

TOWN OF NEWINGTON
TOWN HALL RENOVATIONS PROJECT BUILDING COMMITTEE
SPECIAL MEETING MINUTES

June 21, 2016

Town Hall Lower Level, Conference Room L101

- I. Call to Order – Mr. Baron, as staff liaison to the Committee, called the meeting to order at 5:00 PM.
- II. Roll Call – Members present: David Nagel, James Marocchini, P. Joseph Harpie, Chris Miner, and Ed Murtha. Others present: Members of the public; Mayor Roy Zartarian; Tanya Lane, Town Manager; David Langdon, Director of Facilities Management; and Jeff Baron, Director of Administrative Services. The Committee members introduced themselves and briefly stated their respective backgrounds.
- III. Charge of the Committee - Mr. Baron read the following charge, as adopted by the Newington Town Council on May 10, 2016: “The Committee is charged to work with the Town Manager (or his/her designee) and other appropriate Town staff in the oversight of renovations and/or modifications to the Town Hall, including the Mortensen Community Center and shall do such work in accordance with Chapter 8, Article X (Project Building Committees) of the Code of Ordinances; and that the Committee is charged to maintain ongoing collaboration with the Library Expansion Public Building Committee in order to coordinate the designs of both projects and eliminate redundancies; and the Committee shall remain mindful of taxpayer concerns and keep the project cost below \$25 million.” Mr. Baron noted that the relevant section of the Code of Ordinances had been distributed to the Committee that evening, that two members of the Committee were also on the Library Addition/Renovation Project Building Committee, and that the staff liaisons were assigned to both Committees.
- IV. Election of Officers – Mr. Harpie nominated Chris Miner as Chairperson of the Committee. A second to the nomination was made by Mr. Murtha. No further nominations or discussion. The nomination was accepted by a vote of 5 YES to 0 NO. Mr. Miner chaired the meeting from this point forward. Mr. Nagel nominated Joe Harpie to serve as the Vice Chairperson. A second to the nomination was made by Mr. Murtha. No further nominations or discussion. The nomination was accepted by a vote of 5 YES to 0 NO.

- V. Public Participation – Rose Lyons, 46 Elton Drive, regarding communication by the Committee.
- VI. Prior Project Related Activity – Mr. Baron gave a brief outline of previous Town Hall Renovations Project Building Committee activities since 2008, including the two project proposals of 2014 and 2015 that were rejected. He mentioned the DTC second opinion study of the Town Hall authorized by the current Town Council. Mr. Langdon asked the Committee if they would invite DTC to the next meeting to go over their report and explain their activity in detail.
- VII. Other Business Pertinent to the Committee – Chairperson Miner requested that the Committee members agree on a schedule, that a walkthrough of the building be scheduled, that staffing levels be identified, and that DTC be asked to attend the Committee’s next meeting. The Committee agreed by consensus to meet on the 1st and 3rd Wednesdays of each month, as those were evenings when conference room L101 is normally available, and that meetings would be held at 5:00 PM. July 6th will be the next meeting date for the Committee. Mr. Baron recommended the Committee adopt a protocol regarding public participation. The Chair stated that he wanted as open a dialogue as possible, and to make every effort to have a bi-partisan effort to achieve whatever the Committee can agree on. Mr. Harpie requested that the Committee consider the design/build bid concept versus the design-bid-build format. He believes that the design/build concept was used for the High School athletic field construction during Mayor Mazzoccoli’s tenure. Mr. Baron was directed to provide the previous space needs study. The Chair observed that there was no need to replicate studies or information, the Committee should use what is already available. Mr. Harpie asked if any of the earlier Committees had anticipated possible relocation of the Board of Education Offices and was told that yes, they had. The Chair stated that he would like the Committee to acknowledge the needs of the departments within the building. He would also like it to consider the needs of the library. Mr. Marocchini requested a contact list be provided to each Committee member.
- VIII. Public Participation – Rose Lyons, 46 Elton Drive, regarding suggestions for the Committee. Don Woods, 82 Ivy Lane, regarding his thoughts on the project and his hopes for the Committee.
- IX. Response to Public Participation – Mr. Marocchini and Mr. Harpie responded regarding communication. The Chair concluded by saying that the Committee has a common theme and a goal. It needs to plan for the future, explore the reports provided to it, and to move with expediency.
- X. Adjournment – the meeting adjourned at 5:45 PM.