



# TOWN OF GREENWICH

## Old Greenwich School Building Committee

Tuesday, May 20, 2025

7:00am

Old Greenwich School Media Center and via Zoom

### Meeting Notes

Committee Roster	Present	Absent
<b>Voting Members</b>		
James Waters (Chair)	P	
Jackie Welsh (Vice Chair)	Zoom	
Barbara O'Neill (Secretary)	Zoom	
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	
<b>Ex Officio Members</b>		
Jennifer Bencivengo (Principal)	Zoom	
Janet Stone McGuigan (BOS)	Zoom	
Molly Saleeby (RTM)	P	
Peter Robinson (DPW)	Zoom	
Peter Lowe (P&Z)	P	
<b>Liaisons</b>		
Peter Schweinfurth (Liaison, EMAC)		A
Alan Gunzburg (Liaison, FSAC4PWD)	Zoom	
<b>Project Team</b>		
David Stein (Silver Petrucelli & Associates)		A
Dean Petrucelli (Silver Petrucelli & Associates)		A
Steve Croteau (Silver Petrucelli & Associates)	Zoom	
Jesus Martinez (Silver Petrucelli & Associates)	Zoom	
Lawrence Rosati (Morganti Group)	Zoom	
Jeff Anderson (Downes Construction Company)	Zoom	
Anthony DiMauro (Downes Construction Company)		A
Ryan Patrick (Downes Construction Company)		A
Joe Ryan (Downes Construction Company)	Zoom	
Michael Dooley (AKF)		A
Joseph Devine (Langan)		A
Kristen Mitchell (Langan)		A
<b>Guests</b>		
Dan Watson (GPS Facilities Director)		Z
Rich Bittenbender (OGS Neighbor)	P	

Agenda Item	TOPIC	Description
1.00	Call to Order	<ul style="list-style-type: none"> <li>Meeting was called to order at 7:05am.</li> </ul>
2.00	Housekeeping	<ul style="list-style-type: none"> <li>Next meeting Tuesday June 3 via Zoom.</li> </ul>
3.00	Approve minutes from May 6 meeting	<ul style="list-style-type: none"> <li>Motion to approve May 6 meeting minutes by Stephen Selbst, second Leander Krueger, without objection approved by unanimous consent.</li> </ul>
4.00	Project Team Update <ol style="list-style-type: none"> <li>a. Preliminary Bid update</li> <li>b. Building Permit</li> </ol>	<ul style="list-style-type: none"> <li> <u>Preliminary Bid Update</u>: Chair noted that we have bids for 60% of the project, with the remaining bids due June 6. Downes reported that 6 packages are out for re-bid, with a single bid received for 4 packages (final cleaning, specialties, landscaping, and demolition) and no bids received for 2 packages (electrical, sitework). Downes is reviewing the 95% CDs against the bid documents and working to provide an interim/bridge to explain differences between previous estimates and bids received. Downes noted that bidders are citing tariffs for material and labor cost increases, which has influenced pricing and bid participation. GMP will be prepared when all bids are received. Downes met with SPA last week to discuss a list of cost management items to recommend. Downes reported that schedule has slipped a little but believes the critical path of constructing the new addition can afford to consume some slippage due to the current delay. New playground will not likely be online by the start of school since there is significant site work to be done over the summer.         </li> <li> <u>Building Permit</u>: Downes noted Sewer should finish review this week and Highway should finish by end of next week. Once they have signed off, GPS Facilities and Fire Marshal will need to sign off before the Building Department commences its review.         </li> </ul>
5.00	Financial & Consultant Selection Update <ol style="list-style-type: none"> <li>a. Monthly financial update</li> <li>b. Review and vote on Silver Petrucelli invoice #25-1979 for \$19,174.50</li> <li>c. GMP Prep</li> <li>d. Private donations</li> </ol>	<ul style="list-style-type: none"> <li> <u>Monthly Financial Reporting</u>: Not discussed, no change.         </li> <li> <u>SPA Invoice</u>: Motion by Stephen Selbst to approve SPA Invoice as listed on agenda, second by Leander Krueger, Vote 8-0-0.         </li> <li> <u>RFP DEEP Inspection Services</u>: Morganti reported that one RFI was received from a bidder; a response via a draft addendum was circulated to the committee for review. Morganti noted the addenda will be issued today and bids will be received on May 29.         </li> <li> <u>GMP Prep</u>: Morganti reported that based on scope review meetings to date, Downes is reviewing to confirm no exceptions or clarifications have been raised to add to the Downes GMP.         </li> <li> <u>Private Donations</u>: Cristina Dawson reported that a meeting was held last week to discuss brick donations and that the brick supplier has said that the brick can be etched. Langan to provide some design sketches of items discussed at the meeting.         </li> </ul>
6.00	Public Relations Update <ol style="list-style-type: none"> <li>a. Communication roll-out</li> </ol>	<ul style="list-style-type: none"> <li>No updates.</li> </ul>
8.00	Adjourn	<ul style="list-style-type: none"> <li>7:50am Motion to Adjourn Stephen Selbst, second Leander Krueger.</li> </ul>