

Town Council Meeting
May 25, 2023

The May 25, 2023 Town Council Meeting was called to order by Denise L. DiFranco, President, in Foster, RI at 5:30 p.m. at the Benjamin Eddy Building.

The following members were present:
Denise L. DiFranco, President
Chris Stone
David Paolino
Heidi Rogers

Also present:
Kelli Russ, Finance Director
Julia Chretien, Assistant Solicitor
Susan Dillon, Town Clerk

- I. EXECUTIVE SESSION
PURSUANT TO RIGL 42-46-5, (A), (2) Litigation**
- 1. PC-2022-01954 TOF v. R.P. Investment Company, LLC d/b/a Price Auto
 - 2. PC-2022-04591 Mill Road Realty Associates, LLC et al .v. ToF et.al. Finance
 - 3. Conflict Waiver- ToF, Foster Land Trust
 - 4. Potential/Threatened Litigation. 61 Kennedy Road, Alternate Counsel Selection

Heidi Rogers moved, Chris Stone seconded, to go into Executive Session pursuant to RIGL 42-46-5 for a work session regarding Litigation according to RIGL 42-46-5-(A)2 and to reconvene into open session and to further keep the minutes of said meeting closed and the minutes of all executive sessions held previous to this meeting remain closed in accordance with provisions in RIGL 42-46-4 & 5. No discussion.
Motion passed 4-0.

The council reconvened in to Open Session at 6:00 p.m. Denise L. DiFranco announced that one vote taken to allow the Town Council president to sign a waiver in regards to a non-conflict between the Town of Foster and the Land Trust.
Motion passed 4 - 0.

- II. PLEDGE OF ALLEGIANCE**
- III. ANNOUNCEMENTS /
PUBLIC COMMENT**

The Pledge of Allegiance was recited.

Denise L. DiFranco asked for a moment of silence for Lee Niles who was a lifetime resident of Foster. She was quite active in the Hopkins Mills area and her daughter is one of our dispatchers.
Denise L. DiFranco also reminded people there will be a Memorial Day Parade; the bands from the Middle School and High School will be there. There will be refreshments—we are going back to pre-Covid days. That will be Monday starting at North Road and ending at the Ben Eddy Building.

- IV. CONSENT AGENDA**

Meeting Minutes
Approval of April 27, 2023
Warrants
Approval of General Warrants FY2023 #18 \$59,986.57 and #19 \$132,966.25
Reports
Bldg. & Zoning, DPW, Finance, Planning, Police, RIRRC, Tax Assessor

Chris Stone moved, David Paolino seconded, to accept the Consent Agenda as presented.
Motion passed 4 - 0.
Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

Mr. Cervasio asked if they skipped Public Comment. Denise L. DiFranco said she would be back to it.

- V. OLD BUSINESS**
Police Station Building Update

Denise L. DiFranco said she distributed a letter regarding Senator Reed’s office in regards to the \$120,000 in communications (see Exhibit A). Kelli Russ said it is in process.
Denise L. DiFranco said the biggest thing she distributed was the schedule from Rowse (see Exhibit B).
Heidi Rogers asked if we owned the land yet, and can we go out for a bond if we don’t own the land yet. Kelli Russ said we are going out for the bond now. We have a scheduled closing date of July 11.

Denise L. DiFranco said the architect is coming to do a presentation on June 21 at the Town House.

PUBLIC COMMENT

Ron Cervasio spoke regarding the number of accidents on 102 and the state has done an amazing job with new side barriers, so maybe you might want to see the number of accidents and if that has helped Rt. 102
Mr. Cervasio said he listened to Mr. Rogers discuss waste, people putting items out, and said that you shouldn't complain about things if you have no intention to fix it. All you have to do is go to the two barrel system. The green and the gray; one if for recycling and the other for trash and everything after that, people are stuck with. Other things could be at the garage such as a metal bin. At least we'd get money out of it. We're talking about \$280,000 to stop the amount of excess trash. It's hard to put a couch in a green bin. If I call Rambone and ask if I can put a couch outside, they're going to tell me "sure" so I put the couch outside. You have a green and a yellow, one day for white refrigerators and the rest; you can solve this problem. As far as financially if you are ever going to solve this problem of getting money from recyclables; the issue is about how much is bought by corporations and right now corporations aren't and never were keeping up since 1970.

VI. NEW BUSINESS

- 1. Town Council Meeting Dates (June, July, August)

Denise L. DiFranco said that historically we've had one meeting in each of these months. For the month of June the meetings are scheduled for the 8th and the 22nd. Kelli Russ said there was a discussion on the 8th but it could be done on the 22nd.

David Paolino moved to have a meeting on the 22nd. Heidi Rogers seconded.

Discussion: None

Motion passed 4 - 0.

Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

Denise L. DiFranco said in July the meetings were scheduled on the 13th and the 27th.

