FIFTEEN ROPE FERRY ROAD Town of Waterford WATERFORD, CT 06385-2886

Oswegatchie Fire Station Building Committee

April 16, 2026

Pledge of Allegiance

Meeting called to order at 6:30 pm

Members Present:
Robert Tuneski, Rocco Bracciale, Ursula Moreshead, Richard Muckle, Kathleen Elbaum, Wayne Gilpin

Members Absent:
Matthew Blankenship, Timothy Sullivan, Paul Rafuse

Guests:
Steve Smith, Eric Cantar, Tim McCarthy (Solli Engineering), Christopher Haley, Kimberly Allen

Public Comment:
None

Opening Remarks:
None

Review and Approve Meeting Minutes:

MOTION by R. Muckle, second K. Elbaum to add the meeting minutes dated 3/19/26 to the agenda for approval.
FOR: Unanimous

R. Tuneski introduced the new member on the committee, Ursula Moreshead.

MOTION by R. Muckle, second K. Elbaum to approve the 3/19/26 meeting minutes.
FOR: Unanimous

Invoice Payments:

MOTION by R. Bracciale, second K. Elbaum to approve the payment of $5,250.00 to US Bank, invoice #8108820 dated 3/9/26.
FOR: Unanimous

MOTION by R. Muckle, second U. Moreshead to approve the payment of SPA, invoice #26-505 dated 4/1/26 in the amount of $6,070.
FOR: Unanimous

MOTION by K. Elbaum, second R. Muckle to approve the payment of N. Kepple Law, LLC, invoice #82 dated 4/6/26 in the amount of $1,611.50.
FOR: Unanimous

MOTION by K. Elbaum, second W. Gilpin to approve Munistat, referencing PO# 260588 dated 3/11/26 in the amount of $13,000.00.
FOR: Unanimous

Old Business:

a. Traffic signal – Solli Engineering presented the options and relative costs under new business. Handouts were distributed. (Attachment 1)
b. DOT Permit - Contractor (Secondino) is responsible for filing for encroachment permit for curb cuts.
c. C. Haley recommended "Station 4 Oswegatchie) as the name of new firehouse via email to the First Selectman.
d. Meaning of RCRA8 TCLP – email from S. Smith explaining the meaning. (Attachment 2)

Current Business:

a. Construction Schedule

   1. S. Smith stated the contract between the contractor, (Secondino), and the Town has been executed. The building department is currently reviewing the plans and will issue a building permit once approved.

b. Review and action on station traffic light or traffic signs
   Tim McCarthy explained the existing set up being an emergency signal plus signs displaying a fire truck indicating a Fire Station is ahead. Options presented and explained:

   1. Similar to the current set up
      a. New light would require new span pole assemblies
      b. Estimated cost - $300,000.00 to $400,000.00
      c. 3-5 weeks for design

d. 2-4 months for DOT
e. 3-5 weeks bidding
f. 10-14 months construction due to equipment lead time

2. Signs displaying a fire truck with yellow flashing beacons
   a. Estimated cost - $75,000.00 to $100,000.00
   b. 2-3 weeks for design
   c. 2-4 months for DOT
   d. 3-5 weeks bidding
   e. 4-6 months construction due to equipment lead time

The biggest difference between the two options is the signal is regulatory – the law requires vehicles to stop for the red light. The flashing signs are a warning device which the law does not require a vehicle to stop. Another difference is the signs are able to be solar powered or hard wired.

The Local Traffic Authority would authorize or deny the option brought before them. The DOT has the final sign-off on the option.

Director Haley asked if the LED lights embedded around the sign is a choice. The DOT would make the final decision on this type of sign. E. Cantar and T. McCarthy will look into this.

U. Moreshead asked if the current concern with the control of traffic now. If not is the traffic signal warranted? R. Tuneski believes Chief Balestracci stated the current traffic does not warrant a light. U. Moreshead asked which power option is more sustainable and is there a life expectancy to where they would need replacement? T. McCarthy – cost is comparable for solar or wired. R. Muckle stated due to cloudiness and snow in the winter, in his opinion, solar is not as reliable as hard wiring.

W. Gilpin stated the firefighters voted for an overhead light. Therefore does not believe there is a decision to be made.

R. Tuneski stated the committee could vote on referring the overhead light to the Local Traffic Authority (LTA) for approval.

