

SILVER / PETRUCELLI + ASSOCIATES

Architects / Engineers / Interior Designers
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**N. STONINGTON BUILDING COMMITTEE
95% CD REVIEW COMMENTS**

1. Change door 144a to one-way (no entry from hallway)
1A. ARCHITECTS RESPONSE: 95% CD Set reflected this change (See Note 4 on Door Schedule – Sheet A8.0) – Hardware schedule in bid specifications will reflect this as well.
2. Change door swing on EMS 155 (swing out of caged in area)
2A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
3. Add key card reader to door 118b in kitchen; pre-wire door 118a for key-card only
3A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
4. Install circulating fans in overhead bay area
4A. ARCHITECTS RESPONSE: Comment addressed (Big Ass Fans) and will be reflected in 100% CD/Bid Documents.
5. Overhead bay doors should roll up on roof angle
5A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
6. Add electrical above gear lockers in apparatus bay
6A. ARCHITECTS RESPONSE: 95% CD Set included power above gear lockers (wiremold). Refer to E201
7. Change references to a time-clock (for day/night light switching) to photo-cell
7A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
8. Review original punch list items (see attached) and ensure all were implemented as discussed by committee (I am attaching my original document...some changes were made by committee)
8A. ARCHITECTS RESPONSE: Original documents reviewed and all comments addressed – will be reflected in 100% CD/Bid Documents.

9. Have Mechanical Engineer justify the extremely long line set lengths that serve the furnaces in the attic mechanical rm. If location of the outdoor condenser coils is the only issue, than move them closer to the center of the building and line them side by side instead of the cube layout that is there now. Relocate concrete walk to accommodate.

*See print

9A. ARCHITECTS RESPONSE: The units specified can have line lengths of 240 ft of equivalent length, or a 200 ft linear length with 60 ft of lift. The current location of the condensing units factored in things such as required clearance from the gas service location as well as location of egress doors.

10. Change specifications from 1" fiberglass filter to 1" pleated filter to serve all furnaces.

10A. ARCHITECTS RESPONSE: Pleated filters will be specified and reflected in the 100% CD/Bid documents.

11. Please confirm that these are 95+% efficient gas furnaces, single stage heat, dual stage cooling (this ties in to line set length, keep as short as possible so the compressor doesn't burn out, Trane recommends no more than 60')

11A. ARCHITECTS RESPONSE: The furnaces and condensing units are 95% efficient. The condensing units specified will be changed from single stage to multiple stage units with changes reflected in the 100% CD/Bid documents.

12. Can we use conventional ductwork zoning to decrease equipment and service costs? M002 – Combine F6 and F7. Combine F3 and F4. Combine F9 and F10. Keep zones as they exist now, add a two zone system with zone dampers and zone board. You are specifying high end equipment for this proposed building, as long as we don't exceed the 5 tonnage benchmark, this is the best solution to decrease the significant amount of HVAC equipment for the building.

12A. ARCHITECTS RESPONSE: It is our recommendation that the zoning not be changed from the current design that was approved at the 50% submission. Installing systems with multiple dampers would increase cost as well as maintenance required. We would need several dampers per system for zone control, a bypass damper, associated thermostats, wiring and central controllers.

Specifically:

A.F6/F7: This would be combining the Day Room with a Bunk Room. This is not recommended because there may be an increased load in one which would affect the temperature in another. For example, if it were summer time and the Day Room was full we would overcool the Bunk Room.

B.F3/F4: The Multipurpose Rooms were separated because of the addition of a curtain separating the space. Once again if one space was full and the other was not there may be comfort issues.

C.F9/F10: This would be combining the Radio Room, the Engineer's Room and the Workshop and Decon Rooms. We would not recommend this because odors from the Decon Room and Workroom would be mixed into office spaces.

13. Power in Apparatus Bays? There must be air and power drops suspended by an overhead retractable reel 10' in from the bay door. Power is 20 amp dedicated circuit for each drop. Compressed air was as specified *see print for proper location.
13A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
14. Provide outdoor lighting in West Portico
14A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
15. Provide decorative lighting above Apparatus Bay doors that face Rocky Hollow Road i.e. gooseneck barn style fixture
15A. ARCHITECTS RESPONSE: We are searching for a potential fixture, however most lights in the style either do not comply with the current energy code requirement for full cutoff optics or will not provide sufficient light in front of the apparatus bays. Our general approach was to use an efficient fixture that disappears into the building elevation rather than making the lights a decorative element. We will forward any potential fixtures that we are able to identify.
16. ES – Provisions for a lighted outdoor sign? Committee must make final determination on location
16A. ARCHITECTS RESPONSE: Committee to provide final location and size of sign. Lighting will be selected and provided accordingly.
17. Location of Memorial Monument? Will need outdoor uplighting to location. See sketch for revised flag pole and memorial location. i.e. outside of main entrance in grassy area, relocate (1) flagpole, remove other.
17A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
18. E201 – add additional GFI outlet closer to outdoor condensers. Will serve as service outlet.
18A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
19. Provide additional hose bib location on exterior wall of rm. 131 to service outdoor condensers.
19A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
20. Will SF-1 and SF-2 provide enough air movement in the Apparatus Bays during Summer months? Are they designed to just deliver the needed air exchanges for the space? If not, please add 2 large circular ceiling fans, symmetrically located off each gable wall, to accomplish this (i.e. Big Ass Fan)
20A. ARCHITECTS RESPONSE: SF-1 has a capacity of 12,500 cfm and will be used when the CO/NO2 system activates this fan, in concert with EF-1. This is not intended to be used for any sort of comfort air movement. SF-2 has a capacity of 300 cfm and will run continuously. This fan provides the code required outside air to the space which will not be tempered. Large scale fans can be added however there will be a cost associated with that which has not been accounted for in the budget.