David Paolino moved to have a meeting on Thursday, July 13th. Heidi Rogers seconded.

Discussion: None.

Motion passed 4 - 0.

Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

Denise L. DiFranco said the meetings for August would be the 10th and the 24th.

David Paolino moved to meet on August 10th. Chris Stone seconded.

Discussion: None.

Motion passed 4 - 0.

Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

Denise L. DiFranco summarized that the meetings will be June 22, July 13, and August 10.

- 2. Statistical Revaluation Bid Award

Denise L. DiFranco said that there was only one bid and there is Kelli's recommendation.

Heidi Rogers moved to award the Statistical Revaluation bid to Vision Government Solutions not to exceed \$51,900.00. David Paolino seconded.

Discussion: Kelli Russ said the State still has the program that we will be reimbursed 60 percent of the contract as long as we have a contract they approve of they will support us for 60 percent of the total cost of what they consider the valid number of parcels which in the past has been everyone.

Motion passed 4 - 0.

Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

Denise L. DiFranco said next is the Swearing-in of the new police chief.

Heidi Rogers moved to take a brief recess. David Paolino seconded.

Motion passed 4 - 0.

Steve Bellucci, aye; Heidi Rogers, aye; Chris Stone, aye; David Paolino, aye; and Denise L. DiFranco, aye.

3. Swearing-in of Police
Chief Gina-marie Lindell

Sergeant Wesley Pennington gave a blessing.

Representative Michael Chippendale swore in Gina-marie Lindell as the police chief of the Town of Foster.

She was congratulated by all present.

Chief Lindell spoke to all assembled, thanking them and expressing her pride and enthusiasm. She said she wanted the people of Foster to feel safe. She promised to listen. She thanked everyone who helped her.

VII. ADJOURNMENT

Meeting adjourned and a reception was held for the new Chief.

Submitted by,

Susan M. Dillon, Town Clerk

UPDATE ON THE NEW FOSTER POLICE STATION

The Foster Police Department Building Committee (FPDBC) met April 28 to review progress on the new police station plans, including the preliminary building schedule prepared by the architect. The Public Bid process for the General Contractor is expected to begin the week of July 24 and the Town Council is expected to select the General Contractor on September 14. Construction would then kick-off September 20. This is a preliminary schedule and, as with all construction projects, subject to change. However, the FPDBC feels this is a realistic start.

Committee Chair Joe Walsh updated the committee on financing. He has had several meetings with U.S. Senator Jack Reed and is hopeful financial support may be available for the station's communications. The H-6261 bill put forward by State Representative Michael Chippendale for \$1 million in State ARPA funds was heard by the House Finance Committee on April 19. Joe Walsh submitted written testimony in support of the bill, as did several other Foster residents. The bill is now under review. Additional testimonial letters from townspeople would be helpful. If you would like to voice your support for the bill you can do so by emailing HouseFinance@rilegislature.gov. Please reference Bill H-6261, state the bill has been heard once, and ask that your testimony be added to the already submitted testimony. You can find the text of the bill here:

<http://webserver.rilegislature.gov/BillText/BillText23/HouseText23/H6261.pdf>

Foster's new Chief of Police, Gina Marie Lindell attended the meeting as a committee member, and Captain Tyler Domingos was also in attendance.



New Foster Police Department Building
Danielson Pike, Foster, RI
Preliminary Building Schedule

