

STATE PROPERTIES REVIEW BOARD

Minutes of Meeting Held On January 9, 2014 State Office Building, Hartford, Connecticut

The State Properties Review Board held its regularly scheduled meeting on January 9, 2014 in the State Office Building.

Members Present: Edwin S. Greenberg, Chairman
Bennett Millstein, Vice Chairman
Bruce Josephy, Secretary
Mark A. Norman
Pasquale A. Pepe
John P. Valengavich

Staff Present: Brian A. Dillon, Director
Mary Goodhouse, Real Estate Examiner

Chairman Greenberg called the meeting to order.

Mr. Josephy moved and Mr. Norman seconded a motion to enter into Open Session. The motion passed unanimously.

OPEN SESSION

ACCEPTANCE OF MINUTES OF JANUARY 2, 2014. Mr. Norman moved and Mr. Josephy seconded a motion to approve the minutes of January 2, 2014. The motion passed unanimously.

COMMUNICATIONS

Department of Transportation Report of Property Acquisitions. As required by CGS Section 13a-73(h), the Board received a report from DOT dated January 6, 2014 listing property acquisitions, not in excess of \$5,000, processed during the month of December 2013.

REAL ESTATE- UNFINISHED BUSINESS

Mr. Josephy moved and Mr. Norman seconded a motion to go out of Open Session into Executive Session. The motion passed unanimously.

EXECUTIVE SESSION

PRB # 13-258-A **Transaction/Contract Type:** AG / Purchase of Develop. Rights
Origin/Client: DOA / DOA

Statutory Disclosure Exemptions: 1-200(6)(D) & 1-210(b)(7)

The Board commenced discussion of the proposed purchase at 10:38 a.m. and concluded at 10:56 a.m.

Mr. Josephy moved and Mr. Norman seconded a motion to go out of Executive Session into Open Session. The motion passed unanimously.

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OPEN SESSION

REAL ESTATE- NEW BUSINESS

ARCHITECT-ENGINEER - UNFINISHED BUSINESS

ARCHITECT-ENGINEER – NEW BUSINESS

PRB# 14-001 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0022
Consultant: Alfred Benesch & Company, Inc.
Project Purpose: On-Call Contract Amendment
Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

PRB# 14-002 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0023
Consultant: BVH Integrated Services, P.C.
Project Purpose: On-Call Contract Amendment
Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

PRB# 14-003 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0024
Consultant: GM2 Associates, Inc.
Project Purpose: On-Call Contract Amendment
Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

PRB# 14-004 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0025
Consultant: BL Companies Connecticut, Inc.
Project Purpose: On-Call Contract Amendment
Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

PRB# 14-005 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0026
Consultant: Fuss & O’Neill, Inc.
Project Purpose: On-Call Contract Amendment
Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

PRB# 14-006 **Transaction/Contract Type:** “On-Call”
Origin/Client: DCS /DCS **Contract:** OC-DCS-MDE-0027
Consultant: Fay, Spofford & Thorndike of Connecticut, LLC

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Project Purpose: On-Call Contract Amendment

Item Purpose: Contract amendment to increase the maximum not to exceed fee from \$500,000 to \$750,000, so that these firms can provide continued services to the State of Connecticut under its existing Multi-discipline Engineering Services Contract.

Staff reported that this is the 11th series of On-Call Multi-Disciplinary Engineering (“MDE”) Consulting Service Contracts awarded by the Department of Construction Services (“DCS”). The six On-Call Contracts that are the subject of this proposal have a maximum total cumulative fee of \$500,000 per contract and a common expiration date of 7/14/2014. These contracts were extended by the Department of Construction Services for an additional 24-month period in July 2012.

DCS is amending the contracts to increase the threshold ceiling value for all of these on-call firms from \$500,000 to \$750,000. All of the other contract terms will remain the same.

In addition these contract amendments incorporate the following changes:

- #14-001: The amendment also includes revised indemnification language which is required under the previous assumption of contracts as part of the firm’s acquisition of James Purcell and Associates.
- #14-002: The amendment also includes the name change of BVH from an “incorporated” entity to “Professional Corporation”.

Staff recommended the approval of the contract amendments for OC-DCS-MDE-0022 through OC-DCS-MDE-0027 to allow for the contract threshold value to be raised from \$500,000 to \$750,000 while maintaining the common expiration date of 7/14/2014.

OTHER BUSINESS

The Board took the following votes in Open Session:

PRB FILE #13-258-A – Mr. Norman moved and Mr. Valengavich seconded a motion to approve PRB File #13-258-A. The motion passed unanimously.

PRB FILES #14-001 through #14-006 – Mr. Valengavich moved and Mr. Norman seconded a motion to approve PRB Files #14-001 through #14-006. The motion passed unanimously.

The meeting adjourned.

APPROVED: _____ **Date:** _____
Bruce Josephy, Secretary