



Central Middle School Building Committee

Meeting Minutes

MEETING DETAILS

Meeting Number	24-029
Purpose	Weekly Meeting
Meeting Date	5/14/24
Meeting Time	8:00 AM
Location	Town Hall Meeting Room

Attendee	Committee Members	Attendance
Chairman	Tony Turner	DRC – Member, Sub-Committee Communications Member Present - in person
Vice Chairman	Clare Kilgallen	DRC – Member, Sub-Committee Communications Member Present - in person
Secretary	Christina Poccia	DRC – Member Present - virtual
	Todd Klair	Left @ 9:00am Present - virtual
	Joe Rossetti	DRC – Member - Present - in person
	Josh Caspi	Left at 9:07am Present - virtual
	Jan Rogers Kniffen	Present - virtual
BET Rep	Harry Fisher	Present - in person
BOE Rep	Laura Kostin	DRC – Member, Sub-Committee Communications Member Present - virtual

Attendee	Ex-Officio Members	Attendance
BoS Rep, <i>ex-officio</i>	Lauren Rabin	Sub-Committee Communications Interim Chair Present - virtual
DPW rep, <i>ex-officio</i>	Michael Kiselak	Present - virtual
Dr. Toni Jones rep, <i>ex-officio</i>	Daniel Watson	DRC – Member Absent
P&Z rep, <i>ex-officio</i>	Dennis Yeskey	Present - virtual
FSAC for People w/ Disabilities RTM Rep	Steph Cowie	DRC – Member, Sub-Committee Communications Member Present - In person
Neighborhood Liaison	Rachel Stockman Koven	Absent
Neighborhood Liaison	Warren Silver	Absent
Neighborhood Liaison	Susan Rudolph	Present - virtual

Attendee	Meeting Attendees	Attendance
Owners Rep	Jim Giuliano	Present - in person
SLAM	Jim Hoagland	Present - virtual
SLAM	Kemp Morhardt	Present - virtual
CSG	Samantha D'Agostino	Present - virtual
SLAM	Stephen Martocchio	Present - virtual
Turner Construction	Tim Klepps	Present - virtual
CMS Principal	Tom Healy	Present - virtual

Agenda Item	Topic	Description
1.00	Call to Order	Mr. Tony Turner called the meeting to order, 8:03am
2.00	Chairman's Remarks	State Representative Arzeno spoke to the application for reimbursement to be granted from the state. He confirmed that we were granted the priority list, the state accepted our space waiver and increased our percentage from 10% to 20%. State Representative Rachel Khanna and State Representative Meskers all spoke to the hard work and accomplishments in moving forward the project with the state. CMSBC and the community are very grateful for all the hard work and positive advocacy of the project.
3.00	Potential Agenda Item	Proposed new item 4 to be added to agenda, vote on the potential chair elect and then to note that date of resignation of current chair, moved by Ms. Steph Cowie and seconded by Mr. Harry Fisher
3.00	Vote	Motion does not carry 5-4-0
4.00	Board of Ed Chair	Board of Ed Chair, Ms. Karen Kowalsky spoke to the committee to urge the commitment to a seamless transition to a new chair and to convey a definitive date for the resignation of the current chair. Ms. Karen Kowalsky thanked Mr. Tony Turner for all his hard work on the committee thus far, it has been appreciated.
5.00	Chairman's Remarks	Mr. Tony Turner said he estimates his role as chair will extend to the beginning of July / end of June.
6.00	Housekeeping	Tree hearing to be 5/15 at 11 am and it is encouraged for the committee members to attend
6.01	Housekeeping	ARC meeting will be held tomorrow night, 5/15
7.00	Motion – Meeting Minutes	None received

