



TOWN OF LEDYARD

Permanent Municipal Building Committee

Meeting Minutes

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Chairman
Joseph Gush

Regular Meeting

Monday, May 5, 2025

5:30 PM

Town Hall Annex - Hybrid Format

REMOTE MEETING INFORMATION

Join Zoom Meeting

<https://us06web.zoom.us/j/82082020352?pwd=x4cRaanRM7Z5uUbDiaMFt8bgIt1lIq.1>
Meeting ID: 820 8202 0352 Passcode: 126394 • +1 646 558 8656 US (New York)

I. CALL TO ORDER

II. ROLL CALL

- Present** Committee Member Gary Schneider
 Committee Member Gerald Tyminski
 Chairperson Joseph Gush
 BOE Representative Kate DiPalma-Herb
- Excused** Committee Member George Hosey
 BOE Representative Jennifer Reguin
- Absent** Committee Member Elizabeth Peterson

In addition, the following were present:

Mathew Bonin - Finance Director

Kristen Chapman - Mayoral Assistant, PMBC Support Staff

III. JULIET LONG HVAC PROJECT UPDATES

- MOTION to amend MOTION to approve Bid Proposal from Colliers Project Leaders not to exceed \$110,000 for RFP/RFQ Bid #24-8 (Juliet Long HVAC Installation Owner's Representative Services) pending approval of an additional appropriation of \$1,250,000 through Referendum Vote on May 20 to remove the following "pending approval of an additional appropriation of \$1,250,000 through Referendum Vote on May 20".

Chairman Gush stated there are two bids to look at and this needs to be done as soon as possible if the Referendum passes.

MOTION to reject from consideration the bid proposal from LJR Core Build Group, LLC for RFQ/RFP Bid #24-8 (Juliet Long HVAC Installation Owner's Representative Services) due to a principal individual's involvement in a bribery scheme on a prior school construction project.

Discussion:

Chairman Gush stated it is in the public records that the individual pleaded guilty and also stated they should have reservations on accepting that bid. Chairman Gush stated the husband and wife made the presentation for LJR LLC, and it was brought to attention when looking at references that this did happen. Mr. Tyminski agreed stating he looked up the individual on the internet and he agrees. Chairman Gush stated the phrase he received from the Mayor was to have reasonable justification and he believes we have reasonable justification.

RESULT: APPROVED AND SO DECLARED

MOVER: Gerald Tyminski

SECONDER: Kate DiPalma-Herb

AYE 4 Schneider Tyminski Gush DiPalma-Herb

EXCUSED 2 Hosey Reguin

ABSENT 1 Peterson

MOTION to approve Bid Proposal from Colliers Project Leaders not to exceed \$110,000 for RFP/RFQ Bid #24-8 (Juliet Long HVAC Installation Owner's Representative Services) pending approval of an additional appropriation of \$1,250,000 through Referendum Vote on May 20, 2025.

In addition, request a Bid Waiver to Colliers Project Leaders not to exceed \$110,000 due to receiving fewer than the required three bid in response to Bid #24-8 (Juliet Long HVAC Installation Owner's Representative Services), in accordance with Ordinance #200-001 (rev 1) "An Ordinance for Purchasing"

Discussion:

Chairman Gush gave Ms. Chapman the sealed pricing proposal from Colliers Project Leaders to open. Ms. Chapman stated the bid provided was \$110,000 for pre-construction, construction and close out fees. Mr. Schneider inquired what the proposal date was for those numbers. Ms. Chapman responded November 26, 2024. Mr. Tyminski inquired if there was a time limit to respond to the bidders. Ms. Chapman stated that Mr. Donaldson had informed both bidders that the bid was on hold. The Committee discussed the process required for a bid waiver as well as time constraints for the project.

RESULT: APPROVED AND SO DECLARED

MOVER: Gerald Tyminski

SECONDER: Kate DiPalma-Herb

AYE 4 Schneider Tyminski Gush DiPalma-Herb

EXCUSED 2 Hosey Reguin

ABSENT 1 Peterson

OLD BUSINESS

1. Any Old Business proper to come before the Committee

There is a Special Town Meeting scheduled for May 12, 2025 at 6:30 p.m. to discuss the JWL HVAC additional appropriated and borrowing authorization.

IV. NEW BUSINESS

1. Any New Business proper to come before the Committee

None

V. ADJOURNMENT

Mr. Tyminski moved the meeting be adjourned, seconded by Mr. Schneider

The meeting adjourned at 5:46 p.m.

VOTE: 3-0 Approved and so declared

Respectively Submitted,

Chairman Gush
Permanent Municipal Building Committee