

Town of Sherman
Sherman Senior Center Building Committee
Special Meeting
Mallory Town Hall
April 7, 2026
7:00PM

Present: Karen Cardillo, Chairperson; Carol Sperling; Joel Bruzinski; Nelson Fall; Don Lowe; Bob Ostrosky; Laura Jagodzinski; Andrea Maloney; Jim Best, Dave Seegers

Absent: Joan Laucius, Vice Chairperson; Frank Barta

Invited & Audience:

Clerk: Nicole Zegley

Call to Order: Karen Cardillo called the meeting to order at 7:01.

Approve Dates and Exhibit Changes to RFP

Karen Cardillo began the meeting by explaining that the meeting was to approve the RFP including exhibits, drawings and AIA documents.

Laura Jagodzinski noted a date change on the cover page. Karen Cardillo to fix.

Andrea Maloney noted the web address change of shermanct.gov/bids-rfps. Karen Cardillo to fix.

Don Lowe was concerned that the dates were going to be incorrect and the BOS will need to have a special meeting to approve.

Bob Ostrosky said there still needs to be a four week bidding period.

Don Lowe suggested that the RFP deadline be May 13th, 2026.

Karen Cardillon suggested April 29th, 2026 as the deadline for Request for Information.

The committee was in agreement for both dates.

Andrea Maloney and Joel Bruzinski both had an inquiry on where the amount came from for the RFP.

Laura Jagodzinski explained the formula used to get to that amount (contingencies, legal fees, etc).

Joel Bruzinski asked if there was a documented breakdown of the figure and inquired if it should be cited somewhere for transparency.

Laura Jagodzinski was concerned that contractors would see the Referendum amount that passed and think that was available for the project build, when in fact, it is not.

Jim Best explained that it's hard cost versus soft cost.

Bob Ostrosky remedied the situation by offering language to be added to the RFP, "Please Note, approved amount at Referendum was \$4.45 million for the total project cost (including soft cost)".

Joel Bruzinski discussed Section 2 - Proposals and Requirements, Item #1 Schematic Design and whether or not they should be used in the RFP.

The Committee collectively discussed the pros and cons of keeping the designs in the RFP. By an informal show of hands, the Committee decided not to use them (7/3).

Laura Jagodzinski clarified that after the committee votes on the RFP, then the BOS have to vote on it, and she questioned why that was since the Selectmen also sit on the SSCBC.

Joel Bruzinski explained that on the SSCBC, the selectmen were just committee members. After the RFP is approved by the committee, it will go before the Board of Selectmen acting as the Board of Finance.

Karen Cardillo requested a motion to vote on the changes to the RFP in its entirety. Bob Ostrosky motioned to agree on the changes that were discussed as well as submit it to the Board of Selectmen acting as the Board of Finance for publishing.

Motioned By: Bob Ostrosky

Seconded By: Carol Sperling

All in Favor: 9 in favor, 1 opposed

Public Comment: None

Adjournment:

Karen Cardillo adjourned the meeting at 7:51PM.

Minutes Respectfully Submitted by: Nicole Zegley