4/13/2023

	Start	End	Duration	August	September	October	November	Dec-22	Jan-23	February	March	April	May
			Cel. Days	1	2	3	4	5	1	2	3	4	5
Town of Foster Received Contract Amendment	12/2/21	12/2/21	1										
Town of Foster Approved Contract Amendment	3/4/22	3/4/22	1										
Executed Contract Amendment Received	8/7/22	8/10/22	1										
TASK 1 - PROGRAM (Weeks)	DATE	DATE	Days										
Kick-off Meeting with Building Committee	TBD	TBD											
Program Workshops and Review with Building Committee	TBD	TBD											
TASK 2 - SITE EVALUATION (23.5 Weeks)	8/13/22	2/27/23	167 Days										
Draft Survey Request for Proposal	Tues. 8/13/2022	Tues. 9/13/2022	1										
Survey RFP posted by Town of Foster	Mon. 11/7/2022	Mon. 11/7/2022	1										
Obtain Topographic / Utility Survey Data	Mon. 2/16/2023	Mon. 2/16/2023	1										
Develop Preliminary Site Design	Mon. 2/16/2023	Mon. 2/27/2023	11										
TASK 3 - SCHEMATIC DESIGN (4 Weeks)	Fri. 8/8/2022	Tues. 4/4/2023	241 Days										
Develop Preliminary-Bldg Floor Site Plans	Fri. 8/28/2022	Fri. 8/28/2022	1										
Review Preliminary Plans with Building Committee (at Scituate Lumber)	Fri. 8/28/2022	Fri. 8/31/2023	1										
Incorporate Building Committee Comments into Design	Wed. 8/31/2022	Wed. 8/31/2022	6										
Review Building Committee Comments and Preliminary Site Vail	Mon. 2/27/2023	Mon. 2/27/2023	1										
Review Schematic Design with Building Committee at Rowe Architects	Mon. 3/6/2023	Mon. 3/6/2023	1										
Submit Schematic Design with Building Committee Review Comments	Tues. 4/4/2023	Tues. 4/4/2023	1										
Notice to Proceed with Design Development from Building Committee/ Town Council													
TASK 4 - DESIGN DEVELOPMENT (7.5 Weeks)	Tues. 4/4/2023	Thurs. 6/28/2023	61 Days										
Develop Design Development Drawings	Tues. 4/4/2023	Tues. 5/2/2023	28										
Review Design Development Drawings with Building Committee	Tues. 5/2/2023	Tues. 5/2/2023	1										
Incorporate Building Committee Comments into Design	Tues. 5/2/2023	Tues. 5/8/2023	7										
Start FF&E Design	Tues. 5/8/2023	Tues. 5/8/2023	1										
Review Environmental/ Permitting Project Items	TBD	TBD											
SW Cost/ Gaiser Perform Geotechnical Borings Tests	TBD	TBD											
Review Preliminary Landscape Design	TBD	TBD											
Receive SW Cost/Gaiser Geotech Test Report	Tues. 5/16/2023	Tues. 5/16/2023	1										
Review Design Development Design with Building Committee	Thurs. 5/24/2023	Thurs. 5/24/2023	1										
Present Final Design Development Documents for Approval to Building Committee/ Town Council	Thurs. 5/24/2023	Thurs. 5/24/2023	1										
Notice to Proceed with Construction Documents from Building Committee/ Town Council													
TASK 5 - CONSTRUCTION DOCUMENTS (7 Weeks)	Fri. 6/28/2023	Fri. 7/14/2023	49 Days										
Start Construction Documents	Fri. 6/28/2023	Fri. 6/28/2023	1										
Submit to A/E/J for Review & Comment	Thurs. 6/22/2023	Thurs. 6/22/2023	15										
Incorporate A/E/J Comments	Thurs. 6/22/2023	Fri. 7/1/2023	1										
Complete FF&E Documents	Thurs. 7/6/2023	Thurs. 7/6/2023	1										
Submit & Review 100% Construction Documents with Building Committee	Fri. 7/1/2023	Fri. 7/1/2023	1										
Incorporate Building Committee Review Comments	Mon. 7/1/2023	Thurs. 7/13/2023	4										
Review 100% Construction Documents with Town Council	Thurs. 7/13/2023	Thurs. 7/13/2023	1										
Finalize Construction Documents to Bid	Fri. 7/14/2023	Fri. 7/14/2023	1										
TASK 6 - BIDDING (7.5 Weeks)	Mon. 7/24/2023	Thurs. 9/14/2023	52 Days										
Advertise for Public Bid	Mon. 7/24/2023	Tues. 8/22/2023	29										
Pre-Bid Meeting	Mon. 7/31/2023	Mon. 7/31/2023	1										
Receive Bids	Tues. 8/22/2023	Tues. 8/22/2023	1										
Review Bids with Building Committee	Tues. 8/22/2023	Tues. 8/22/2023	1										
Town Council Award to General Contractor	Thurs. 9/14/2023	Thurs. 9/14/2023	1										
TASK 7 - CONSTRUCTION (32 Weeks - 8 Months)	Wed. 8/30/2023	Fri. 5/31/2024	254 Days										
Construction Kick-off Construction Start	Wed. 8/30/2023	Wed. 8/30/2023	1										
Construction Substantial Completion	Fri. 5/10/2024	Fri. 5/10/2024	1										
Push List & Final Completion	Fri. 5/24/2024	Fri. 5/24/2024	1										
Certification of Occupancy	Fri. 5/31/2024	Fri. 5/31/2024	1										



New Foster Police Department Building
Danielson Pike, Foster, RI
Preliminary Building Schedule