MOTION by R. Muckle, second W. Gilpin to refer to the LTA the option of an overhead emergency signal.
VOTE:
FOR: W. Gilpin, R. Bracciale, R. Muckle
AGAINST: R. Tuneski, U. Moreshead, K. Elbaum
MOTION FAILS

MOTION by R. Bracciale, second R. Muckle to table the sign option until the next meeting.
FOR: R. Tuneski, R. Muckle, R. Bracciale, K. Elbaum, W. Gilpin
ABSTAINED: U. Moreshead

New Business:

a. Ground Breaking Plans:
   When S. Smith met with R. Brule, R. Brule asked for Downes to take the lead. Downs will coordinate with the contractor on the plans.

b. Change Order Process:
   S. Smith suggested a sub-committee be formed to meet with Downes during the day on financial decisions regarding changes.

R. Bracciale stated the Town's bus trips usually pick up their passengers in the Oswegatchie parking lot. He let them know they would need to find another place.

Confirm Next Meeting Date & Objectives:
The next meeting date is May 7, 2026.

MOTION to adjourn by W. Gilpin, second U. Moreshead
FOR: Unanimous

Meeting adjourned 7:56pm

Respectfully submitted by:
Linda Finnegan, Recording Secretary

Corporate Trust Services
EP MN-WN3L
60 Livingston Ave
St Paul, MN 55107

Invoice Number:	8108820
Invoice Date:	03/09/2026
Account Number:	59928UONS
Direct Inquiries To:	
Phone:	

Town of Waterford, Connecticut General Obligation Bonds, Issue of 2026, Dated 3.10.2026, Due 3.1.2046

Accounts Included In This Relationship: 59928UONS

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP

Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
01010 Acceptance Fee Covers: 03/10/2026 - 03/11/2026	250.00	1.00		$250.00
Subtotal Acceptance Fees				**$260.00**
04125 Paying Agent, One Time Covers: 03/10/2026 - 03/11/2026	5,000.00	1.00		$5,000.00
Subtotal Miscellaneous				**$5,000.00**
TOTAL AMOUNT DUE				**$5,250.00**

The fees shown on this invoice are reflective of the most recent fee schedule or notice of fee adjustment provided by U S Bank

usbank
Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave
St. Paul, MN 55107

Invoice Number:	8108820
Account Number:	59928UONS
Invoice Date:	03/09/2026
Direct Inquiries To:	
Phone:	

TOWN OF WATERFORD
MS. KIMBERLY ALLEN
DIRECTOR OF FINANCE
15 ROPE FERRY ROAD
WATERFORD, CT 06385

Town of Waterford, Connecticut General Obligation Bonds, Issue of 2026, Dated 3.10.2026, Due 3.1.2046

The following is a statement of transactions pertaining to your account. For further information, please review the attached

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE	$5,250.00

All invoices are due upon receipt

APPROVED
VENDOR# 3109
PO# 260570 FY 26
CLOSE PO Y X N
ACCOUNT# 43323-59623
AMOUNT $5250.00
SIGN Kim Allen
DATE

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank

Town of Waterford, Connecticut General Obligation Bonds, Issue of 2026, Dated 3.10.2026, Due 3.1.2046

Invoice Number:	8108820
Account Number:	59928UONS
Current Due:	$5,250.00
Direct Inquiries To:	
Phone:	

Please mail payments to:
U.S. Bank
CM-9690
PO BOX 70870
St. Paul, MN 55170-9690

SILVER PETRUCELLI + ASSOCIATES

3190 WHITNEY AVENUE HAMDEN CT 06518
311 STATE STREET NEW LONDON CT 06320
203 230 9007 silverpetrucelli.com

Town of Waterford
Linda Finnegan
15 Rope Ferry Road
Waterford, CT 06385-2886

Invoice number 26-505
Date 04/01/2026

Project **23.352 Waterford - Oswegatchie Fire Station**

Professional services through March 31, 2026.

