

**City of Stamford  
School Building Committee**

SBC Meeting Minutes of May 18, 2015  
Government Center Room, 7-H

**Committee Members:**

Polly Rauh, Board of Reps  
David Woods, Planning Board Designee  
Nancy Ormsby, Architect  
Robert DeMarco, Building Official  
Lou Casolo, City Engineer  
Richard Lyons, Board of Education (part-time)

**Presenter:**

Jeff Pardo, Engineering

**Architectural Woodwork Restoration and Partial Roof Replacement at KT Murphy Elementary School**

Meeting called to order at 11:03 AM by Robert DeMarco.

Jeff Pardo began by saying this work is for KT Murphy Roof Replacement and Wood Trim Restoration on just the original building, not the entire school. The building is comprised of the two flat areas and a gable section in the center. The shingles were replaced in 2000, but some of them are starting to fail. The scope is just going to address areas that are failing. It's supposed to have a 40-year warranty. The flat roofs are stone ballasted. They have asbestos flashing all around the perimeter and metal coping on the top. All will be replaced, including flashing into the asphalt shingles.

Scope will also address all the wood trim at the Portico. That was going to be repaired by Sal, the BOE carpenter, but it's beyond his capabilities.

Roof project should cost no more than \$50K.

Portico wood restoration will probably cost \$250K.

Part of the cupola scope is to have the lead paint abated. Jeff and the Architect were considering replacing the dome. They're not sure if there is copper underneath. Architect thinks it might be tin, because it's starting to rust. If it were copper, it would be turning green. Not sure if we can replace the trim directly underneath without taking it off. It's welded together. It's in good condition. The louvers at cupola are going to be restored. The dentil moldings are going to be restored using the same wood materials.

The shingle loss is from poor attic insulation and high winds. Jeff sent two shingles to the manufacturer, because of the 40-year warranty. They wrote back that their product isn't failing; it's the installation failing. Using the same architect that specified that 2000 replacement job; he's doing this project of just spot repairs. Stripping the existing roof down to the deck, abating the flashing around the parapet; is typical of roof projects. The flat older roofs have a hazmat drawing that addresses the lead paint and the asbestos flashing.

We are planning to do this over summer break and there are no activities scheduled.

This is a State grant funded project. It is being reviewed by the State now. There is probably going to be an internal State review. Jeff asked them how quickly they could do it, due to the condition of the roof and the summer window. AFB and OPM agreed to not wait until grant approval because it's only 28% of \$250K. Some of this work is probably not eligible anyway, such as the wood restoration.

Nancy asked if this has to be approved by HPAC because of the building's age, even though it's not changing the look of the building. Lou Casolo suggested it would be good to go to HPAC and show them what we are doing. Jeff/Lou can go before HPAC at the next meeting in a month, if requested. Lou will send it to Lynn, saying we are planning this project for this summer, and this is for your information.

Motion made to approve the project as designed for construction this summer. Properly seconded.

All voted in favor.

Motion to adjourn, properly seconded. Meeting adjourned at 11:18 AM.

Minutes prepared by SP/NO