

TOWN OF SHERMAN
SCHOOL BUILDING COMMITTEE

MINUTES

REGULAR MONTHLY MEETING (RE-SCHEDULED)
WEDNESDAY, SEPTEMBER 23, 2026
9:00 AM
VIA ZOOM

Presentation Link: <https://youtu.be/6dOTnBpc8qQ>

The school building committee (SBC) meeting was called to order by Kerry Merkel at 9:06 AM.

⇒ **PRESENT**

For the committee:	Kerry Merkel (Chair), Bob Gamper (Vice Chair), Christian Dacunha, Dave Febbraio, Tim Laughlin (BOE member), Matt Vogt (BOE Chair)
BOS & Treasurer:	Joel Bruzinski (Selectman), Andrea Maloney (Treasurer)
Sherman School:	Dr. Pat Consentino (Superintendent), Jake Siciliano (Technical Director)
Antinozzi Associates:	Michael LoSasso (Principal Architect)
CSG LLC:	Jim Guiliano (President)
Newfield:	John Flis (Project Executive), Benjamin Chasse (Assistant Project Manager)

⇒ **ADDITIONS & MODIFICATIONS TO THE AGENDA**

None at this time.

⇒ **PUBLIC COMMENT**

None at this time.

⇒ **APPROVAL OF MINUTES**

K. Merkel advised the committee had the following meeting minutes to review/approve:
September 2, 2026.

M. Vogt **made a motion** to approve the September 2, 2026 minutes.

Seconded by: B. Gamper

Vote For: 5 in favor; 3 abstain, motion passes

⇒ **APPROVAL OF CURRENT BILLS**

⇒ Current Bill Summary

K. Merkel advised the first line item is for an invoice for Construction Solutions Group (CSG) dated 9/8/2026 for owner's project management services. The total amount is \$1,440.00 for the Sherman School and Central Administration portions of the project.

C. Dacunha **made a motion** to approve the CSG invoice dated 9/8/2026.

Seconded by: D. Febbraio

Vote For: All in favor

Per K. Merkel the second set of invoices for approval is from Antinozzi Associates. The first is dated July 31, 2026 and the second is dated 08/31/2026. The total for both invoices, which include the Sherman School and Central Administration portions of the project, is \$23,235.88. This is for standard construction administration services, amendment #10 and the FF&E and technology package coordination.

K. Merkel **made a motion** to approve Antinozzi & Associates invoices dated 7/31/26 and 8/31/2026 in the amount \$23,235.88.

Seconded by: T. Laughlin

Vote For: All in favor

K. Merkel said the third invoice is for Newfield Construction for a progress payment dated 8/31/2026, in the total amount of \$2,557,715.91.

Per B. Chasse this payment brings them to 56% of billables for the first phase of the project, which in turn constitutes 80-85%. M. LoSasso said he and his firm have certified this month's payment as they do each month.

K. Merkel **made a motion** to approve Newfield Construction's invoice dated 8/31/2026 in the amount of \$2,557,715.91.

Seconded by: B. Gamper

Vote For: All in favor

The next invoice is for Meyer for move management for monthly storage services. The invoice is dated 8/31/26 in the total amount of \$847.24.

K. Merkel **made a motion** to approve Meyer's invoice dated 8/31/2026 for \$847.24.

Seconded by: M. Vogt

⇒ Current Change Order Summary

K. Merkel advised that the total amount for change orders for review from the owner's contingency is \$447,615.14. B. Chasse stated that there was a recent revision, which brought the amount down to \$441,886.70. Per B. Chasse it is related to PR13 and is due to credits received from PDC.

B. Chasse presented the change order summary. T. Laughlin walked committee members through the orders advising that this is similar to a reconciliation with the trades presenting a change order cost. That cost is then reviewed by Newfield prior to giving to the architectural and engineering team, who verifies it against the specifications and the plans. There is 'back and forth' which occurs that leads to some being on the list for a longer period of time. All items in blue have been reviewed and verified by the full team.

T. Laughlin next described the first item on the summary, which is PCO 31R (change event #26) and represents a cost of \$41,331.87 and is related to ceiling modifications on the lower-level corridor to accommodate changes for MEP systems and phasing. M. LoSasso further explained that the level of cost is tied to the addition of a mechanical equipment unit to maintain ceiling heights and ensure that wing of the school could all be brought up and operational at the same time.