Description	Contract Amount	Percent Complete	Total Billed	Prior Billed	Current Billed
Schematic Design Phase	66,200.00	100.00	66,200.00	66,200.00	0.00
Design Development	110,344.00	100.00	110,344.00	110,344.00	0.00
G802#1 Construction Document Phase	286,000.00	100.00	286,000.00	286,000.00	0.00
Bid Phase	22,000.00	100.00	22,000.00	22,000.00	0.00
Construction Administration	132,000.00	1.00	1,320.00	0.00	1,320.00
Allowances - Traffic Engineering PO 250608	42,500.00	14.56	6,187.00	4,687.00	1,500.00
Allowances - Geotechnical Borings	35,000.00	35.71	12,500.00	12,500.00	0.00
Allowances - Hazardous Material Testing	25,000.00	0.00	0.00	0.00	0.00
Allowances - Boundary Survey & Wetland Delineation	15,000.00	100.00	15,000.00	15,000.00	0.00
Allowances - High Performance Buildings	25,000.00	0.00	0.00	0.00	0.00
G802#3 Add. Engineering Services	3,250.00	100.00	3,250.00	0.00	3,250.00
Total	762,294.00	68.58	522,801.00	516,731.00	6,070.00

Invoice total **6,070.00**

Invoice Summary

Description		Contract Amount	Total Billed	Prior Billed	Current Billed
Schematic Design Phase		66,200.00	66,200.00	66,200.00	0.00
Design Development		110,344.00	110,344.00	110,344.00	0.00
G802#1 Construction Document Phase		286,000.00	286,000.00	286,000.00	0.00
Bid Phase		22,000.00	22,000.00	22,000.00	0.00
Construction Administration		132,000.00	1,320.00	0.00	1,320.00
Allowances - Traffic Engineering PO 250608		42,500.00	6,187.00	4,687.00	1,500.00
Allowances - Geotechnical Borings		35,000.00	12,500.00	12,500.00	0.00
Allowances - Hazardous Material Testing		25,000.00	0.00	0.00	0.00
Allowances - Boundary Survey & Wetland Delineation		15,000.00	15,000.00	15,000.00	0.00
Allowances - High Performance Buildings		25,000.00	0.00	0.00	0.00
G802#3 Add. Engineering Services		3,250.00	3,250.00	0.00	3,250.00
Fire Protection Design		0.00	400.00	400.00	0.00
	Total	762,294.00	523,201.00	517,131.00	6,070.00

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
26-312	03/01/2026	2,887.00	2,887.00				
	Total	2,887.00	2,887.00	0.00	0.00	0.00	0.00

Approved by:

David J. Stein
Project Manager

Remit Address - 3190 Whitney Ave. Bldg 2, Hamden,CT 06518

N Kepple Law, LLC

20 South Anguilla Road, PO Box 1445
Pawcatuck, CT 06379
United States

INVOICE

Invoice # 82
Date: 04/06/2026
Due Upon Receipt

Waterford 8024
15 Rope Ferry Road
Waterford, CT 06385

00511-Waterford

Oswegatchie Bldg Comm. 2023 (BFC-23-223-001)

Type	Date	Atty/ Para	Notes	Quantity	Rate (USD)	Total (USD)
Service	03/09/2026	NK	Review Stein and Callahan emails, file review	0.40	$200.00	$80.00
Service	03/14/2026	NK	Review D Stein email and contract amendment	0.70	$200.00	$140.00
Service	03/14/2026	NK	Prep for and attend Bldg Committee meeting, tc w RT, tc W RB, tc w Atty Callahan	2.60	$200.00	$520.00
Service	03/15/2026	NK	Prep for and attend Zoom mtg w Shea D, D Stein, Steve S, review AIA contract	0.80	$200.00	$160.00
Service	03/17/2026	NK	TC w S Davy re Contract, ofc w Eric C, review emails	0.40	$200.00	$80.00
Service	03/19/2026	NK	Prep for and attend Bldg Committee meeting, tc w RT, tc w RB	1.50	$200.00	$300.00
Service	03/20/2026	NK	TC w S Davy re contract status, tc w RT, TC w Atty McNamara, review SD emails	0.80	$200.00	$160.00
Service	03/31/2026	LP	Complete OP-236 and deed acknowledgments.	0.30	$105.00	$31.50
Service	03/31/2026	NK	TC w RB re Construction Contract w Secondino, TC w Atty Anderson re Gardner property abutting Fire Station	0.70	$200.00	$140.00

Total $1,611.50 USD

Please make all amounts payable to: N Kepple Law, LLC

Munistat Services, Inc.
129 Samson Rock Drive, Suite A
Madison, CT 06443
www.munistat.com

Munistat

March 11, 2026

Bill To

Kimberly Allen, Director of Finance
Town of Waterford
15 Rope Ferry Road
Waterford, CT 06385

Remit To

Munistat Services, Inc.
129 Samson Rock Drive, Suite A
Madison, CT 06443

Item Description	Amount
2026 Bond Issuance	$13,000.00

Total Cost $13,000.00

Make all checks payable to Munistat Services, Inc.