21. Specifications were given to rough-in a future Hose/Gear Dryer to be located in rm. 154 on the exterior wall. Were they included in the plans?
21A. ARCHITECTS RESPONSE: Venting infrastructure was not indicated in 95% CD but has since been incorporated into 100% CD/Bid Documents.
22. Replace 3/4" Hose Reels that serve water fills for trucks with 1 1/2" ball valves w/ 1 1/2" NPT fitting, with handles long enough to be reached by someone standing on the hose bed of each truck. Provide enough flexible hose to reach each fill compartment.
22A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
23. Station air compressor, SCBA compressor, Gear Washer, Station Siren to be moved by installing contractor and placed in Bid Documents. Must be coordinated with NSVFC
23A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
24. Sheet A0.0 Louver missing from northern gable.
24A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
25. Enclose or remove purlins from eastern gable.
25A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
26. Sheet C3 Identify stone wall and length to be certain of scope of work.
26A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
27. Identify existing D.O.T. fence and provide note to remove at end of project.
27A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
28. Please justify need for 20,000 gal fire protection tank. There are much smaller tanks in the Town of North Stonington for larger buildings. It is our opinion that the tank is oversized based upon the limited demand of the sprinkler system per Code.
28A. ARCHITECTS RESPONSE: Duplicate comment – Refer to item 63.
29. Please provide explanation of 4" water service from street to 2" reducers at meter to 4" water service to the building. 4" line seems oversized.
29A. ARCHITECTS RESPONSE: Duplicate comment - Refer to item 57.
30. Sheet L1 Landscape Bed Plan: Will daylillies be buried between grasses at eastern wall of building?
30A. ARCHITECTS RESPONSE: Variety is incorrect and is to be changed, but will not bury daylilies.
31. Relocate Flagpole per sketch and delete other flagpole.
31A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

32. Sheet A1.0

32A. Delete wire mesh partition and door at Rm. 119

ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

33. Sheet A1.1

33A. Coordinate door and opening in Room 105 with Sheet A1.0.

ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

34. Sheet A3.0

A. Increase ceiling height to 8'6" in Rooms 144 thru 149 if possible.

34A. ARCHITECTS RESPONSE: Not possible unless the entire mezzanine level is raised. SP+A recommends leaving as is and feels that the scale, proportion and ceiling height within these smaller rooms is appropriate. BC to confirm that 8'-0" is an acceptable ceiling height for this area.

B. Remove overhanging purlin symbols at eastern wall at admin. wing.

34B. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

35. Sheet A4.0

Raise bottom of siding off grade.

35A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

36. Sheet A5.0

Section 1 - Do interior CMU walls require footings/haunches?

36A. ARCHITECTS RESPONSE: When being used as bearing walls, these walls do require thickened slabs. Refer to Structural Drawings for further information.

37. Sheet A5.1

37A. Specify and show overhead doors with rails running parallel to roof structure.

ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

38. Sheet A6.0

A. Rigid insulation detail should follow the foundation wall to its termination and wrap over the top into the metal building insulation.

38A. ARCHITECTS RESPONSE: SPA will review and modify detail accordingly

B. Please insure that the insulation details meet code especially at intersections of wall/roof/foundation systems and structure. Right now, the insulation details look incomplete.

38B. ARCHITECTS RESPONSE: All wall, roof and foundation systems and structures as designed meet the applicable building and energy codes. The insulation will be provided and installed by the building manufacturer according to their standards and in conjunction with the design intent of the bid documents.

C. Raise the foundation stem wall 8" above grade and siding accordingly.

38C. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

39. Sheet A7.0

Kitchen Layout: Remove Flat Top Grill equipment – Item 2 – leave utilities.

39A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

40. Sheet A7.5

Delete cabinet shelf beneath lavatories.

40A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

41. Sheet A8.0

Enhance insulation at exterior door jamb and head details.

41A. ARCHITECTS RESPONSE: Please provide further clarification: The details provided are per the building manufacturer's standards. Additional insulation can be added, such as spray foam at these locations, however, the costs are not supported by the current budget. Please advise.

42. Sheet A8.1

Enhance insulation at exterior window jamb, sill and head details.

42A. ARCHITECTS RESPONSE: Please provide further clarification: The details provided are per the building manufacturer's standards. Additional insulation can be added, such as spray foam at these locations, however, the costs are not supported by the current budget. Please advise.

