attached materials](#) with the Committee. She will most likely need to ask for an additional appropriation to address the additional costs.

***As a Secondary Committee:***

1. [F30.273](#) REVIEW; Discussion of Stamford Public Schools Long-Term Facilities Plan.  
01/03/20 – Submitted by Director Handler  
01/14/20 – Held by Board of Representatives

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<sup>2</sup> Video Time Stamp Pt. 2 00:00:20

<sup>3</sup> Video Time Stamp Pt. 2 00:50

2. [F30.274](#)      ADDITIONAL APPROPRIATION (Capital Budget);  
Not to Exceed      Project 001213: BOE Long Term Facilities  
\$250,000.00      Implementation; Appropriation in the Amount not to  
Exceed \$250,000 for Professional Services in  
Support of Drafting, Evaluating and Managing  
Requests for Qualifications (RFQ) and Requests  
for Proposals (RFP) for Private Partners to Design,  
Construct and Manage Public School Facilities.  
01/03/20 – Submitted by Director Handler  
01/14/20 – Held by Planning Board  
01/14/20 – Board of Finance vote 3-1-1  
01/14/20 – Held by Board of Representatives
3. [F30.275](#)      ADDITIONAL APPROPRIATION (Operating  
Not to Exceed      Budget); Appropriation in the Amount not to  
\$750,000.00      Exceed \$750,000 for Preliminary Design,  
Engineering and Purchasing of Long Lead  
Construction Items for Educational Swing Space.  
01/03/20 – Submitted by Director Handler  
01/14/20 – Board of Finance vote 4-1-0  
01/14/20 – Held by Board of Representatives

Chair Lutz adjourned the meeting at 10:07 p.m.

Respectfully submitted,  
Diane Lutz, Chair

*This meeting is on Video ([Pt 1](#) & [Pt 2](#))*