



Central Middle School Building Committee

DRAFT

Meeting Minutes

MEETING DETAILS

Meeting Number	24-033
Purpose	Weekly Meeting
Meeting Date	6/11/24
Meeting Time	8:00 AM
Location	Town Hall Meeting Room

Attendee	Committee Members	Attendance
Chairman	Tony Turner	DRC – Member Present - in person
Vice Chairman	Clare Kilgallen	DRC – Member, Sub-Committee Communications Member Present - virtual
Secretary	Christina Poccia	DRC – Member Present - virtual
	Todd Klair	Left @ 9:00am Present - virtual
	Joe Rossetti	DRC – Member Present - virtual
	Josh Caspi	Arrived at 8:10am Left @ 9:00am Present - virtual
	Jan Rogers Kniffen	Present - virtual
BET Rep	Harry Fisher	Left @ 9:5am Present - in person
BOE Rep	Laura Kostin	DRC – Member, Sub-Committee Communications Member Left @ 9:5am Present - virtual

Attendee	Ex-Officio Members	Attendance
BoS Rep, ex-officio	Lauren Rabin	Sub-Committee Communications Interim Chair Left at 9:00am Present - virtual
DPW rep, ex-officio	Michael Kiselak	Absent
Dr. Toni Jones rep, ex-officio	Daniel Watson	DRC – Member Present - virtual
P&Z rep, ex-officio	Dennis Yeskey	Absent
FSAC for People w/ Disabilities RTM Rep	Steph Cowie	DRC – Member, Sub-Committee Communications Member Present - virtual
Neighborhood Liaison	Rachel Stockman Koven	Absent
Neighborhood Liaison	Warren Silver	Present - virtual
Neighborhood Liaison	Susan Rudolph	Present - virtual

Attendee	Meeting Attendees	Attendance
Owners Rep	Jim Giuliano	Present - in person
CSG	Samantha D'Agostino	Present - virtual
SLAM	Jim Hoagland	Present - virtual
SLAM	Kemp Morhardt	Present - virtual
SLAM	Stephen Martocchio	Present - virtual
Turner Constr.	Tim Klepps	Present - virtual
CMS Principal	Tom Healy	Present - virtual
JLL	Peter Rader	Present - in person
JLL	Jose Cardoso, Jr.	Present - in person

Agenda Item	Topic	Description
1.00	Call to Order	Mr. Tony Turner called the meeting to order, 8:05am
2.00	Housekeeping	None
3.00	Approval of Minutes	Ms. Clare Kilgallen moved to approve 6/4/24, 5/28/24, seconded by Mr. Tony Tuner
3.01	Vote	8-0-0 Passed (Mr. Josh Caspi absent)
4.00	Chairman's Remarks	None
4.01	JLL Transition	Updated matrix circulated to the team.
4.02	JLL Transition	Transition documents should reflect dates.
4.03	CSG June Hours	Ms. Laura Kostin 137 hours for CSG for June and seconded by Ms. Clare Kilgallen
4.04	Vote	8-0-1 (Mr. Tony Turner abstained)
4.05	SLAM - PCR	1st Phase state approval to get signatures to start this process with the state.
5.00	SLAM - PCR	BOE sign off on PCR will be needed by 6/19/24, Ms. Laura Kostin is aware.
5.00	Regulatory Working Group - Update	Regulatory Working Group, Dennis Yeskey, Steph Cowie and Clare Kilgallen. Highly anticipating a positive vote at this evening's meeting for P and Z. There are no material votes coming up after this evening's meeting. They will vote at the end of the meeting and not after the discussion of item 6.
5.01	Early Procurement Package	Turner is waiting on the list from SLAM to include in the early bird package. Turner asked for an updated proposal per JLL's request. The CMSBC are asked to add two items to the early bidding package.
5.03	Early Procurement Package	Mr. Tony Turner moved to approve the addition of N&E Branch Circuit Panels (\$54,000) and Enclosed switches (\$22,000) Mr. Joe Rossetti seconded.
5.04	Vote	9-0-0 Voice vote
5.05		

Proposed Equipment Bid Packages

Equipment	Lead Time	Current DD Budget
RTUs	22-35 Weeks	\$470,000
DOAS Units	36-42 Weeks	\$870,000
Chillers	34-40 Weeks	\$790,000
Boilers	18-32 Weeks	\$90,000
Transformers	14-24 Weeks	\$140,000
Distribution Panels	44-50 Weeks	\$45,000
Switchgear & Switchboards	54-60 Weeks	\$165,000
ATs	20-50 Weeks	\$33,000
Generator	45-60 Weeks	\$215,000
N & E Branch Circuit Panels	30-40 Weeks	\$54,000
Enclosed Switches	30-40 Weeks	\$22,000

6.00

6.01 CSG Weekly Report

6.02 CSG Weekly Report

7.00 CSG Weekly Report

7.02 CSG Budget

7.03 CSG Payment Request

10.00 Next CMS Building Committee meeting

11.00 Adjourn

Project # was assigned by OSCGR

Mr. Dan Watson confirmed they are trying to standardize across the destruction.

CSG will submit the letter to help standardization for the hardware. We should work to flush out any of these issues now before going to the state.

Solar panels for the property are not included in the current budget. If we want to include them and the funding needs to come from the building committee we will need to include this in July. If the town is going to fund this then it would have to be decided in 2025-2026.

Mr. Tony Turner SLAM Invoice 6/6/24 - \$333,782.31, SLAM Invoice

6/6/24 1041125 \$32,972.00, CSG 6/1/24 22019-19 \$26,147.50,

second Ms. Clare Kilgallen

7-0-0 (Mr. Todd Klair, Mr. Josh Capit absent)

In eligible costs - JLL contract, Contingency and Legal costs for reimbursement from from the state.

June 18 @ 8:00am

Mr. Tony Turner moved to adjourn the meeting and seconded by Mr. Joe Rosetti meeting adjourned at 9:09am - 6-0-0 Passed

Prepared by:

Christina Poccia, Secretary

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