43. Sheet A9.1

A. Add FRP at walls and epoxy floor with flashed base at Rooms 144 and 145.

43A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

B. Add VCT floor at Room 147

43B. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

Lighting

44. Providing lighting at flagpole, building mounted signage at Rocky Hollow Façade, far south end, and site sign lighting near driveway entrance.

44A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

45. How are the lighting broken up in the bays and living area?

45A. ARCHITECTS RESPONSE: Bays are currently shown with night lighting as previously requested with the balance of the lights controlled via pairs of switches in a 50/50 "checkerboard" pattern. Living area lights have night lighting as requested. Individual rooms are generally fully on/off with one switch plus occupancy sensor.

46. Rear main entrance needs more lighting

46A. ARCHITECTS RESPONSE: Lights have been added and will be shown on the 100% documents.

47. No lighting towards parking end of building
47A. ARCHITECTS RESPONSE: Lights have been added and will be shown on the 100% documents.
48. No catv in all offices
48A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
49. Open office space has no voice / data outlet
49A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
50. Do not see a catv hookup in the multi-purpose room
50A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
51. I do not see an voice/data drop in the engineer office
51A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
52. I do not see a power service to a sign on the corner of rocky hollow & route 2
52A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
53. Gfi receptacles needed by the outside condensers
53A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
54. Should the front outside bay lights be more decorative?
54A. ARCHITECTS RESPONSE: Duplicate comment, refer to item #15.
55. Per the chief rescue 1 is the forward fourth bay. This is for the exhaust system
55A. ARCHITECTS RESPONSE: Please confirm if 'forward' is the west or east facing bay. Currently, the fourth-east facing bay is provided with an exhaust system positioned over the truck. It has also been noted that locations of all exhaust drops are to be coordinated with owner.
56. All air & power drops to vehicles must be 10' back from the doors from the ceiling on the left side.
56A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
57. A question on the 4" water service coming from the road going to a 2" meter pit back to a 4" water service?
57A. ARCHITECTS RESPONSE: Our current design incorporates a 4" domestic water service based on calculated peak flow rates which have been coordinated with the South Eastern CT Water Authority (SCWA). The SCWA has chosen the 2" water meter because of its highly accurate metering abilities based on the expected range of flow rates the facility will experience (which is typical practice by water companies).

The 4" service is also maintained past the 2" water meter due to friction loss and velocity. If the service were 2" past the meter then the pressure loss would be an additional 17 psi (due to the 130' run from the meter to the building) and this additional pressure loss would increase the size of the domestic water booster pump. More importantly the velocity would be 12.3 ft/s which exceeds recommended values per the "Copper Tube Handbook" and may accelerate pipe erosion resulting in premature failure. Therefore when utilizing the 4" service the pressure loss is only 0.7 psi with a velocity of only 3.1 ft/s, and these values are acceptable and do not impact the booster pump or piping system.

Finally it has been our experience that even though a 3" service could accommodate the anticipated peak demands and system losses, the slight upsize to 4" is preferred by the installing contractor and is good practice allowing for future expansion / alterations to the system.

58. All outside manholes must be extra heavy duty to support trucks parking on it.

58A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

59. At bathrooms, we need to confirm that only "hands free" are the public bathrooms next to the multi purpose room, but the other bathrooms are manual flush.

59A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

60. Silcocks needed by the air condensers

60A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

61. I do not see any air / water / voice data center of bays on each side.this was discussed on an mep meeting with s&p

61A. ARCHITECTS RESPONSE: Compressed air and water drops were included in 95% CD set per previous BC Review Comments (refer to drawings P101 and P102). BC to review and confirm if acceptable or direct if revisions are needed. Voice data will be added and included in the 100% CD/Bid Documents.

62. Flammable liquids storage does need a vent and where

62A. ARCHITECTS RESPONSE: Committee to advise on preferred location and model number/size of flammable cabinet. SP+A will include venting in 100% CD/Bid documents.

63. Is the 20,000 gallon storage tank really needed for the fire suppression system

63A. ARCHITECTS RESPONSE: Yes, the 20,000 gallon tank is required.

64. Confirm the height of the light fixtures in the apparatus bay

64A. ARCHITECTS RESPONSE: Light fixtures are mounted to the underside of the sloped steel structure. Height varies

65. Garage door tracks should follow the ceiling to allow apparartus to manitenance. This is allows the cabs to flip open

65A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.

