

High School Building Committee  
 Revere High School Committee Room  
 101 School Street  
 Revere, MA 02151

Mayor Patrick Keefe- Chair		Susan Gravellese-Vice Chair	
Stacey Bronsdon-Rizzo	Christopher Bowen	Christopher Ciaramella	Donald Ciaramella
Anthony Cogliandro	Dianne Kelly	Don Martelli	Joshua Miranda
Michael Piccardi	Nicholas Rystrom	Tom Skwierawski	John Stamatopoulous
Carl Svendsen	Richard Viscay	Brian Dakin	Linda Liporto
Jim Rogers	Lynn Stapleton	Robert Bell	Daniel Colli
Joe Drown	Dawn Guarriello	Mark McCarthy	Leah Schroeder
Jim Hervol	Rachel Whitemore	John Laperle	Dave Gorman
Kristy Lyons	Tim Ericson	Chris Hamel	

**Meeting Minutes March 26, 2025**

A meeting of the High School Building Committee was held on March 26, 2025 at 5:30 pm, online via Zoom Meeting format. Committee members and attendees present were:

<b><u>Voting Member</u></b>	<b><u>Present</u></b>	<b><u>Absent</u></b>	<b><u>Notes</u></b>
Patrick Keefe-Chair		X	
Stacey Bronsdon-Rizzo	X		
Christopher Bowen	X		
Christopher Ciaramella	X		
Donald Ciaramella		X	
Anthony Cogliandro		X	
Susan Gravellese	X		
Dianne Kelly	X		Arrived 5:38p
Don Martelli	X		
Joshua Miranda	X		
Michael Piccardi		X	
Nicholas Rystrom	X		
Tom Skwierawski		X	
John Stamatopoulous	X		
Carl Svendsen	X		
Richard Viscay	X		Arrived 5:44pm
<b><u>Project Team Members</u></b>			
Brian Dakin	X		Leftfield-Project Manager
Linda Liporto	X		Leftfield-Project Manager
Jim Rogers		X	Leftfield Owner
Lynn Stapleton		X	Leftfield-Project Executive
Robert Bell		X	Perkins Eastman-Principal-Educational Programming
Daniel Colli	X		Perkins Eastman-Principal-Project Manager
Joe Drown		X	Perkins Eastman-Principal In Charge
Dawn Guarriello	X		Perkins Eastman-Associate Principal-Designer
Nasra Nimaga		X	Perkins Eastman
Mark McCarthy		X	Perkins Eastman-NY Branch
Leah Schroeder		X	Perkins Eastman-Boston Branch

Ti Johnson		X	Warner Larson-Associate Principal
Sameer Bhoite		X	Warner Larson-Design Director
David Warner		X	Warner Larson-Owner
Jim Hervol		X	Consigli Project Executive
Rachel Whitermore		X	Consigli Senior Project Manager
John Laperle		X	Consigli General Superintendent
Dave Gorman		X	Consigli Senior Superintendent
Kristy Lyons		X	Senior Pre-Construction Manager
Tim Ericson		X	Chief Estimator
Chris Hamel, LEED AP		X	Senior M/E/P Manager

Attendees: RevereTV, Joseph Lewin, Claudia Correa-City of Revere, Ed Terrell, Jr., Nick Emma-Perkins Eastman, Jason Flood-Consigli, John LaMarre  
Susan Gravellese called meeting to order at 5:33pm.

**2-Approval of Meeting Minutes from February 26, 2025**

Motion to approve February 26, 2025 meeting minutes was made by Stacey Bronsdon-Rizzo, Don Martelli 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly			X	
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay			X	

**3-Vote to Approve February Invoices for Processing**

Motion to approve February 2025 services invoice 48 for Leftfield, LLC in the amount of \$118,112.00 was made by Stacey Bronsdon-Rizzo, Susan Gravellese 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	

Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay			X	

Motion to approve February 2025 services invoice 0087970.01.0-8 for Perkins Eastman in the amount of \$943,791.59 was made by Stacey Bronsdon-Rizzo, Susan Gravellese 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay			X	

Motion to approve February 2025 services invoice 26 for Consigli Construction Co, Inc., in the amount of \$93,938.00 was made by Susan Gravellese, Christopher Ciaramella 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	

Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay			X	

#### **4 - 60% Construction Document Update**

Leftfield (Brian Dakin) presented. The team briefly discussed the various stages of the construction document phase. Susan Gravellese questioned if the team has projected how the tariffs will affect our budget. The team’s response was yes, there is a contingency of \$1.5mil to cover the uncertainties and tariff gap.