If you have any questions concerning this invoice, use the following contact information:

Susan Caron
129 Samson Rock Drive, Suite A
Madison, CT 06443
Phone: 860-372-1887

Thank you for your business!

APPROVED
VENDOR# 2560
PO# 260588 FY 26
CLOSE PO Y____ N X
ACCOUNT# 43323-57673
AMOUNT $13,000
SIGN [signature]
DATE 4/7/26

Attachment 1

Linda Finnegan

From: Steve Smith <ssmith@downesco.com>
Sent: Tuesday, April 14, 2026 9:59 AM
To: Ted Olynciw
Cc: Bob Tuneski; Linda Finnegan
Subject: Oswegatchie Fire Station - Soils testing meaning of report

Ted,

I hope your retirement from the Building Committee is going well. You will be missed as a resourceful member for the project. I wanted to close an item on the open items list. Mystic Air performed soils testing at the new building site and provided a report of the findings. In its review, you asked what the terms RCRA and TCLP stood for. RCRA is an EPA regulated law for governing the disposal of heavy metals and TCLP is a procedure to classify their levels of toxicity.

The RCRA 8 metals are a group of eight toxic heavy metals—Arsenic, Barium, Cadmium, Chromium, Lead, Mercury, Selenium, and Silver—regulated by the EPA under the Resource Conservation and Recovery Act (RCRA) due to their environmental and human health hazards. They are strictly monitored for toxicity and proper disposal. If waste exceeds these toxicity limits (measured in mg/L or ppm) via the Toxicity Characteristic Leaching Procedure (TCLP), it is classified as hazardous waste.

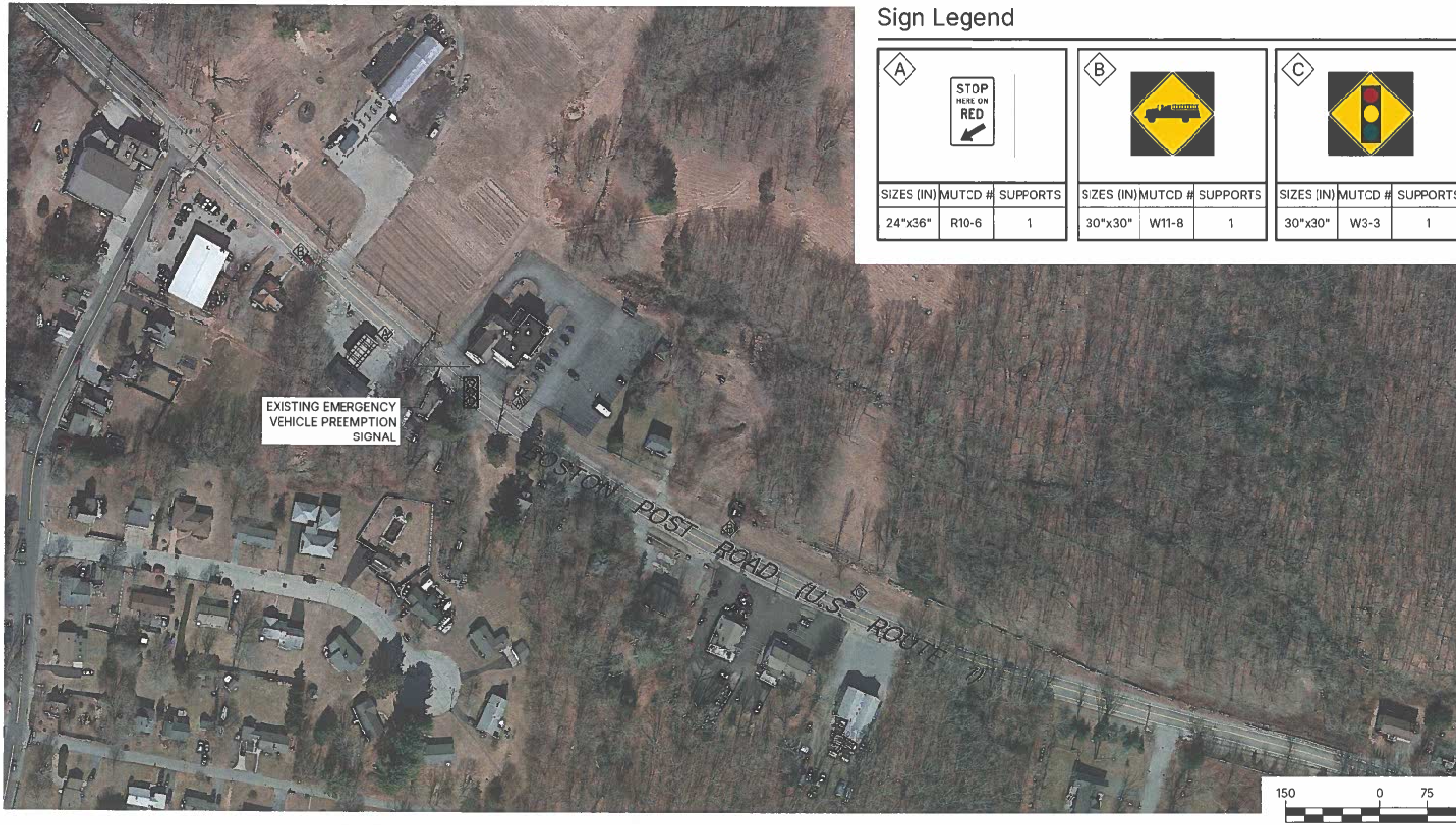
I hope this information answers your questions and is helpful. Please let me know if there are any questions.