66. Remove both flag poles outside. Install one new flag pole. Possible relocate the one flag pole closer to the rear main entrance for future relocation of the fire / ems monument.
66A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents.
67. Flag pole needs to lighted.
67A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents
68. Project Manual – Supplemental Instructions
- a. Article 9.1 Field Office- space for Contractor, Project Manager, and Clerk of the Works; lovable office inside of trailer
 - b. telephone - 2 separate lines one contractor, other owner
 - c. 9.4 also include owner and staff
 - d. 9.10 heat and AC
- 68A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents
69. Bid Form – Unit Pricing? What is purpose of unit pricing add/deduct for pressure treated blocking at the roof??
69A. ARCHITECTS RESPONSE: This unit price is not required and will be removed from bid form.
70. Change numbering deduct alternates
70A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents
71. Notice of Award – Wrong Notice Still Phase 1 RD Instruction 1942-A Guide19 Attach(7)
71A. ARCHITECTS RESPONSE: Correct notice will be issued in 100% CD documents.
72. Where will the Memorial (Monument) be set up? Nothing on the Site Plan Incorporate one flag pole
72A. ARCHITECTS RESPONSE: Duplicate comment, refer to previous responses.
73. Site Plan – Move stone wall to boundary line. The stone wall interferes with the access to the septic tanks for maintenance
73A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.
74. Curtain drain will silt up if put in as designed. The entire trench walls have to have filter fabric on them to prevent silting of the stone in the trench. Over time stone will silt in and trench will become useless.
74A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.
75. Sidewalk along north side of building has to double as a service road for access to the condensers and delivery to kitchen, materials to the meeting room, service of septic tanks. Suggest a wider paved walkway 6 feet.
75A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team. Please confirm that this is the directive of building committee, as this will add cost to the project in order to widen sidewalk and provide base that is designed for the loading of vehicles.

76. Side walks along any of the parking areas have not taken into account the car or truck overhang which will reduce the useable width of the sidewalk
76A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.

77. Sheet C6 vehicle barrier gate to expensive, use a farm gate from Tractor Supply
77A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.

78. A1.0 Move the wall between Rm. 117 and Rm. 119 4ft to reduce Rm. 119
78A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents

79. A1.0 Delete the purchase of the convection oven at this time, leave wiring for the future
79A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents

80. A1.0 Exterior Doors provide some type of rain protection over the door minimum 3ft x 3ft
80A. ARCHITECTS RESPONSE: SPA would advise against providing small canopies at all exterior doors for the following reasons;

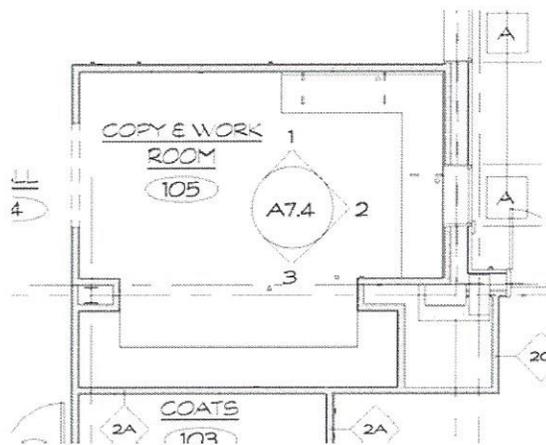
- Canopies are already being provided at (2) main entrances as alternates, these are the main entries/exits
- Additional canopies of this size will increase construction cost without providing much benefit.
- Additional canopies will require P&Z review and approval

81. A5.0 Garage floor is 10 inches under apparatus, There is no indication that if the bay is eliminated that the floor is still 10 inches thick so that when the area is opening up to become a bay, the floor will carry the weight of the truck

81A. ARCHITECTS RESPONSE: This slab thicknesses are defined in the structural documents for both the base bid and add alternate. In the alternate, the slab beneath storage/utility area is 5", is the desire to make this a 10" slab for potential, future expansion? Please note that if this is the intent, this slab will not be pitched or drained.

82. Redesign Copy work Rm105 and remove wall to storage Rm 104. Add a sink to the work room

82A. ARCHITECTS RESPONSE: See sketch below – advise if acceptable and provide preferred sink location.



83. Manholes throughout the site plan should be extra heavy duty NOT standard grade. Fire trucks are heavy all the time carrying water as well as equipment

83A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents

Additional Questions/Confirmations for Building Committee;

84. Stacked washer/dryer units in Laundry Room – are these to be provided by contractor or owner? If by contractor, is there a preferred manufacturer/model number?

85. SCBA compressor – is preferred location within SCBA room, or above room on raised platform (accessed by ladder?)

Attachments: NSCES Comments

Christopher Nardi

Subject: FW: 95% Review #2
Attachments: Siren.pdf

From: PETER SPRINGSTEEL [<mailto:peter.springsteel@snet.net>]

Sent: Tuesday, May 19, 2015 3:48 PM

To: David Stein

Cc: Kati Murphy; Mark Perkins; Joe Cassata; Kati Murphy; Robin Roohr; Paul Kowack; Bob Shabunia; Brian Elias; Jon Bosma; Greg Howell; Charles Steinhart V.; Marc Tate; S. Burdick; Bob Testa; Nick Mullane; Mark Donahue

Subject: Fw: 95% Review #2

Dave -

It is imperative that your team consult the linked documents to be certain that all of the items are included on the Construction Documents. Our review revealed that many of these items were missing - these were sent out a while back and the Committee worked very hard to provide this information.

I have also attached the existing siren cut-sheet (forgot to attach to the last email). This item will need to be moved from the existing station to the new station and included in the scope of work in the Construction Documents.

Architectural Review to follow next.

