



TOWN OF GREENWICH

Old Greenwich School Building Committee

Tuesday, April 18, 2023

7:00 am

Old Greenwich School and via Zoom

Meeting Notes

Committee Roster

Name	Present	Absent
Voting Members		
James Waters (Chair)	P	
Jackie Welsh (Vice Chair)	Zoom	
Barbara O'Neill (Secretary)	P	
Jason Brown		A
Cristina Dawson	P	
Leigh Erin Izzo	Zoom	
Leander Krueger	P	
Stephen Selbst (BET Rep)	P	
Michael Joseph Mercanti-Anthony (BOE Rep)	Zoom	
Ex Officio Members		
Jennifer Bencivengo (Principal)	P	
Janet Stone McGuigan (BOS)	P	
Molly Saleeby (RTM)	P	
John Vallerie (DPW)		A
Peter Lowe (P&Z)	P	
Liaisons		
Peter Schweinfurth (Liaison, EMAC)	P	
Alan Gunzburg (Liaison, FSAC4PWD)	Zoom	
Project Team		
Lawrence Rosati (Morganti Group)	Zoom	
David Stein (Silver Petrucelli & Associates)	Zoom	
Paul Jorgensen (Silver Petrucelli & Associates)	Zoom	
Amanda Cleveland (Silver Petrucelli & Associates)	Zoom	
Dean Petrucelli (Silver Petrucelli & Associates)	Zoom	
Guests		
Dan Watson (GPS Facilities Director)	Zoom	

Agenda Item	TOPIC	Description
1.00	Call to Order	<ul style="list-style-type: none"> Meeting was called to order at 7:05 am
2.00	Housekeeping	<ul style="list-style-type: none"> Chair asked members to review and comment on task organization document, to be finalized in coming weeks Discussion that OGSBC not really using its “subcommittees” and that perhaps an alternative structure, where roles/responsibilities set for each member, may be more useful to make it more consistent with the workflow and schedule of the committee Motion to disband subcommittees from Stephen Selbst, second Leander Krueger, vote 8-0-0
3.00	Approve minutes from March 21(x2), 24, 28, 29(x2) and April 3,4 meetings	<ul style="list-style-type: none"> Motion by Leander Krueger, second Stephen Selbst, Vote 8-0-0
4.00	Project Updates	<ul style="list-style-type: none"> Morganti spoke about the work SP+A and Langan did at the school week of April 10, to include documenting existing conditions, measuring items for ADA compliance, sampling existing materials inside and outside the building. SP+A noted Langan did extensive samplings to be safe, recommending that we hold off on testing (and added expense) until first batch of tests come back Langan found multiple ceiling systems during sampling. SP+A noted around 200 additional samples may be required which will have additional costs SP+A stated last week’s visit was productive and will be out again to continue to document conditions SP+A stated they know what is needed for ADA compliance and have reviewed 90% of the building and noted that they are trying to understand how many windows and moldings will be replaced and stay within budget SP+A reported that the survey was completed, with report expected next week SP+A stated that an assessment of the sewers was not done last week, they are waiting on the survey to be done and then establish the process that will follow
	a. Schematic Design update & schedule	
	b. Municipal improvement update	<ul style="list-style-type: none"> The BOS voted unanimously on April 13 for OGS renovation to start municipal improvement process Morganti noted Pre-P&Z requirements have been established and the application form was shared with the committee and SP+A. Morganti noted that the Pre-P&Z application is substantially an SP+A deliverable based on the Town’s form dictating what needs to be included
	c. Discuss neighbor/community engagement session	<ul style="list-style-type: none"> The meeting was posted, and a letter was sent to the abutting neighbors The public presentation should be in line with the teacher presentation with a focus on asking the neighbors for their input SP+A is to provide a preview of the slide show by Friday for the committee to review

	d. Discuss CMR interviews	<ul style="list-style-type: none"> • The CMR interviews are Wednesday 4/19 at 6pm • Candidates will do a presentation followed by Q&A
	e. Discuss funding provided by BET	<ul style="list-style-type: none"> • Stephen Selbst elaborated on the conditions set by the BET on the funds approved • The BET approved hiring an independent cost estimator, it will go out to bid. Morganti will provide the committee some names of estimating firms • Chair asked all to start to think about funds the BET approved and how/whether they might be spent without adding to cost and to be sure in line with current renovation plans
5.00	Update on Finances	<ul style="list-style-type: none"> • Discussion and vote on legal invoice deferred to April 25 meeting
	a. Discuss and vote on legal invoice.	
6.00	Update on Public Relations	<ul style="list-style-type: none"> • Motion to take up OGSBC quarterly report to RTM by Leander Krueger, second from Stephen Selbst, Vote 8-0-0 • Molly Saleeby walked through the quarterly report that had been drafted, edited, and sent in advance of the meeting • Motion to approve OGSBC quarterly report to RTM by Stephen Selbst, second from Leander Krueger, Vote 8-0-0
	a. Upcoming PR efforts	
7.00	Adjourn	<ul style="list-style-type: none"> • 8:18am Motion to Adjourn from Stephen Selbst, second Leander Krueger