

Minutes
Bungay Elementary School Building Committee
Regular Meeting
October 14, 2025 at 7:00pm
Seymour Board of Education
Central Office
Seymour, CT 06483

Members Present: Rebecca Bennett, Fred Stanek, Dr. TJ Nobili, Peter Kubik
Beth Nesteriak, Ed Strumello, Trisha Danka & Andy North

Members Absent: Tim Connors

Others Present: Dr. Susan Compton (Superintendent of Seymour Schools), David Willadsen (Assistant Principal of Bungay School), Michael LoSasso from Antinozzi Associates, Jim Giuliano from CSG Construction Solutions, Renee Guliuzza (Bungay School Rebuild Alliance Member), Kristen Bruno (Board of Education), Raymond Weily from Colliers, Joe Vetro & Corey Morin from O&G.

Item 1: Call meeting to order.

Fred Stanek called the meeting to order at 7:21pm.

The Committee and others present enjoyed a nice dinner donated by Zois Pizza Palace in Seymour prior.

Item 2: Pledge of Allegiance.

David Willadsen led the committee in the Pledge of Allegiance.

Item 3: Public Comment.

There was no public comment.

Item 4: Discussion and take possible action regarding approval of the Committee's Minutes of the September 9, 2025 Regular Meeting.

Rebecca Bennett made a motion to approve the minutes of the September 9, 2025 Regular Meeting.

Beth Nesteriak seconded the motion.

Vote: 8 yes 0: No 0: abstention

Dr. Nobili

Fred Stanek

Rebecca Bennett

Beth Nesteriak

Peter Kubik

Ed Strumello

Andy North

Thomas Nobili

Item 5: Discussion regarding the results of the October 9, 2025 referendum for the financing of Bungay Elementary School 11:

Fred Stanek reported that October 9, 2025 was a phenomenal night for the people of Seymour. Fred stated that more than anything, "The Children Won!!" Fred Stanek made a special thank you to Rebecca Bennett and the Bungay School Rebuild Alliance. Fred also thanked Dr. Susan Compton and Shannon Levey for all their hard work. Also, First Selectwoman Ann Marie Drugonis for creating this committee and Antinozzi and Associates for their hard work and patience with the project.

Fred informed all members present a recap on the referendum. **On October 9, 2025, 2,135 Seymour residents came out and voted. There were 1,744 YES (83%) and 391 NO's.**

Beth Nesteriak emphasized the significant role the Bungay School Rebuild Alliance played in this victory and reported that it is very important to keep them in the process. The transparency of the Alliance is what won this vote, and Beth reported we need to keep that transparency going. All committee members agreed.

Pete Kubik and Trisha Danka were both also very thankful to Rebecca Bennett and the Bungay School Rebuild Alliance. Both Pete and Trisha reported that they would like to have a party of some sorts to celebrate all the hard work of the alliance.

Item 6: Recognition of the Bugay School Rebuild Alliance.

All committee members had previously stated their extreme appreciation for the Alliance. Rebecca Bennett and Renee Guliuzza reported that this is not it for the Alliance group. The Alliance wants to continue to promote transparency and do good in Seymour.

Trisha Danka mentioned that during this next phase, we will want to keep the Planetree Philosophy in the back of our minds. While financially we may not be able to incorporate everything in the beginning we may be able to have it set up for the future.

Fred Stanek shared a letter with the committee that he wrote to Patrick Charmel, CEO of Griffin Hospital (see attached).

Rebecca Bennett discussed some of the ideas (vegetable gardens, virtual fish tanks, quiet room, etc.). Rebecca also mentioned that currently one of the Alliance members, Jessica Nunez, is at a National Planetree Conference currently. Rebecca will bring some ideas and plans to the next meeting. Community members have already offered to donate items to help incorporate this philosophy into our school. Bungay School will be our proof of concept, however, it is anticipated that this philosophy will be incorporated into all Seymour Schools at some point.

Item 7: Discussion and take possible action, if necessary, regarding the State Grant Application for Reimbursement filed with Connecticut Department of Administrative Services.

The official vote will need to be sent to the state along with the approval from the Board of Education of the updated Educational Specifications. Michael LoSasso did report that the state asked a few questions. Dr. Compton was prompt on getting back to the state and the state appears satisfied.

Item 8: Discussion and take possible action regarding the development of a Request for Proposals for architectural and construction plans for Bungay Elementary School 11.

T Danka asked Michael from Antinozzi if there were any further reimbursements moving forward. Michael reported that it was all figured in and nothing more that they are aware of at this point.

Pete Kubik and Beth Nesteriak agreed to work on developing an RFQ and RFP. Tim Connors had also agreed to work on this in this sub committee. It was discussed that once the RFQ and RFP were completed it would be advertised for approximately one month. The committee agreed that we would begin interviewing architects in January of 2026. At this point we will know our exact funding from the state. Beth reported that she will have these proposals completed to bring to the November meeting for the committee to review. Per the state we must interview at least 4 different architectural groups. Both the RFQ and RFP will be submitted in one publication as done in the past.

It was asked by a committee member who else will we look at needing to hire in the process. Michael reported that it is recommended to have an Owner's Project Representative. This representative does a significant amount of schedule management, close outs through the state process. The Owner and Architects work hand in hand throughout the process.

A Construction Manager is responsible for pre construction samples, design processes and the different phases.

Design Professional will work closely with cost estimators in development and design of the school. The Design professional will also aid in documentation to the state through the portal.

Lastly, a Geotechnical Engineer is recommended. This engineer is responsible for the water capacity of the soil. This can be done earlier in the process. There were contingencies in place in regards to surprise findings with the soil or water, but only in percentages.

When asked about a time line from Andy North and Rebecca Bennett, Michael reported that the conceptual design process takes about 10 months to complete. The actual building of the school takes on average 16-18 months. Fred Stanek reiterated to the committee that we will need to be very conservative as we go. It was also reported that electrical boards on average can take up to a year to build out. Pete Kubik mentioned that now is the time since the cost of some of the building materials has gone down.

Item 9: Committee members comments:

Members of the committee again thanked the Bungay School Rebuilding Alliance for their amazing work and leadership. Great appreciation was also expressed to the owner of Zois Pizza Palace for an amazing dinner to help the committee celebrate.

Item 10: Public comment;

No public comment at this time.

Item 11: Adjournment.

Fred Stanek adjourned the meeting at 8:15pm

Respectfully submitted,

Rebecca Bennett

Secretary for Bungay School Building Committee



Rebecca Bennett, RNC

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Seymour Schools Head Nurse

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