Thank you,

Steven Smith
Project Executive, MCPPO

DOWNES CONSTRUCTION
Employee Owned • Community Invested
P: 860.229.3755 | **M:** 860.985.5139
E: ssmith@downesco.com | www.downesco.com
Connecticut | Rhode Island

Attachment 2



Sign Legend

A

STOP
HERE ON
RED

SIZES (IN)	MUTCD #	SUPPORTS
24"x36"	R10-6	1

B

SIZES (IN)	MUTCD #	SUPPORTS
30"x30"	W11-8	1

C

SIZES (IN)	MUTCD #	SUPPORTS
30"x30"	W3-3	1

Sheet Revisions:

Rev. #	Date	Description

Solli
Connecticut • Massachusetts • North Carolina
solliengineering.com

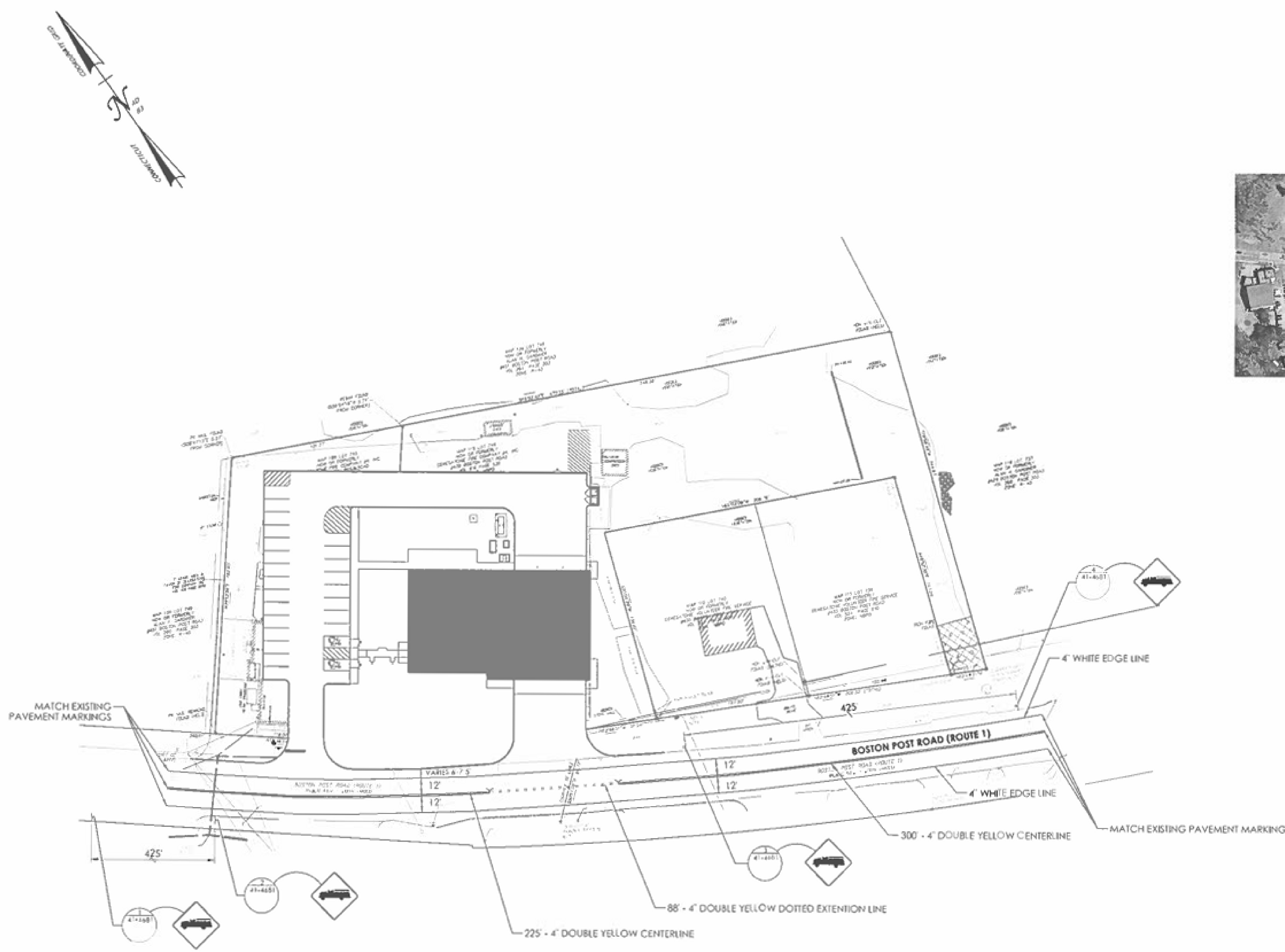
Sheet Information:

Plan Date:	04/01/26
Drawn By:	OSK
Approved By:	MFB
Project #:	26104101

Project:
Oswegatchie Fire Station
441 Boston Post Road
Waterford, Connecticut

Sheet Title:
Existing Conditions Map

Sheet Number:
