

Thomaston Opera House Building Committee
Special Meeting Minutes
Tuesday, June 30, 2026
Selectman's Conference Room



In attendance: Mike Burr, Dave Colavecchio, Jeff Dunn, Matt Stancavage, Frank Treglia

Call to Order 6:04 PM

Previous meeting minutes: Motioned made to accept the minutes of the April 27, 2026 Building Committee with correction of adjournment time to 6:52 PM (not 5:52 PM) by D. Colavecchio, 2nd by M. Stancavage. Motioned passed unanimously.

Communications: M. Burr will be creating an electronic file of all pertinent documents from Phase 1

Old Business

- Phase 1 Update – Budget, Closeout items: BCC owes the committee “As Built” drawings with notes. M. Burr has requested drawings with both printed and electronic versions
- A motion to pay \$8800 to United Controls for work on the HVAC units by the elevator on levels 4 and 6 was made by D. Colavecchio, 2nd by M. Stancavage. Motioned passed unanimously.
- M/ Burr discussed the need for a central location to store all project file, warranties etc. Past building drawings and documents are not in a designated area at this time.
- Phase 2 Discussion – RFPs, DECD update (Gary), Scope of Work, Wall proposal – There was some discussion and little to report. No action taken.

New Business

- DECD Phase 1 Closeout Documents- Nothing to report
- BCC Phase 2 CM Proposal- No proposal received. Tabled until further notice.
- Phase 2 scope. The committee agreed to concentrate first on the plaster/restoration of the auditorium walls as a “Phase 2A” that can continue without additional architectural work. A Request for proposals is being developed for restoration companies and work is slated to begin late December 2026 with a completion in March 2027. In the meantime, the committee will continue to develop a bid package for architectural work needed for the completion of Phase 2.
- Phase 2 Scaffolding M. Burr talked with the scaffolding company that did phase 1. He reported that Phase 2 scaffolding will be less invasive. There are plans being formed to limit the amount of time the auditorium would be closed. There could be an arched scaffold unit at the entrance. Seating may need to be altered as needed.
- Men's Dressing Room HVAC control faults- The immediate remedy is to hit reset. J. Ouellette is aware and working on the problem.
- Site walk
- Next Meeting Date – July 28, 2026 6:00 PM

Motion to adjourn at 6:46 PM by D. Colavecchio, 2nd by M. Stancavage. Motioned passed unanimously.