



TOWN OF
GREENWICH

Central Middle School Building Committee
Tuesday, November 11, 2025
Havemeyer Building - Board Room
290 Greenwich Ave. Greenwich, CT 06830
8:00 am | Hybrid (In-Person & Via Zoom Teleconference)

Click the link to join the webinar: <https://greenwichct.zoom.us/j/82352707668?pwd=WDODLC78S5FwbeXd2and8li3eJc72z.1>
Password: 2269645 Webinar ID: 823 5270 7668 US: +1 646 518 9805

AGENDA

1. Call to Order
2. Housekeeping / Adjustments
3. Approval of Minutes | (2025 – 09/16, 10/28)
4. Building Department & Fire Department Update:
 - I. Permit Status Update
 - A. Conditions of Permit
 - B. Amendment #1 (PR-005 - BCE Response Changes)
 - II. Fire Alarm Devices - PR-018 - Schedule & Cost Impacts
 - A. Electrical Permit Amendment
 - III. Fire Suppression System Re-design
 - A. Aquarion Directive
 - B. Drawing Status & Timing
 - i. P&Z Sketch Submission
 - C. Schedule & Cost Impacts (ROM)
 - IV. Fire Department Code Interpretation Discussion
5. Construction & Schedule Update:
 - I. Site Safety
 - II. Overall Project Schedule Review by Turner Construction
 - A. Substantial Completion 07/27/26 - Confirmation & Critical Path
 - i. Schedule Risks
 - ii. Recovery Schedule Strategy – Status: *(NOC-013-R0 - Expedited AVB Installation)*
 - III. Cashflow Review & Discussion
 - IV. Noise Ordinance Status (Request for January/February)
6. Professional Team Update:
 - I. Invoices and Possible Vote for Approval:
 - A. Turner Construction Company – Payment Application #20 – 10/31/2025 | \$4,295,628.13
 - B. Shipman & Goodwin LLP – Invoice #671505 – 10.31.25 | \$103.00
 - C. Eversource – Invoice #51688180181 – 9/2/25 | \$1,338.13
 - II. Approval Letters Discussion & Possible Vote:
 - A. AL-016-R0 - Turner PM Sitework Allowance through March 2026 | \$62,400.00
 - B. AL-020-R1 - Masonry Premium Time | \$13,066.00
 - III. Change Orders Discussion & Possible Vote:
 - A. Security Items - Pricing Under Review
 - B. COR-016-R1 - RFI-191 - Wood Shop Acoustic Insulation Credit | (\$2,406.91)
 - C. COR-017-R0 - RFI-100 & 159 - ABAA Testing for AVB | \$30,126.50
 - D. COR-018-R0 - PR-010 - FF&E Coordination | \$4,636.60
 - E. JLL Add Service Extension Amendment #TBD (January - August 2026) | \$48,496.00
 - IV. Notification of Change Discussion & Possible Vote:
 - A. NOC-014-R0 - PR-018 & RFI-162 - Manual to Automatic Fire Alarm System Redesign per AHJ Directive
 - V. Overall Status
 - VI. Budget Risks
 - VII. State Grant Applications:
 - A. Submission #2 – Approved 09/11 | Received Reimbursement Amount 10/29: \$1,120,041.00.
 - B. Submission #3 (April - October 2025) - Status
 - VIII. Design Items:
 - A. PCR #3 FF&E & Technology Submission | State Review (11/05 - 11/06) - Recap
 - B. Value Management - Next Steps
 - IX. FF&E & Move Management Matrix
7. Committee / Working Group Reports (as required)
 - I. Regulatory Working Group (RWG)
 - II. Communications Working Group (CWG) – next meeting 11/11
 - III. Owner Architect Contractor (OAC) – last meeting 11/10, next meeting 11/17
 - IV. Financial Working Group – last meeting 10/23, next meeting 11/13
 - V. Design Review Committee (DRC) - last meeting 10/28
 - VI. Neighborhood Correspondence
 - VII. 14th Quarterly RTM Report (10/12/25–1/11/26) (Joe Kelly)
8. New Business
9. Next CMSBC meeting: November 25, 2025 – 8:00am – 101 Field Point Rd., Town Hall – Mazza Room
10. Adjourn

Joe Rossetti

Joseph Rossetti
Chairman CMS Building Committee