Fig. 1

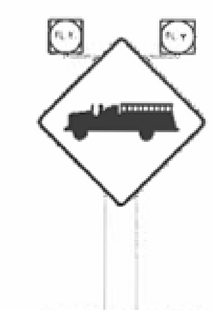


200 SCALE BLOWN UP DETAIL

Estimated Cost/Timeline

Cost: $75,000-$100,000
Timeline: Design 2-3 weeks
DOT Review & Approval: 2-4 Months
Bidding: 3-5 weeks
Construction: 4-6 Months

ALTERNATE FLASHING SIGNAL DIAGRAM



41-4681
36"X36"

INDICATORS TO HAVE LED LAMPS
FLASHING BEACON TO BE INSTALLED ON ALL SIGNS

NOTES

1. FINAL PAVEMENT MARKINGS SHALL BE EPOXY RESIN AND SHALL BE INSTALLED IN ACCORDANCE WITH STANDARD SHEET TR-1210 08 - PAVEMENT MARKINGS FOR NON FREEWAYS, UNLESS OTHERWISE NOTED.
2. INSTALL 2" RMC, 14/5 FROM FIRE SATION TO FLASHING BEACON SIGNS.
3. INSTALL CONCRETE HANDHOLE TYPE II EVERY 150-175 FEET.
4. A PUSHBUTTON WITH SWITCH TO BE INSTALLED IN THE FIRESTATION TO ACTIVATE THE FLASHING BEACONS FOR 2 MINUTES.