The next item is PCO-60R (change event #34) related to the relocation of the electrical room and its size. Hence, there were a series of credits in the amount of \$6,816.04. PCO-59R (change event #35) is related to backup exterior masonry for the west addition. M. LoSasso said in the base documents they anticipated using cold form metal framing for the backup for the masonry walls however, they had to pivot to reinforced concrete masonry.

T. Laughlin said the next change order on the list is PCO-50R (change event #38), which addresses modifications that needed to be made to special education spaces in the amount of \$24,322.24. He added that similarly in PCO-62R (change event #39) addresses changes to accommodate the OTPT space after the relocation of the electrical room. The amount for this change order is \$24,698.99. He continued stating PCO-51R (change event #41) relates to the relocation of the screen and projector in the gymnasium to allow co-location of the gym and auditorium in the amount of \$34,869.22. D. Febbraio asked for more clarification. M. LoSasso said there was additional concern that the original location that was planned for the projector, might lead to vandalism. Now it will be installed entirely above the stage and required a different type of projector. B. Chasse said it also required more steel framing.

M. LoSasso said the next change order is mostly programmatic and involved costs with multiple trades (e.g., plumbing, mechanical, electrical) and vetted the costs. T. Laughlin added that it was to accommodate multiple students in a classroom at the same time. M. LoSasso went on to explain that the next change order has to do with acoustic separation above office spaces due to the significant ductwork being installed.

M. LoSasso continued to walk the committee through change orders related to: the elevator; piping for a fire department connection; removal of floor surfaces in the locker room that required new slabs; west addition sprinkler system; installation of new bathroom carriers; revisions to millwork packages and resultant delivery timetables; cafeteria table vapor-proofing application; east wall replacement; deteriorated exterior masonry joints; CMU bump-out; generator concrete pad; exterior gym wall; visual displays; motorized shades; and intrusion detection keypads.

T. Laughlin **made a motion** for the School Building Committee to approve an amount not to exceed \$441,886.70 for owner's contingency expenses detailed on the Sherman Open PCO log dated 9/21/26. Also included in this motion is an expenditure not to exceed \$2,036.00 related to the use of CM contingency for PCO #106, change event 148 also indicated on the 9/21/26 Sherman Open PCO log.

Seconded by: K. Merkel

Vote For: All in favor

C. Dacunha asked where the project stands with respect to the owner's contingency compared to the overall project. T. Laughlin stated that the owner's contingency after approvals amounts to \$727,324.53. He added there is approximately \$514,000 in CM contingency remaining after approvals.

NEW BUSINESS:

⇒ CONSTRUCTION PROGRESS UPDATE (NEWFIELD)

T. Laughlin asked the team to speak to challenges about supply chains and macroeconomic issues. J. Flis said they are dealing with manufacturer issues and production dates which are impacted by national issues that cause them to deal with supply issues. T. Laughlin emphasized that it impacts schedules such as occupancy and budgets. B. Chasse said they are tracking daily on certain items and assess the impacts of the delivery of units. J. Flis said they have impacts on production dates and said it has caused schedule impacts and they are doing workarounds on the construction schedule. He and B. Chasse will do an assessment and report back on the occupancy date. M. Vogt asked about the date that was previously approved. T. Laughlin said the team is working on it and has to also work with local officials and the state to ensure occupancy is approved per requirements. He also stressed the team has worked through extreme weather conditions that have modified schedules. There are certifications that must be approved and in place. He also emphasized that the town has part-time officials that need to sign off and there needs to be appropriate runways in place to secure needed sign-offs.

⇒ ARCHITECTURAL PROGRESS UPDATE (ANTINOZZI)

Per M. LoSasso they are focusing on submittals that require consideration and are trying to find expedient solutions to any problems. They have received and concluded final bids on the technology package. This will enable them to have a more complete picture of the final project cost and finalize the 1049-R submission back to the state for reimbursement. They continue to visit the construction site each week and sometimes multiple times per week.

K. Merkel thanked everyone for the communication as timelines get tight. T. Laughlin emphasized they are getting to the end of the complicated project and during tough economic times and that the committee needs to stay aligned and communicate with the community.

K. Merkel said the December meeting may be tough to meet so the committee may need to set a special meeting.

FUTURE MEETINGS

Monday, October 19, 2026 – Regular Meeting
TBD – Special Meeting if Required

ADJOURNMENT

K. Merkel adjourned the meeting at 10:06 A.M.

Respectfully submitted by Christine D. Aruza, clerk for the School Building Committee, on
September 30, 2026.