The team discussed the proprietary specifications for the security systems at the construction site. Dianne Kelly noted Jonathan Ferrara who oversees our whole IT department worked closely with the City of Revere IT department and is deeply involved with these selections and is on board with this decision. A motion to approve the following security systems are proprietary specifications for the Revere High School Project: LenelS1 OnGuard for the Access Control System, Genetec OminiCast for the Video Management System, Honeywell for the Intrusion Detection System, Aiphone IX Series for the Video Intercoms, and the Axis Communications for the Video Management Cameras was made by Stacey Bronsdon-Rizzo, Susan Gravellese 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay	X			

The team explained a soil monitoring service is required to support construction by an independent licenses site professional who can provide reports and on-site monitoring for actions related to soil disturbance. This service will be funded by the owner’s soft contingency. The owner’s soft contingency is used for design services, permitting related items, contracts and typically this is used for furniture if needed. The hard cost contingency is used for change orders for scope of construction, and if we hit surprises during construction. Chris Ciaramella questioned what will they be doing that the LSP [Licensed Site Professional] on site won’t be doing? The team responded in terms of DEP, Sandborn

Head becomes the LSP, they cannot do the design or monitoring, but it is having an independent monitoring and filing the reports. On the design side we have folks who plan for this but on the construction side we have to bring in an independent firm. Chris Ciaramella questioned if this was planned why wasn't there a value attached? The team responded we were planning on this but we couldn't put a value on it in advance. A motion to approve Perkins Eastman Contract Amendment #4 and Budget Revision Request (BRR)-6 for Sanborn Head services relating to soil testing, reporting and on-site monitoring totaling \$121,990 was made by Stacey Bronsdon-Rizzo, Susan Gravellese 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			
Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay	X			

Comm-Tract Corporation is Revere's proprietary vendor for fiber/data services. The scope of this proposal will extend the City's existing fiber service loop to the Wonderland site and provide data for the construction trailer complex. This item will be committed towards the Utility Company Fees budget line. The team noted Comm-Tract will need to be brought back when the building is built, to pull the fiber into the complex. Dianne Kelly briefly explained how the fiber optic network works for the schools and the city buildings, noting there are extra loops. She also noted the capacity of the fiber network is not a concern, it was built in when the network was built. A motion to approve Comm-Tract Corporation proposal dated February 28, 2025 to provide initial fiber/data services to the Wonderland site in the amount of \$24,382.75 was made by Stacey Bronsdon-Rizzo, Susan Gravellese 2<sup>nd</sup> the motion.

Roll Call:

<b><u>Voting Member</u></b>	<b><u>In Favor</u></b>	<b><u>Opposed</u></b>	<b><u>Absent</u></b>	<b><u>Abstain</u></b>
Patrick Keefe-Chair			X	
Stacey Bronsdon-Rizzo	X			
Christopher Bowen	X			
Christopher Ciaramella	X			
Donald Ciaramella			X	
Anthony Cogliandro			X	
Susan Gravellese	X			
Dianne Kelly	X			

Don Martelli	X			
Joshua Miranda	X			
Michael Piccardi			X	
Nicholas Rystrom	X			
Tom Skwierawski			X	
John Stamatopoulous	X			
Carl Svendsen	X			
Richard Viscay	X			

**5-Public Comment**

There is no public comment at this time.

**6-Other Business/Discussions**

There is no other business/discussion at this time.

**7-Vote to Adjourn Meeting**

Meeting was adjourned at 6:08p.