

Trumbull High School Weight Room/Wellness Center Building Committee
April 13, 2022
7:00 pm
Multi-Purpose Room, Trumbull Regional Agriscience and Technology Center

Present: Chairman Kim Lombardi, John Morello, Julie DiMarco, Mark Sitar, Lucinda Timpanelli and Tom Whitmoyer

Also Present: Kevin Bova, Director of Purchasing; Dave Cote, TPS Director of Operations; Dan Martin, Assistant Finance Director and Daniel Schopick, Town Attorney

Absent: Mike Buswell

Call To Order

The meeting was called to order by Ms. Lombardi at 7:01 pm followed by the Pledge of Allegiance and Roll Call.

Past Minutes

Motion was made by Mrs. Timpanelli to approve the minutes of March 16, 2022 as written. Seconded by Mr. Whitmoyer and approved by unanimous consent. One correction was made to Page 4 under Next Meeting – first sentence should read “The Committee agreed to cancel the March meeting”. Motion was made by Mrs. Timpanelli to approved the minutes as corrected. Seconded by Mr. Sitar and approved by unanimous consent.

Old Business

1. Board of Education Update - Feasibility Study, Status of Town Council Resolutions, Financing/Financial Report - Mr. Cote noted he and Mr. Bova were requested to look into cost estimates and a more detailed definition of the project. He reached out to Antinozzi Associates and requested a conceptual set of drawings that could be used to describe the project to the funding authority when they seek additional funding. Paul Lisi, from Antinozzi Associates, has presented a proposal for \$6,800 to provide this work and is in discussion with a construction manager to provide a cost estimation. He will also be working on the education spec. There are two architectural firms on the on-call list developed by the Town that have school project experience. Both firms are used by the BOE. Antinozzi has experience in writing the specs and has knowledge of the OSCG&R process with grants. Mr. Lisi is aware they would have to go out for bid for actual development of the project because of the State statutes.

The narrative will include the type of building, building systems, etc., not just the equipment within, so the State has an understanding of what is being requested when the grant submission is presented to them. Mr. Bova noted then they would seek a bid qualification for an architect that would need to be vetted by the Committee. Mr. Cote noted it would be two to three months to complete the initial design services. It is anticipated Antinozzi will meet with school staff to hear their recommendations and then meet with the Committee for input. This will provide enough information about the project to share with the Town Council so that an application to the State can be made.

Mr. Cote contacted construction managers he has worked with in the past to help estimate the cost of the project. The information received back was broken down into the format the BOE would need to submit to the State for the grant. However, there will need to be more definition of the project before a true cost estimate can be established. At 4,450 sq ft, which was the original program, the estimate came in, with soft costs that included architectural design and some equipment, at \$3.2 million for the grant number. Equipment costs were noted to be low in this estimate. At 6,000 sq ft, the cost was \$4.5 million. Currently, with the authorization of the \$1.1 million, there is insufficient funding to proceed with the project. They do not have the 67% funding level required. A request of \$3.2 million would need to be presented to the Town Council to cover that amount. Mr. Martin noted \$1.1 million is in the Capital Plan. It is not authorized to spend the funds but it is in the Plan and scheduled for next year. The BOE would need to go back and ask for the additional funding. Currently, the Committee is authorized to spend \$135,000 to provide architectural design and preliminary work on the project. The authorization for additional funding would be made by the First Selectman, Board of Finance and the Town Council. The Five-Year Capital Plan is reviewed and approved starting in December of each year. Mr. Cote noted the State would receive the information that the funding is in the Capital Plan and they are authorized for bonding. The State will accept that as the Town's commitment to the project.

Square footage of the plan may change during the discussions with the architect and the staff. Discussion was held regarding the classroom size within the structure and the equipment planned. Mr. Cote noted this expansion will not put the school over the maximum from the State of 174 sq ft per student. If it did, anything over would not be reimbursed.

Motion was made by Mr. Morello to approve the Professional Design Services invoice from Antinozzi Associates. Seconded by Mr. Whitmoyer and approved by unanimous consent.

Status of Town Council Resolutions – Mr. Cote and Mr. Schopick discussed the resolutions and agreed, in light of the cost estimates and not having sufficient funding at this time, it is premature to request the Town Council to hire an architect for the grant. Funding would need to be authorized prior to applying for the grant. It was felt more information needs to be compiled before presentation to the Town Council. Therefore, the resolutions have been removed from the May agenda.

Additional discussion was held regarding the Five-Year Capital Plan. Mr. Martin noted the Committee would need to be ready to discuss project funding in December 2022.

Mr. Cote noted there is a requirement in the regulations for a Phase 1 study of the area which would cost approximately \$2,000 - \$3,000. Discussion was held regarding the flooding that occurred within the last few years at the high school in the area designated for this proposed expansion and whether this was addressed with the reconstruction work done on Strobel Road in 2020. This information would come from the town engineers and would need to be addressed in the required information submitted to the State.

Financing/Financial Report – Mr. Martin reiterated the Committee has \$135,000 to work on the design of the project. He noted he monitors the account and will provide the Committee with spreadsheets at each meeting showing the transactions as they are presented for payment.

2. Next Steps/Project Timeline – Mr. Cote questioned if they could initiate the RFP/RFQ in the Fall so that they would have an estimate for the funding request in December for the Capital Plan. Mr. Bova noted the conceptual design should be done first after consultation with the staff and committee. An environmental study may be required by the State also.
3. Fundraising – no report. Solicitation of donations for specific equipment and business solicitations were discussed.

New Business

No New Business.

Next Meeting

May 19, 2022 at 6:00 pm.

Adjournment

There being no further business, motion was made by Mrs. DiMarco to adjourn the meeting at 7:55 pm. Seconded by Mrs. Timpanelli and approved by unanimous consent.

Respectfully submitted,

Barbara Crandall
Clerk