Peter

Peter J. Springsteel Architect LLC

860-572-7306 Office

860-536-5325 Fax

860-794-0324 Cell

peter.springsteel@snet.net

- Change door 144a to one-way (no entry from hallway)
- Change door swing on EMS 155 (swing out of caged in area)
- Add key card reader to door 118b in kitchen; pre-wire door 118a for key-card only
- Install circulating fans in overhead bay area
- Overhead bay doors should roll up on roof angle
- Add electrical above gear lockers in apparatus bay
- Change references to a time-clock (for day/night light switching) to photo-cell
- Review original punch list items (see attached) and ensure all were implemented as discussed by committee (I am attaching my original document...some changes were made by committee)

Link 1: https://dl.dropboxusercontent.com/u/2382226/NSCES_Attachments_12-6-2014.pdf

Link 2: https://dl.dropboxusercontent.com/u/2382226/NSCES_Considerations_12-6-2014.pdf

North Stonington Center for Emergency Services
5/16/2015
MEP Sub-Committee

1. Have Mechanical Engineer justify the extremely long line set lengths that serve the furnaces in the attic mechanical rm. If location of the outdoor condenser coils is the only issue, than move them closer to the center of the building and line them side by side instead of the cube layout that is there now. Relocate concrete walk to accommodate.

*See print

2. Change specifications from 1" fiberglass filter to 1" pleated filter to serve all furnaces.

3. Please confirm that these are 95+% efficient gas furnaces, single stage heat, dual stage cooling (this ties in to line set length, keep as short as possible so the compressor doesn't burn out, Trane recommends no more than 60')

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15. Station air compressor, SCBA compressor, Gear Washer, Station Siren to be moved by installing contractor and placed in Bid Documents. Must be coordinated with NSVFC

16. Gear Washer

Continental Girbau

Model #: EMO25LA102112

Serial #: 1370714K10

-Washer sits on a 6" steel base

-Washer will also need the automatic detergent injector/pump installed (standard 110 v outlet)

-Washer MUST be gravity drained, no internal pump

-Installation Manual onsite at NSVFC

Dealer/Installer info:

Automatic Laundry Service, Inc.

1-617-969-4340

17. Station Air Compressor

Champion Centurion II

Model #: VRV5-6

Serial #: D082876

-Installation manual not on site, will contact Dealer

Dealer/Installer info:

Cal Supply Company, Inc.

1-800-431-2212

18. Station Siren

Federal Signal Model 2

Model #: 2-240

Roof mounted

-Cut sheet and manual onsite at NSVFC

Federal motor control

Model #: RC2W-240

Connected electronically to activate siren, on/off switch to be mounted in radio rm

Switch to be provided by Owner

Dealer

Federal Signal Corp.

1-708-534-3400

19. Bauer SCBA Compressor

Still waiting on installation manuals

Company

Dealer/Installer info

Shipman's Fire Equipment

1-860-442-0678

*Committee prefers an authorized Bauer
Dealer to perform the installation

PETER J. SPRINGSTEEL ARCHITECT, LLC

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Memorandum

**Re: North Stonington Center for Emergency Services Building
Review of SP+A 95% C.D. Drawings & Specs Dated 4-27-15**

Per my review of the 95% Construction Documents noted above I offer the following comments:

Specifications:

Deduct Alternates:

Language in the Bid Form and Documents shall specify that the Contractor shall be awarded the Contract based upon the lowest qualified bid that meets, or is below, the Owner's budget considering the following prioritized list:

1. Base Bid.
2. Base Bid + Deduct Alternate #1.
3. Base Bid + Deduct Alternates #1 + #2.
4. Base Bid + Deduct Alternates #1 + #2 + #3.

The alternates are as follows: (Note numbering is different on drawings – please coordinate)

- Deduct Alternate #1: Deletion of East Entrance Canopy & Supports.
- Deduct Alternate #2: Deletion of Westernmost Bay at Living Quarters & Canopy at Western Entrance.
- Deduct Alternate #3: Deletion of Southernmost Apparatus Bay.

Sheet A0.0

- Louver missing from northern gable.
- Enclose or remove purlins from eastern gable.

Sheet C3

- Identify stone wall and length to be certain of scope of work.
- Identify existing D.O.T. fence and provide note to remove at end of project.
- Please justify need for 20,000 gal fire protection tank. There are much smaller tanks in the Town of North Stonington for larger buildings. It is our opinion that the tank is oversized based upon the limited demand of the sprinkler system per Code.
- Please provide explanation of 4" water service from street to 2" reducers at meter to 4" water service to the building. 4" line seems oversized.

Sheet L1

- Landscape Bed Plan: Will daylillies be buried between grasses at eastern wall of building?
- Relocate Flagpole per sketch and delete other flagpole.

Sheet A1.0

-Delete wire mesh partition and door at Rm. 119

Sheet A1.1

-Coordinate door and opening in Room 105 with Sheet A1.0.

Sheet A3.0

-Increase ceiling height to 8'6" in Rooms 144 thru 149 if possible.

-Remove overhanging purlin symbols at eastern wall at admin. wing.

Sheet A4.0

-Raise bottom of siding off grade.

Sheet A5.0

-Section 1 - Do interior CMU walls require footings/haunches?

Sheet A5.1

-Specify and show overhead doors with rails running parallel to roof structure.

Sheet A6.0

-Rigid insulation detail should follow the foundation wall to its termination and wrap over the top into the metal building insulation.

