TOWN OF GREENWICH

Central Middle School Building Committee
Tuesday, November 10, 2026
Town Hall - Mazza Room
101 Field Point Rd. 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 | (2026 – 10/27)
4. Neighborhood Correspondence
5. Owner Architect Contractor (OAC) – 11/2 Report (Rossetti)
6. Design Review Committee (DRC) – Plaque Review Status (Poccia)
7. Building Department & Fire Department Update:
    - I. Permit, Occupancy & Inspection – Authority Having Jurisdiction Approvals:
        - A. Temp. Cert. of Occupancy Exclusions – Turner to provide status updates & anticipated completion dates
            - i. Kiln Room
            - ii. Life Skills Classroom
            - iii. Consumer Sciences Classroom
    - II. Permanent Pump House and Fire Suppression Switchover (November 23 - 27) – Status & Timing
        - A. Blackwater Inspections
        - B. Fire Marshal Inspection(s)
        - C. SLAM Inspections
8. Construction & Schedule Update (Turner Construction):
    - I. Site Safety, Schedule Risks, & Two-Week Look Ahead:
        - A. Phase 1 Substantial Completion - 08/21/26
            - i. Indian Rock Lane - Granite Curb Install; Gas Line Incident: Turner to provide update
            - ii. Orchard Street Bus Exit - Update on rumble strip and beacon installation (scheduled install 11/6)
            - iii. Other Phase 1 Completion Items / Issues / Commissioning / Closeout
            - iv. Fencing
        - B. Phase 2 (Demolition, Athletic Fields, Landscape, and Hardscape)
            - i. Athletic Field Schedule Status
            - ii. Indian Rock & Stanwich Rd Sewer Work – Road Work Extension expired 10/31; due to gas incident, additional approx. 2 day road closure must be requested
    - II. Building Utilities:
        - A. Mechanical, Electrical, Plumbing & Fire Protection Systems - Status of Trainings
        - B. Security Systems - exterior camera status
    - III. Closeout
        - A. Turner to provide update on closeout documentation (punchlist completion, O&M's, warranties, etc.)
        - B. SLAM to provide update on closeout documentation
        - C. JLL to provide update on closeout status for Owner Vendors
9. Design Items:
    - I. Exterior Mortar Color Resolution - Onsite Meeting 11/16/26
    - II. FF&E Day 2 Work Matters - Reviewed 10/1; JLL to work with Design Team & Turner to advance items to pricing
10. Invoices – Discussion & Possible Vote:
    - I. Jones Lang LaSalle Americas, Inc. – Invoice #USPDS198458 – 11.04.26 | $46,764.00
    - II. Langan Engineering & Environmental Services – Invoice #90120083 – 10.29.26 | $37,113.40
    - III. Shipman & Goodwin LLP – Invoice #693359 – 10.20.26 | $412.00
    - IV. The S/L/A/M Collaborative, Inc. – Invoice #1037531 – 11.04.26 | $43,735.31
    - V. The S/L/A/M Collaborative, Inc. – Invoice #1037532 – 11.04.26 | $16,087.50
    - VI. Turner Construction Company – Application #33 – 10.31.26 | $2,770,855.30
11. Professional Team Update:
    - I. Change Orders (COR) & Notices of Change (NOC) – Discussion & Possible Vote:
        - A. Turner Construction Company – COR 057-R0 – 10.09.26 – RFI-526 Additional Emergency Lighting AHJ | $3,331.57 (Lump Sum)
        - B. Turner Construction Company – COR 061-R1 – 11.04.26 – PR-033 Temporary Fire Pump & Associated Tanks Part 2 | $130,984.87 (Lump Sum)
        - C. Turner Construction Company – COR 062-R0 – 11.04.26 – ACM Abatement Credits | ($110,355.07) (Credit)
        - D. Turner Construction Company – COR 063-R1 – 11.04.26 – Credit Supplemental Basketball Hoop & Divider Curtain Steel | ($12,701.92) (Credit)
        - E. Colliers Project Leaders USA NE, LLC – Additional Commissioning Services – 10.15.26 – | $15,680.00 (Lump Sum)
    - II. Approval Letter (AL) & Add Service Proposal (ASP) - Discussion & Possible Vote:
        - A. Turner Construction Company – Approval Letter AL-059-R0 – 11.04.26 – Indian Rock Lane Test Pit Investigation | $9,862.89 (Lump Sum)
        - B. First Read: JLL Additional Service Amendment Request #4 - 10.08.26 | $96,941.25 (Lump Sum)
    - III. State Sch. Constr. Grant Reimbursement Req.#4 – (11/25 - 01/26) - status (08/21 amended submission filed)
12. Committee/Working Group Reports (as required) – Regulatory; Communications; Design Review (DRC) Financial Working Group (FWG) - Next Meeting 11/12
13. Building Committee Formation & Extension - Reelections
14. New Business
15. Next regular CMSBC meeting: November 24, 2026, 8:00am – 101 Field Point Rd., Mazza Room
16. Adjourn

Joe Rossetti

Joseph Rossetti
Chairman CMS Building Committee