

Greenwich Board of Education
Minutes of the New Lebanon Building Committee Meeting

DATE: Wednesday, March 16, 2016
LOCATION: BOE, Havemeyer Board Room
TIME: 8:00 - 8:55 a.m.

Committee Members Present:

Stephen Walko - Chairman
Bill Drake - Vice Chairman (BET)
Patricia Baiardi Kantorski - Clerk
Clare Kilgallen via phone
Peter Bernstein (BOE)
Dean L. Goss
Jake Allen
Absent - Brian Harris

Ex-Officio Members Present:

Will Schwartz (DPW)
Laura Erickson (BOE Chair)
Absent - Drew Marzullo (Selectman)
Tony Turner (RTM)
Nick Macri (P&Z)

Others Present:

Jesse Saylor (Tai Soo Kim)
Barbara O'Neill (BOE)
Beth Krumeich (BET)
Barbara Riccio (NL Principal)
James Hricay (MDO-BOE)
Eugene Watts (BOE-Sr. Buyer)
Debbie Applebaum (BOE)

1. Meeting was called to order by Mr. Walko at 8:00 am
2. Update from Chairman
 - a. Steve Walko recapped the 3/15/16 BET meeting. He said there would be a Public Hearing on the budget 3/17/16.

- b. Mr. Walko discussed the two open issues, 1.) the concern about modulars at Western Middle School and 2.) the reimbursement rate.
- c. Mr. Walko said the main concern regarding the modulars at Western Middle School was the possibility of contaminated soil. He said the Town Law Department was reviewing this issue, as well as TSK and Gilbane. It was understood that if the soil that was excavated for the footings was left on site, then testing would not be required.
- d. Locating the modulars on the William Street Ball Field was also discussed. It was decided that this field was not a good location for the modulars because then a cafeteria would be needed, but the gym at BANK could be used.
- e. The committee discussed how the reimbursement rate was calculated. It was based on an enrollment of 424 students (293 students, 45 Pre-Kindergarteners & 87 magnet students). Clare Kilgallen said these figures were calculated during the Feasibility Study.
- f. The topic of Reimbursement 'Clawback' was discussed. TSK will speak to the State regarding the specifics of this issue.
- g. Mr. Walko asked the Contracts Subcommittee to schedule a meeting to discuss the Commissioning Agent and Owner Representative's Contract.
- h. Mr. Walko discussed the possibility of have bi-weekly meeting in the future. He decided to wait until after the 3/21/16 BET meeting before he decided if the scheduled NLBC 3/23/16 meeting would be cancelled.

3. Update by Tai Soo Kim

- a. Jesse Saylor discussed the changes to the Schematic Design as a result of the Value Engineering decisions made by the committee at their last meeting. TSK will update the Website with the reductions to the budget, as well as the drawings. The structural engineer will revise the foundation drawings.
- b. Mr. Saylor said that TSK is using REVIT and the drawings are in a preliminary stage. He said TSK will show the committee a rendering of the exterior of the building at their 3/30/16 meeting.
- c. TSK will provide the committee with a list of the meetings they have scheduled with the Town and school.

4. Discussion of Committee's Issue's Lists with TSK

- a. Steve Walko asked TSK what the committee could do to help the process. It was decided that the committee would review the plans and send TSK their comments with Mr. Walko copied. The committee's comments would also be reviewed at their next meeting.

5. Discussion of Next Steps

- a. Steve Walko outlined the Town review process which include reviews by the Planning & Zoning Department for preliminary & final site plan, Municipal Improvement, Wetlands, Architectural Review Commission and the Representative Town Committee.

6. Approval of Meeting Minutes.

- a. A motion was made by Jake Allen and seconded by Bill Drake to approve the minute of meeting as amended for February 17, 2016. The motion was approved with a vote of 7-0-1 absent.
- b. A motion was made by Peter Berstein and seconded by Jake Allen to approve the minutes of meetings as amended for March 8, 2015. The motion was approved with a vote of 7-0-1 absent.

7. The meeting was adjourned by Mr. Walko at 8:55 am.