DRAFT

SIGNATURE BLOCK benesch DESIGNER/DRAFTER: NB CHECKED BY: SV	0 40 80 HORIZONTAL SCALE 1" = 40'	CTDOT CONNECTICUT DEPARTMENT OF TRANSPORTATION	PROJECT TITLE OSWEGATCHIE FIRE STATION	TOWN: WATERFORD	DRAWING TITLE SIGNING AND PAVEMENT MARKING PLAN	PROJECT NO. 0102-0210	DRAWING NO. SPM-01 SHEET NO.

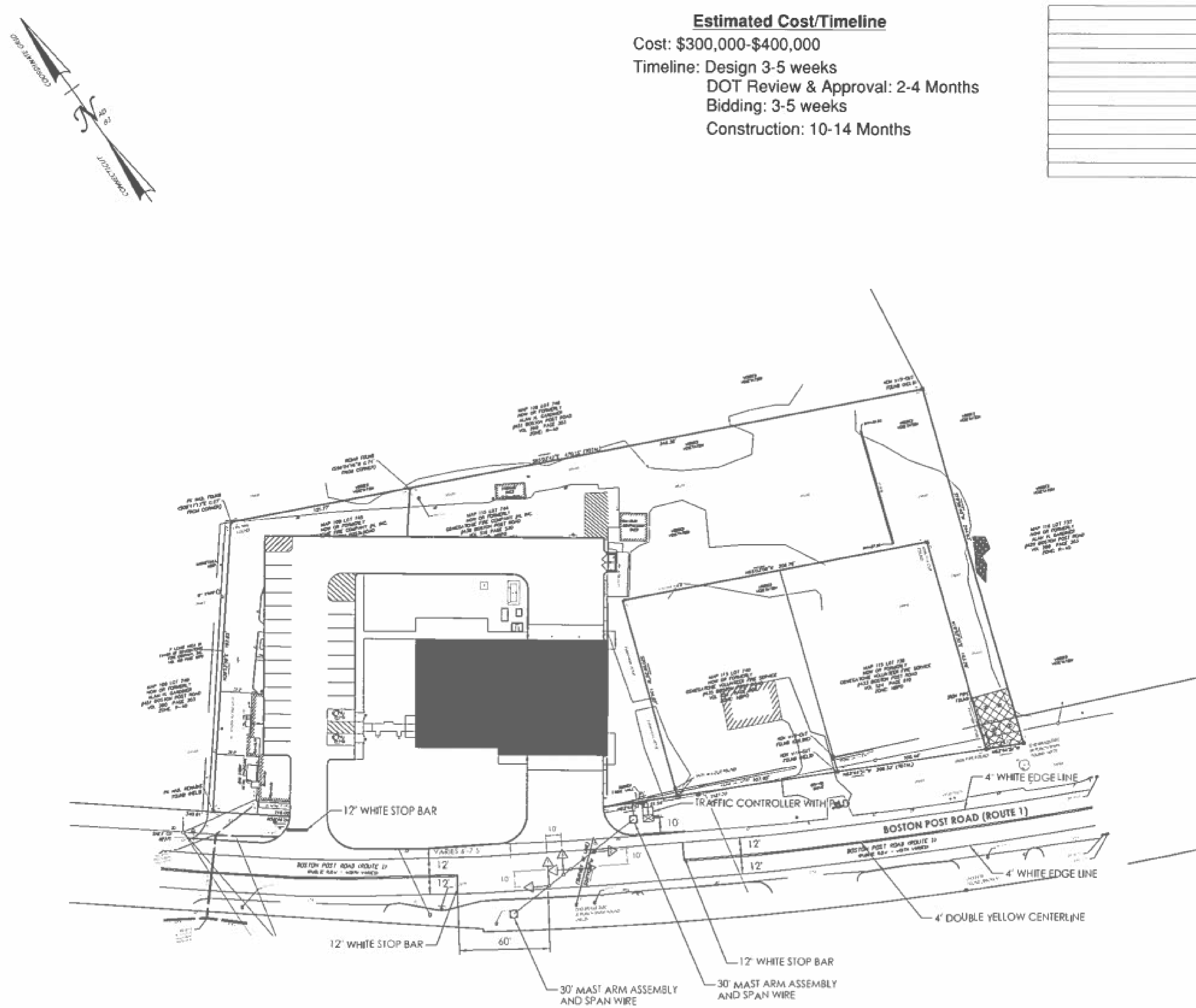
REV. DATE REVISION DESCRIPTION

Estimated Cost/Timeline

Cost: $300,000-$400,000

Timeline: Design 3-5 weeks
DOT Review & Approval: 2-4 Months
Bidding: 3-5 weeks
Construction: 10-14 Months