8.00	Transition plan for Owners Rep	SLAM, Turner, CSG and JLL met to discuss transition plan. Goal is to delineate scope of services. Changing and shifting the meeting mangement discussed. Tue regular meeting being shifted in process and procedure. The RFP contemplated a 60 day transition.
8.01	Transition plan for Owners Rep	JLL shared that starting on Friday, the briefing packet will be circulated by them.
9.00	CSG Update - Fields	Fields are acceptable to play.
9.01	CSG Update - Fields	\$5,489,089 is left in contingency as per CSG
9.02	Emergency Irrigation	Moved by Ms. Clare Kilgallen to extend the emergency irrigation services from May 10- to May 17, seconded by Mr. Harry Fisher.
9.03	Vote	7-0-0 (Mr. Todd Klair and Mr. Josh Caspi absent)
9.04	Tom Irwin's Proposal	Ms. Clare Kilgallen moved to approve as presented by CSG to authorize the Greenwich Tom Irwin's proposal dated May 13, 2024 and issue a purchase order in the amount of \$1,288.66 for the purchasing of Vivax Plus Fertilizer for the repaired sod areas at the Central Middle School Athletic Fields, seconded by Mr. Tony Turner
9.05	Vote	7-0-0 (Mr. Todd Klair and Mr. Josh Caspi absent)
9.06	Tom Irwin's Proposal	Mr. Harry Fisher moved to authorize CMS Tom Irwins \$9k proposal, seconded by Mr. Joe Rosetti
9.07	Vote	4-3-0 Passed (Mr. Todd Klair and Mr. Josh Caspi absent)
9.08	Tom Irwin Proposal	Moved by Mr. Tony Turner to approve Tom Irwin's proposal to cover the wetting agen, seconded by Mr. Joe Rosetti
9.09	Vote	6-0-1 (Mr. Todd Klair and Mr. Josh Caspi absent, Ms. Clare Kilgallen abstained)
10.00	Early Bid Package	CSG to meet with the State this week to discuss the early bid package.
10.01	Early Bid Package	Mr. Harry Fisher moved to approve the Professional Team, Turner/SLAM/CSG/JLL, to proceed with an Early Purchasing Phase for the specific MEP Equipment motioned & approved at the Tuesday May 7, 2024 GCMS BC Meeting and as included in Section 5 – Early Long-Lead Buyout & Engineering of the GCMS Reconciled Design Development Estimate dated 1/19/24. Note: this approves the bidding process and a subsequent motion & approval will be required after bids are received and prior to bid package award, subcontract/vendor contract agreement and engineering/submittal phase. All Early Purchasing Phase costs will become part of the Final GMP and will be invoiced by, and paid to, Turner Construction. Ms. Clare Kilgallen seconded.
10.02	Vote	8-0-0 (Mr. Josh Caspi absent)
11.00	DRC Updated	SLAM presented some additional design options for the exterior of the building. Massing will stay with the current design.
12.00	P&Z and ARC	P&Z and ARC will need to have a decision on materials today to present.
12.01	P&Z and ARC	CMSBC to go to ARC showing the brown, but we will show the other color options.
12.02	P&Z and ARC	Ms. Christina Poccia moved to approve the letter to file with the ARC, in response to the presentation., seconded by Ms. Clare Kilgallen
12.03	Vote	7-0-0 (Mr. Tony Turner and Mr. Josh Caspi absent)
13.00	New Business	Ms. Christina Poccia moved to add to the agenda for May 21st meeting the the potential nominations for an incoming chair provided that the the potential candidates circulate their commitment to the position and why they would like the seat to the committee Ms. Clare Kilgallen seconds
13.01	Vote	5-1-0 (Mr. Tony Turner, Mr. Josh Caspi and Mr. Todd Klair absent)
14.00	Pending Invoices	Pending invoices will carry to the next meeting
15.00	Next meeting	Next regular meeting will be May 21, 2024
16.00	Motion to Adjourn	Motion to adjourn made by Mr. Harry Fisher seconded by Ms. Clare Kilgallen in favor, it was unanimous.
16.01	Adjourn	6-0-0 The meeting adjourned without objection at 9:40AM



Prepared by:

Christina Poccia, Secretary
Central Middle School Building Committee