-Please insure that the insulation details meet code especially at intersections of wall/roof/foundation systems and structure. Right now, the insulation details look incomplete.

-Raise the foundation stem wall 8" above grade and siding accordingly.

Sheet A7.0

-Kitchen Layout: Remove Flat Top Grill equipment – Item 2 – leave utilities.

Sheet A7.5

-Delete cabinet shelf beneath lavatories.

Sheet A8.0

-Enhance insulation at exterior door jamb and head details.

Sheet A8.1

- Enhance insulation at exterior window jamb, sill and head details.

Sheet A9.1

-Add FRP at walls and epoxy floor with flashed base at Rooms 144 and 145.

-Add VCT floor at Room 147

Lighting

-Providing lighting at flagpole, building mounted signage at Rocky Hollow Façade, far south end, and site sign lighting near driveway entrance.

Peter J. Springsteel Architect / Owner's Representative

MECHANICAL / ELECTRICAL / PLUMBING

1. HOW ARE THE LIGHTING BROKEN UP IN THE BAYS AND LIVING AREA?
2. REAR MAIN ENTRANCE NEEDS MORE LIGHTING
3. NO LIGHTING TOWARDS PARKING END OF BUILDING
4. NO CATV IN ALL OFFICES
5. OPEN OFFICE SPACE HAS NO VOICE / DATA OUTLET
6. DO NOT SEE A CATV HOOKUP IN THE MULTI-PURPOSE ROOM
7. I DO NOT SEE AN VOICE/DATA DROP IN THE ENGINEER OFFICE
8. I DO NOT SEE A POWER SERVICE TO A SIGN ON THE CORNER OF ROCKY HOLLOW & ROUTE 2
9. GFI RECEPTACLES NEEDED BY THE OUTSIDE CONDENSORS
10. SHOULD THE FRONT OUTSIDE BAY LIGHTS BE MORE DECORATIVE?
11. PER THE CHIEF RESCUE 1 IS THE FORWARD FOURTH BAY. THIS IS FOR THE EXHAUST SYSTEM
12. ALL AIR & POWER DROPS TO VEHICLES MUST BE 10' BACK FROM THE DOORS FROM THE CEILING ON THE LEFT SIDE.
13. A QUESTION ON THE 4" WATER SERVICE COMING FROM THE ROAD GOING TO A 2" METER PIT BACK TO A 4" WATER SERVICE?
14. ALL OUTSIDE MANHOLES MUST BE EXTRA HEAVY DUTY TO SUPPORT TRUCKS PARKING ON IT.
15. AT BATHROOMS, WE NEED TO CONFIRM THAT ONLY "HANDS FREE" ARE THE PUBLIC BATHROOMS NEXT TO THE MULTI PURPOSE ROOM, BUT THE OTHER BATHROOMS ARE MANUAL FLUSH.
16. SILCOCKS NEEDED BY THE AIR CONDENSORS
17. I DO NOT SEE ANY AIR / WATER / VOICE DATA CENTER OF BAYS ON EACH SIDE. THIS WAS DISCUSSED ON AN MEP MEETING WITH S&P
18. FLAMMABLE LIQUIDS STORAGE DOES NEED A VENT AND WHERE
19. IS THE 20,000 GALLON STORAGE TANK REALLY NEEDED FOR THE FIRE SUPPRESSION SYSTEM
20. CONFIRM THE HEIGHT OF THE LIGHT FIXTURES IN THE APPARATUS BAY

21. GARAGE DOOR TRACKS SHOULD FOLLOW THE CEILING TO ALLOW APPARATUS TO MAINTENANCE.
THIS IS ALLOWS THE CABS TO FLIP OPEN

22. REMOVE BOTH FLAG POLES OUTSIDE. INSTALL ONE NEW FLAG POLE. POSSIBLE RELOCATE THE ONE
FLAG POLE CLOSER TO THE REAR MAIN ENTRANCE.FOR FUTURE RELOCATION OF THE FIRE / EMS
MOMUMENT. FLAG POLE NEEDS TO LIGHTED.

5/26/15

Review Construction Documents

Project Manual - Supplemental Instructions

1. Article 9.1 Field Office- space for Contractor, Project Manager, and Clerk of the Works; lovable office inside of trailer
2. telephone - 2 separate lines one contractor, other owner
3. 9.4 also include owner and staff
4. 9.10 heat and AC

Bid Form

Unit Pricing? What is purpose of unit pricing add/deduct for pressure treated blocking at the roof??

Change numbering deduct alternates

Notice of Award

Wrong Notice Still phase 1 RD Instruction 1942-A Guide19 Attach(7)

Where will the Memorial (Monument) be set up? Nothing on the Site Plan Incorporate one flag pole

Site Plan Move stone wall to boundary line. The stone wall interferes with the access to the septic tanks for maintenance

Curtain Drain will silt up if put in as designed. The entire trench walls will have to have filter fabric on them to prevent silting of the stone in the trench. Over time stone will silt in and trench will become useless.

