

**Central Falls School District Building Committee**  
**December 13, 2010**  
**Minutes of the Meeting**

A meeting of the Central Falls Schools Building Committee was held on Monday, December 13, 2010 in the Central Falls High School in Central Falls, Rhode Island, Library.

At 1:02 p.m., Frances Gallo, Superintendent of Central Falls Schools, called the meeting to order. Committee members present were: Frances Gallo, Giovanna Venditti, Ed Vandette, and Joe Nield. Committee members not present were Marie Twohey, Ellen Eggeman, Todd Olbrych, Kathy Gaouette, Sonia Rodrigues and Anna Cano-Morales. Other attendees were: Mario Papitto, Jim Smith, and Ed Lupinek.

Voting members in attendance were: Frances Gallo, Giovanna Venditti, Ed Vandette, and Joe Nield. Voting members not in attendance were: Marie Twohey, Ellen Eggeman, Todd Olbrych, Kathy Gaouette, Sonia Rodrigues and Anna Cano-Morales.

The minutes of the meetings were discussed and reviewed by the members. A motion to approve the minutes was made by Mr. Vandette, seconded by Venditti and approved unanimously.

Jim Smith of ANC was in attendance to discuss his company's Owner's Representative Clerk of the Works proposal. He explained the role his company would play in the construction projects. They would not be making any decisions but they do make sure that the plans and specifications correspond to each other. If any issues were found they would contact Mr. Lupinek or Mr. Vandette. Mr. Smith handed out a sample of the Daily Construction Report that they use. Once the report is completed, copies are provided so that everyone is aware of what is going on a daily basis. They review the wage sheets to record and compare them to their reports as well.

Dr. Gallo and Mr. Lupinek will be working on the Commissioning Agent RFP. It was agreed to recess and come back to meet in order to approve it in a timely manner.

Dr. Gallo received a letter from Ameresco stating that they had carefully assessed the information but could not modify their proposal but remain interested in Central Falls. A motion to not go forward with the ESCO at this time was made by Mr. Nield, seconded by Ms. Venditti and was approved unanimously.

Mr. Lupnick gave the committee members a list of school-related projects budget reconciliation.

No other business or new bills were discussed.

A motion to recess until Wednesday, December 15 at 1:00 PM was made by Ms. Venditti, seconded by Mr. Nield and approved unanimously.

Conclusion of the December 13<sup>th</sup> meeting – Wednesday the 15<sup>th</sup> – attending Todd Olbrych, Marie Twohey, Joe Nield, Ed Lupinek, Ed Vandette, Ellen Eggeman, Giovanna Venditti, James Smith

Mr. Smith walked the committee through his proposal and how he would conduct the fulfillment of the contract. A vote to accept his proposal was taken and approved unanimously.

Mr. Lupinek agreed to revise the JAED proposal on extended projects.

It was agreed to have an informal meeting on December 20<sup>th</sup>.

A motion to adjourn was made by Ms. Twohey, seconded by Ms. Venditti and approved unanimously.

A meeting for a general discussion – no votes taken – was held on December 20, 2010. Those in attendance were: ANC's Jim Smith, Joe da Silva, Ed Lupinek, Ed Vandette, Mario Papitto, Marie Twohey, Ellen Eggeman, Joe Nield, Giovanna Venditti, Kathy Gaouette, and Frances Gallo.

The committee received a copy of a letter from Commissioner Gist to Rosemary Gallogly referencing the full scope of work necessary in the district.

The committee received and reviewed Studio JAED's Concept Scope of renovations to CFHS as revised.

The committee reviewed ANC's contract; suggested revisions; will seek approval for signature and forwarding to CF Receiver.

**Next meeting will be held on Wednesday, January 5, 2011.**