

New Lebanon Building Committee (“NLBC”)  
Report Covering the Period July 26 – November 30, 2016

A. Activities

The NLBC’s meeting schedule, agenda and meeting minutes and other documents can be found on the Greenwich Public Schools website [www.greenwichschools.org](http://www.greenwichschools.org) and linked [HERE](#).

1. Architectural Design Update

- On August 2, the Board of Education ratified the NLBC decision to house the students at the existing school during construction.
- The architectural firm TSKP Studio has completed the preliminary stage of design (Design Development or DD) and final design (Construction Documents or CD) is substantially complete.
- Construction Design drawings are expected to be submitted to the Board of Education for approval in December. Per Town Charter, this approval is required to submit documents to the State and prior to the project being bid.

2. Construction Management Services/Other Services

- The Request for Proposal for the services of a Clerk of the Works is in preparation.
- The contract for a Commissioning agent was awarded to the firm Consulting Engineering Services of Middletown, CT (CES).
- NLBC authorized TSKP Studio to obtain pricing from qualified firms for the Third Party Review and the Threshold (Structural) Review, as required by the state.
- A new project executive Ms. Karrie Kratz has been designated by Gilbane Building Company, the construction manager. Ms. Kratz as the designee was approved by the NLBC.

B. Financial (source: Munis report as of 12/2/2016)

Description	Budget	Spent	Encumbered	Conditioned	Available
Feasibility Study	\$ 100,000	\$ 98,716			\$ 1,284
Design	2,850,000	813,358	115,873	-	1,920,769
Construction	32,061,000	-		32,061,000	-
Modular Classrooms	<u>2,298,000</u>	<u>-</u>	<u>-</u>	<u>2,298,000</u>	<u>-</u>
Total	\$ 37,309,000	\$ 912,074	\$ 115,873	\$ 34,359,000	\$ 1,922,053

C. Other/Next Steps

- NLBC and Greenwich Public Schools representatives met in Hartford with representatives of the State Office of School Construction Grants on August 23. The NLBC continues to monitor the status of the planned grant for the school project.

- On September 19, the RTM voted to approve Municipal Improvement status (MI) for the New Lebanon school project with the support of 75% of the RTM members voting.
- On September 29, a community forum was held at New Lebanon School to present and discuss the design of the school.
- During the week of November 28, the Town's contractor is completing removal of contaminated soil from the William Street ballfield adjacent to the school. The Town will be working on the site to make it as usable as possible in the spring, given the constraints that the site is expected to be used for staging for construction of the school.
- Representatives of TSKP Studio and the NLBC are in continuing discussions with officials of the boards and commissions with jurisdiction over various aspects of the project, including the Board of Education, the Board of Estimate and Taxation, the Board of Selectmen, the Planning and Zoning Commission, the Department of Public Works, the Inland Wetlands and Watercourses Agency, the Conservation Commission, the Architectural Review Committee and the Parks & Recreation Department.
- The model of the new school design is presently on display at the Byram Shubert Library adjacent to the New Lebanon School.

Respectfully submitted,

New Lebanon Building Committee

s/Stephen Walko, Chairman