Sidewalk along north side of building has to double as a service road for access to the condensers and delivery to kitchen, materials to the meeting room, service of septic tanks. Suggest a wider paved walkway 6 feet

Side walks along any of the parking areas have not taken into account the car or truck overhang which will reduce the useable width of the sidewalk

Sheet C6 vehicle barrier gate to expensive, use a farm gate from Tractor Supply

A1.0 Move the wall between Rm.117 and Rm.119 4ft to reduce Rm.119

A1.0 Delete the purchase of the convection oven at this time, leave wiring for the future

A1.0 Exterior Doors provide some type of rain protection over the door minimum 3ft x 3ft

A5.0 2 Garage floor is 10 inches under apparatus, There is no indication that if the bay is eliminated that the floor is still 10 inches thick so that when the area is opened up to become a bay, the floor will carry the weight of the truck

A1.0 Redesign Copy work Rm105 and remove wall to storage Rm 104. Add a sink to the work room

A1.0 Manholes throughout the site plan should be extra heavy duty NOT standard grade. Fire trucks are heavy all the time carrying water as well as equipment

Re: Response comments

PETER SPRINGSTEEL [peter.springsteel@snet.net]

Sent: Tuesday, June 09, 2015 1:12 AM

To: David Stein [dstein@silverpetrucelli.com]

Cc: Mark Perkins [perkinslawncare@sbcglobal.net]; Kati Murphy; Joe Cassata [gcassata@nsvfc.org]; Kati Murphy [1katimurphy@gmail.com]

David -

The following decisions were made this evening in reference to your 5/29/15 letter:

1. Confirmed Note 4, although there do not seem to be reference numbers on the drawings corresponding to the hardware schedule in the Technical Specifications.
2. No change in decision - will review 100% documents for completion.
3. Ditto.
4. Ditto.
5. Ditto.
6. Confirmed completed.
7. No change in decision - will review 100% documents for completion.
8. Ditto.
9. Thank you for the clarification. The BC would prefer that condensers be placed two deep in four rows beginning at the Rocky Hollow end of the building (as existing) and spaced with necessary clearance towards the rear.
10. No change in decision - will review 100% documents for completion.
11. Thank you for the clarification. The BC has decided to specify units with **Single Stage Cooling** due to cost considerations.
12. The BC has decided to leave HVAC system as presently designed.
13. No change in decision - will review 100% documents for completion.
14. Outdoor lighting should be added at larger East Portico, not West Portico as stated in the original comment.
15. The BC has decided to eliminate decorative lighting at bays.
16. The BC has decided to specify conduit for future signage lighting to be provided at 3 locations: 1 terminating just inside the property line at the corner of Rocky Hollow Rd and Rt.

2, one just inside the property line at the north side of the main driveway entrance off Rocky Hollow, and at locations on the building facade above the bays on the Rocky Hollow side of the building. The building sign above the bays will consist of individual 3D letters, "NORTH STONINGTON EMERGENCY SERVICES" occupying no more than 60 square feet.

In addition, 2 - 3" dia. Schedule 40 conduit shall be provided from the Electric Rm. crossing the rear driveway for future ground mounted solar array.

17. No change in decision - will review 100% documents for completion. Contract should include relocation of existing monument from front of existing firehouse property and proper concrete foundation.

18. No change in decision - will review 100% documents for completion.

19. Ditto.

20. Thank you for the clarification. Please add large scale fans as requested.

21. No change in decision - will review 100% documents for completion.

22. BC has decided to specify original 3/4" lines with 75' hose reels as originally designed due to cost considerations.

23. No change in decision - will review 100% documents for completion.

24. Ditto.

25. Ditto

26. Ditto.

27. Ditto.

28. Thank you for the clarification.

29. Thank you for the clarification.

30. No change in decision - will review 100% documents for completion.

31. No change in decision - will review 100% documents for completion.

32. Ditto.

33. Ditto.

34.A. Thank you for the explanation - BC agrees to leave existing ceiling heights.

34.B. No change in decision - will review 100% documents for completion.

35. Ditto.

36. Thank you for the clarification.

37. No change in decision - will review 100% documents for completion.

38.A. Ditto.

38.B. Architect drawings & specifications shall meet Building Code requirements.

38.C. No change in decision - will review 100% documents for completion.

39. Ditto.

40. Ditto.

41. Architect drawings & specifications shall meet Building Code requirements.

42. Ditto.

43.A. No change in decision - will review 100% documents for completion. Add FRP at Kitchen walls - provide sheet vinyl at kitchen floor flashed up walls 6".

43.B. No change in decision - will review 100% documents for completion.

44. Ditto.

45. Thank you for the clarification.

46. No change in decision - will review 100% documents for completion.

47. Ditto.

48. Ditto.

49. Ditto.

50. Ditto.

51. Ditto.

52. Ditto.

53. Ditto.

54. BC decided to eliminate decorative lights.

55. No change in decision - will review 100% documents for completion. Forward bay is the east facing bay. Please number bays for reference.
56. No change in decision - will review 100% documents for completion.
57. Thank you for the clarification.
58. H2O loading is adequate per discussion with Don Smith. Extra Heavy Duty is not required.
59. No change in decision - will review 100% documents for completion.
60. Ditto.
61. BC decided that 4 locations are needed for compressed air/voice/data stations, one at each end of apparatus bays and one at front and rear of apparatus bays between center doors. Water as presently designed.
62. Flammable liquids storage is 45 Gallon "Justrite" cabinet (provided by Owner) to be placed on the exterior wall of Rm. 154, vented through wall, and properly grounded.
63. Thank you for the clarification.
64. Thank you for the clarification. BC decided that exterior rows of lights should be shifted to ceiling between bays, front & back. This will require 2 additional fixtures and will avoid conflicts with the overhead doors.
65. No change in decision - will review 100% documents for completion.
66. Ditto.
67. Ditto.
68. Ditto.
69. Ditto.
70. Ditto - needs to be sent to USDA asap.
71. Ditto.
72. Ditto.
73. BC decided that stone wall should remain in originally designed location and configuration.
74. No change in decision - will review 100% documents for completion.