TECHNICAL NOTES	OFFICE RECORD
	REV # TIR # SM # SIGNAL REVISED:

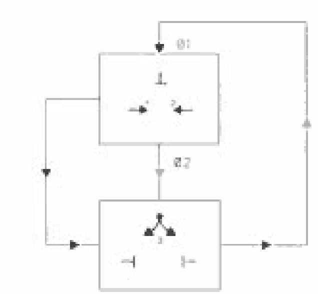


MOVEMENT DIAGRAM

FACE #	FLASH	PHASE 1 GRN	PHASE 1 CL	PHASE 1 CL	PHASE 2 GRN	PHASE 2 CL	PHASE 2 CL
1		G	Y	R	R	R	R
2		G	Y	R	R	R	R
3		R	R	R	G	Y	R
4							
5							
6							
7							
8							
9							
10							
11							
12							
13							
14							
15							

INTERVALS	PHASE 1	PHASE 2
MIN GRN		
WALK		
PED CLR		
VEH EXT		
MAX 1		
MAX 2		
YELLOW		
RED		
ADD INIT		
MAX INIT		
TBR		
TTR		
MIN GAP		
MODE		
INIT START		

PHASING DIAGRAM



SIGNAL FACES

ALL INDICATORS TO HAVE LED LAMPS

ALL VEHICULAR SIGNAL FACES TO HAVE BACKPLATES AND RETROREFLECTIVE YELLOW BORDER

NOTES

1. FINAL PAVEMENT MARKINGS SHALL BE EPOXY RESIN AND SHALL BE INSTALLED IN ACCORDANCE WITH STANDARD SHEET TR-1210 08 - PAVEMENT MARKINGS FOR NON FREEWAYS, UNLESS OTHERWISE NOTED.

DRAFT

TOWN SIGNAL

	TRAFFIC	DATE	ELECTRICAL	DATE	REV #	INTERSECTION # 102-210
ENGINEER						
DRAWN BY						
CHECKED BY					ENERGY BY TOWN	ADDRESS #
SUBMITTED BY					MAINT LEVEL: 5	SERVICE POLE
APPROVED BY						UNMETERED SERVICE
APPROVED DATE						

LEGEND: R RED; Y YELLOW; G GREEN; FL FLASHING; RED ARROW; YELLOW ARROW; GREEN ARROW; WALK/PED CLR; DON'T WALK; DET LEADS IN SAW CUT; PROPOSED RMC; EXISTING RMC; CABLE CLOSURE; VC VIDEO CAMERA CABLE; RC RADAR CABLE; PROPOSED SUPPORT STRUCTURE; EXISTING STEEL SPAN POLE; PROPOSED UTILITY POLE; EXISTING UTILITY POLE; EXISTING WOOD SPAN POLE; PEDESTAL MOUNTING; PEDESTAL MOUNTED RRFB; PEDESTRIAN PUSH BUTTON & SIGN; DIRECTIONAL ARW FOR PUSH BUTTON; PEDESTRIAN SIGNAL FACE; TRAFFIC SIGNAL FACE; PROPOSED HANDHOLE; EXISTING HANDHOLE; PROPOSED CONTROLLER; EXISTING CONTROLLER; AUXILIARY EQUIPMENT CABINET; OPTICAL DETECTOR; IP VIDEO DETECTOR; RADAR DETECTOR; THERMAL DETECTOR; AUDIO DETECTOR; 360° CAMERA ASSEMBLY; VIDEO THERMAL DETECTOR; DETECTION ZONE; LOOP DETECTOR; RADIO ANTENNA; POLE ANCHOR

CONNECTICUT DEPARTMENT OF TRANSPORTATION

RROUTE 1 AT OSWEGATCHIE FIRE STATION

TOWN(S): WATERFORD

DRAWING TITLE: TRAFFIC CONTROL SIGNAL PLAN

PROJECT NO.: 0102-0210

DRAWING NO.:

SHEET NO.:

LASTED SAVED BY: sullmon FILE NAME: c:\pwworkdir\benefici\projects\projects\sullman\d0243136\Signal plan sheet.dgn