



Meeting Minutes

**MEETING DETAILS**

Meeting Number	24-036		
Purpose	Weekly Meeting		
Meeting Date	7/2/24		
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 - in person
Secretary	Christina Poccia	DRC – Member	Present - virtual
	Todd Klair		Present - virtual
	Joe Rossetti	DRC – Member	Absent
	Josh Caspi		Absent
	Jan Rogers Kniffen		Absent
BET Rep	Harry Fisher		Present - virtual
BOE Rep	Laura Kostin	DRC – Member, Sub-Committee Communications Member Left @ 8:18 PM left	Present - in person

Attendee	Ex-Officio Members		Attendance
BoS Rep, <i>ex-officio</i>	Lauren Rabin	Sub-Committee Communications Interim Chair Left at 9:00am	Present - virtual
DPW rep, <i>ex-officio</i>	Michael Kiselak		Present - virtual
Dr. Toni Jones rep, <i>ex-officio</i>	Daniel Watson	DRC – Member	Present - virtual
P&Z rep, <i>ex-officio</i>	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		Absent
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			Present - virtual
	Tom Healy		
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	May 7th motion was called into question by Ms. Clare Kilgallen and will need to be amended per the town attorneys direction as the motion we passed on May 7th was not in legal order and will need to be revised as it pertains to process and procedures.
2.01	Housekeeping	Mr. Tony Turner confirmed that he will be stepping down as of July 12th at 5:00 pm chair.
2.02	Housekeeping	Vice chair will operate as chair until a new chair is elected. CMSBC can not elect a new chair until there is a vacancy of the seat.
2.03	Housekeeping	Field repair, Owners Rep, Turner Construction, Fulfillment of the landscaping requirements are the line items that are being pulled out of contingency and were not drawing in budget. CMSBC should pay particular attention to.
2.04	Housekeeping	Ms. Clare Kilgallen moved to add to the agenda to ratify all votes taken on June 4, June 11, June 18, and June 25 seconded by Mr. Tony Turner
2.05	Housekeeping - Vote	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)

2.06 Housekeeping	Mr. Clare Kilgallen moved to ratify the votes taken on June 4, June 11, June 18, and June 25 meetings, seconded by Mr. Harry Fisher .
2.07 Housekeeping - Vote	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)
3.00 Tree Warden Meeting	Next meeting will be added for July 14th to meet with the tree warden.
4.00 Tree Plantings	Mr. Todd Klare moved to add to the agenda to accept the estimated costs \$135,000 by Turner for hand digging an air spade.
4.01 Vote	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)
4.03 Tree Plantings	Ms. Laura Kostin moved to discuss to accept the estimated costs \$135,000 by Turner for hand digging an air spade., seconded by Ms. Clare Kilgallen
4.04 Vote	6-0-1 (Ms. Christina Poccia abstained, Mr. Josh Caspi and Mr. Joe Rosetti absent)
5.00 Housekeeping	Mr. Tony Turner moved to re-order agenda item 7a to be considered after 5a in the agenda. Seconded by Ms. Christina Poccia
5.01 Housekeeping - Vote	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)
6.00 Approval of Minutes	Nothing to Approve
7.00 Transition Plan	JLL was at the meeting for the transition of the owners rep. CSG confirmed that they will continue to operate as the contract in place. CSG stated they will not operate in a different capacity until their contract is amended.
7.01 Transition Plan	Ms. Laura Rabin requested that the working group to discussions be known to the group for time and place and who is in attendance. If vendors are being requested to attend a meeting they need ample time prior to the meeting to prepare for the meeting
7.02 Transition Plan	Mr. Tony Turner moved to discuss the motion to "effective immediately JLL will be the lead Owners rep and CSG will seconded by Ms. Clare Kilgallen
7.03 Transition Plan	Ms. Clare Kilgallen moved to amend to CSG scope of services to all regulatory filings with the state reimbursement and construction grant seconded by Mr. Todd Klair
7.04 Amendment Passes	6-0-1 (Ms. Clare Kilgallen abstained, Mr. Josh Caspi and Mr. Joe Rosetti absent)
7.05 Transition Plan	JLL is the lead OR and PM and scope of work is limited to pass for approval to submit and the committee request a cost proposal for the remaining work on or before July 19th
7.06 Transition Plan	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)
7.07 Transition Plan	CMSBC to request additional proposal from JLL for the same scope of work for the same scope of work on or before July 19th moved by Tony Turner and Mr. Todd Klair seconded.
7.08 Transition Plan	Requests a cost proposal from JLI for the remaining state regulatory filing and reports in the attached document on or before July 19th
7.09 Transition Plan	3-3-1 (Mr. Harry Fisher, Ms. Clare Kilgallen, and Mr. Jan Rogers Kniffen voted no, Ms. Laura Kostin abstained, Mr. Josh Caspi and Mr. Joe Rosetti absent)
8.00 TT Structural Assessment	Circulated to the committee on Monday 7/1/24, for the TT proposal for the structural assessment. for \$9,500.00
8.01 TT Structural Assessment	Mr. Tony Turner moved to approve the Thornton Tomasetti proposal for structural assessment in the amount of \$9,500. seconded by Mr. Todd Klair
8.02 TT Structural Assessment	Ms. Clare Kilgallen moved to amend the amendment to include the approval of Mr. Dan Watson and Dr. Toni Jones before approval. Seconded by Ms. Laura Kostin.
8.03 TT Structural Assessment	Mr. Tony Turner confirmed he agrees with the amendment.
8.04 TT Structural Assessment	Mr. Tony Turner moved to approve the TT proposal for structural assessment in the amount of \$9,500 as long as Mr. Dan Watson and Dr. Jones approves. seconded by Mr. Todd Klair
8.05 Vote	7-0-0 (Mr. Josh Caspi and Mr. Joe Rosetti absent)
9.00 CSG Update	Refer to scorecard
10.00 Regulatory group	ARC approval granted, with the exception of signage.
11.00 Tree Warden Update	Tree warden meeting to take place next week
12.00 New Business	Meeting with Treewarden this Friday at 11am. Objective is to present to him list of detailed equipment and specifications with a cost. The goal is to get the cost down.
13.00 Next CMS Building Committee meeting	July 12 @ 8:00am, to select a new chair
14.00 Adjourn	Mr. Tony Turner moved to adjourn the meeting and seconded by Ms. Laura Kostin meeting adjourned at 9:52 am - 6-0-0 Passed



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**Prepared by:**

Christina Poccia, Secretary

Central Middle School Building Committee