76. Side walks along any of the parking areas have not taken into account the car or truck overhang which will reduce the useable width of the sidewalk

76A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.

77. Sheet C6 vehicle barrier gate to expensive, use a farm gate from Tractor Supply

77A. ARCHITECTS RESPONSE: Item is under review and will be addressed by design team.

78. A1.0 Move the wall between Rm. 117 and Rm. 119 4ft to reduce Rm. 119

78A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents

79. A1.0 Delete the purchase of the convection oven at this time, leave wiring for the future

79A. ARCHITECTS RESPONSE: Comment addressed and will be reflected in 100% CD/Bid Documents

80. A1.0 Exterior Doors provide some type of rain protection over the door minimum 3ft x 3ft
80A. ARCHITECTS RESPONSE: SPA would advise against providing small canopies at all exterior doors for the following reasons;

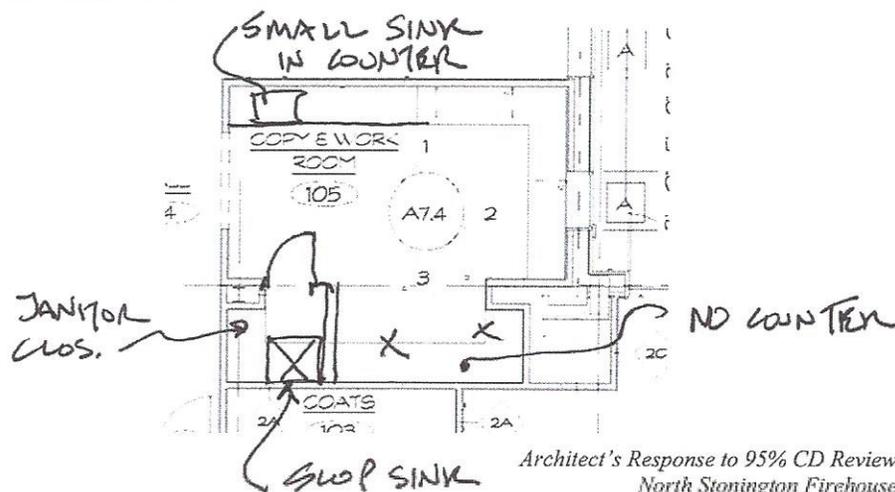
- Canopies are already being provided at (2) main entrances as alternates, these are the main entries/exits
- Additional canopies of this size will increase construction cost without providing much benefit.
- Additional canopies will require P&Z review and approval

81. A5.0 Garage floor is 10 inches under apparatus, There is no indication that if the bay is eliminated that the floor is still 10 inches thick so that when the area is opening up to become a bay, the floor will carry the weight of the truck

81A. ARCHITECTS RESPONSE: This slab thicknesses are defined in the structural documents for both the base bid and add alternate. In the alternate, the slab beneath storage/utility area is 5", is the desire to make this a 10" slab for potential, future expansion? Please note that if this is the intent, this slab will not be pitched or drained.

82. Redesign Copy work Rm105 and remove wall to storage Rm 104. Add a sink to the work room

82A. ARCHITECTS RESPONSE: See sketch below – advise if acceptable and provide preferred sink location.



75. In discussion with Don Smith, it was decided to provide 5 foot wide concrete sidewalk pulled away from the building as necessary with a 3 foot parallel strip of grass pavers to support occasional vehicle loads.

76. BC decided that five foot wide sidewalks, parking with no wheelstops are acceptable.

77. Please confirm DOT requirements, if any, otherwise provide two bollards with chain.

78. No change in decision - will review 100% documents for completion.

79. Ditto.

80. BC decided no additional rain protection is required at exterior doors.

81. BC decided that slab configuration shall remain as originally designed.

82. See revised sketch (attached).

83. H2O loading only required, no extra heavy duty ratings required.

84. Owner shall provide washer/dryer units in Laundry Room.

85. SCBA compressor shall be located on the west wall and vented through the south wall of the SCBA Room. The station compressor shall be located on the Mezzanine.

Additional Comments:

86. Generator shall be powered by diesel fuel.

87. Infiltrators located in training area do not appear to have adequate cover based upon the manufacturer's recommendations to achieve H2O loading beneath an unpaved surface.

88. Provide a wall mounted Emergency Pull Box w/ blue light beacon and dedicated telephone line adjacent to the Rocky Hollow main entrance.

Peter

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