



TOWN OF GREENWICH

Old Greenwich School Building Committee

Tuesday, June 17, 2025

7:00am

Old Greenwich School Media Center and via Zoom

Meeting Notes

Committee Roster	Present	Absent
Voting Members		
James Waters (Chair)	P	
Jackie Welsh (Vice Chair)	P	
Barbara O'Neill (Secretary)	P	
Jason Brown		A
Cristina Dawson	P	
Leigh Erin Izzo	P	
Leander Krueger	Zoom	
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	
Peter Robinson (DPW)	Zoom	
Peter Lowe (P&Z)	P	
Liaisons		
Peter Schweinfurth (Liaison, EMAC)	P	
Alan Gunzburg (Liaison, FSAC4PWD)	Zoom	
Project Team		
David Stein (Silver Petrucelli & Associates)	Zoom	
Dean Petrucelli (Silver Petrucelli & Associates)		A
Steve Croteau (Silver Petrucelli & Associates)		A
Jesus Martinez (Silver Petrucelli & Associates)		A
Lawrence Rosati (Morganti Group)	P	
Jeff Anderson (Downes Construction Company)		A
Anthony DiMauro (Downes Construction Company)	Zoom	
Ryan Patrick (Downes Construction Company)		A
Joe Ryan (Downes Construction Company)	Zoom	
Michael Dooley (AKF)		A
Joseph Devine (Langan)		A
Kristen Mitchell (Langan)		A
Guests		
Dan Watson (GPS Facilities Director)		A
Rich Bittenbender (OGS Neighbor)	P	

Agenda Item	TOPIC	Description
1.00	Call to Order	<ul style="list-style-type: none"> Meeting was called to order at 7:04am.
2.00	Housekeeping	<ul style="list-style-type: none"> Chair noted that there will likely be a special meeting on June 24, otherwise next standing meeting will be July 1.
3.00	Approve minutes from May 20 and June 3 meetings	<ul style="list-style-type: none"> Motion to approve May 6 and June 3 meeting minutes by Stephen Selbst, second Leigh Izzo, without objection approved by unanimous consent.
4.00	Project Team Update <ul style="list-style-type: none"> a. Preliminary Bid update b. Building Permit c. Other project updates 	<ul style="list-style-type: none"> <u>Preliminary Bid Update</u>: Downes reported that they have completed bidding and scope reviews and is working out some details with landscaping and sitework. Downes noted a VE exercise has commenced since it looks like the project will be over budget. The components appear to be underestimated items, some scope changes which are largely insignificant, and significant impacts from tariffs and labor shortages. Specific areas of larger overages are general trades/drywall, steel and sitework. <u>Building Permit</u>: Downes reported all signoffs are complete and the Building Department has the plans and specs to begin its review. Peter Robinson stated the submission is complete and on July 16 the Building Department will provide comments needing a response or issue a permit. <u>Other Updates</u>: No items discussed.
5.00	Financial & Consultant Selection Update <ul style="list-style-type: none"> a. Monthly financial update b. Private donations 	<ul style="list-style-type: none"> <u>Monthly financial update</u>: Chair reported on the monthly financial update that was shared in advance of the meeting. At a future meeting, when the GMP is complete, a draft cash flow for the construction period will be provided. Chair reported that the BOE has submitted encumbrances on OGS capital funds that will be coordinated with the building committee. <u>Private Donations</u>: Cristina Dawson reported no updates at this point. Principal Bencivengo noted the PTA is eager to start the project and is waiting a BOE resolution on the gift cap policy. Next BOE meeting is in September.
6.00	Executive Session to discuss contracts and RFP DEEP Stormwater Inspection	<ul style="list-style-type: none"> 7:26am Motion by Stephen Selbst to go into Executive Session and invite Morganti to attend, second Cristina Dawson, without objection adopted by unanimous consent. Discussion of contracts and RFP DEEP Stormwater inspection 8:18am Motion by Cristina Dawson to come out of Executive Session, second Jackie Welsh, without objection building committee came out of Executive Session. No votes were taken.
7.00	Public Relations Update <ul style="list-style-type: none"> a. Communication roll-out 	<ul style="list-style-type: none"> Chair reported there was nothing new to report at this time.
8.00	Adjourn	<ul style="list-style-type: none"> 8:19am Motion to Adjourn Cristina Dawson, second Jackie Welsh.