4/13/2023

	Start	End	Duration	June	July	August	September	October	November	December	Jan 24	February	March
Town of Foster Received Contract Amendment	12/9/21	12/9/21	Cal. Days 1	1									
Town of Foster Approved Contract Amendment	3/16/22	3/16/22	1										
Executed Contract Amendment Received	6/1/22	6/1/22	1										
TASK 1 - PROGRAM (Weeks)													
Kick-off Meeting with Building Committee	TBD	TBD	Days										
Program Workshops and Review with Building Committee	TBD	TBD											
TASK 2 - SITE EVALUATION (23.5 Weeks)													
Deal Survey Request for Proposal	9/13/22	2/27/23	167 Days										
Survey RFP posted by Town of Foster	Tues, 9/13/2022	Tues, 9/13/2022	1										
Obtain Topographic / Utility Survey Data	Mon, 1/17/2023	Mon, 1/17/2023	1										
Develop Preliminary Site Design	Mon, 2/16/2023	Mon, 2/16/2023	11										
TASK 3 - SCHEMATIC DESIGN (4 Weeks)													
Develop Preliminary Bldg Floor/Site Plans	Fri, 8/6/2022	Tues, 4/4/2023	241 Days										
Review Preliminary Plans with Building Committee (at Scholastic Lumber)	Fri, 8/26/2022	Fri, 8/26/2022	1										
Incorporate Building Committee Comments into Design	Fri, 8/26/2022	Fri, 8/31/2023	6										
Review Building Committee Comments and Preliminary Site Visit	Wed, 9/31/2022	Wed, 9/31/2022	1										
Review Schematic Design with Building Committee at Rowse Architects	Mon, 2/27/2023	Mon, 2/27/2023	1										
Submit Schematic Design with Building Committee Review Comments	Mon, 3/6/2023	Mon, 3/6/2023	1										
Notice to Proceed with Design Development from Building Committee/ Town Council	Tues, 4/4/2023	Tues, 4/4/2023	1										
TASK 4 - DESIGN DEVELOPMENT (7.5 Weeks)													
Develop Design Development Drawings	Tues, 4/4/2023	Thurs, 5/25/2023	51 Days										
Review Design Development Drawings with Building Committee	Tues, 5/2/2023	Tues, 5/2/2023	1										
Incorporate Building Committee Comments into Design	Tues, 5/2/2023	Tues, 5/9/2023	7										
Start FF&E Design	Tues, 5/9/2023	Tues, 5/9/2023	1										
Review Environmental/Permitting Project Items	TBD	TBD											
SW/Coyle/Geiser Perform Geotechnical Bridge Tests	TBD	TBD											
Review Preliminary Landscape Design	TBD	TBD											
Receive SW/Coyle/Geiser Geotech Test Report	TBD	TBD											
Review Design Development Design with Building Committee	Tues, 5/16/2023	Tues, 5/16/2023	1										
Present Final Design Development Documents for Approval to Building Committee/ Town Council	Thurs, 5/25/2023	Thurs, 5/25/2023	1										
Notice to Proceed with Construction Documents from Building Committee/ Town Council	Thurs, 5/25/2023	Thurs, 5/25/2023	1										
TASK 5 - CONSTRUCTION DOCUMENTS (7 Weeks)													
Start Construction Documents	Fri, 6/26/2023	Fri, 7/14/2023	49 Days										
Submit to A/E for Review & Comment	Thurs, 6/22/2023	Thurs, 6/22/2023	1										
Incorporate A/E Comments	Thurs, 6/22/2023	Fri, 7/13/2023	15										
Complete FF&E Documents	Thurs, 7/6/2023	Thurs, 7/6/2023	1										
Submit & Review 100% Construction Documents with Building Committee	Fri, 7/13/2023	Fri, 7/13/2023	1										
Incorporate Building Committee Review Comments	Mon, 7/16/2023	Thurs, 7/13/2023	4										
Review 100% Construction Documents with Town Council	Thurs, 7/13/2023	Thurs, 7/13/2023	1										
Finalize Construction Documents to Bid	Fri, 7/14/2023	Fri, 7/14/2023	1										
TASK 6 - BIDDING (7.5 Weeks)													
Advertise for Public Bid	Mon, 7/24/2023	Thurs, 9/14/2023	52 Days										
Pre-Bid Meeting	Mon, 7/24/2023	Tues, 8/22/2023	29										
Receive Bids	Mon, 7/31/2023	Mon, 7/31/2023	1										
Review Bids with Building Committee	Tues, 8/22/2023	Tues, 8/22/2023	1										
Town Council Award to General Contractor	Thurs, 9/14/2023	Thurs, 9/14/2023	1										
TASK 7 - CONSTRUCTION (32 Weeks- 8 Months)													
Construction Kick-off/ Construction Start	Wed, 9/20/2023	Fri, 6/1/2024	254 Days										
Construction Substantial Completion	Fri, 5/10/2024	Fri, 5/10/2024	1										
Punch List & Final Completion	Fri, 5/24/2024	Fri, 5/24/2024	1										
Certification of Occupancy	Fri, 5/31/2024	Fri, 5/31/2024	1										



New Foster Police Department Building
Danielson Pike, Foster, RI
Preliminary Building Schedule

4/13/2023

	Start	End	Duration	April	May
			Cal. Days	1 2 3 4 5	1 2 3 4 5
Town of Foster Received Contract Amendment	12/9/21	12/9/21	1		
Town of Foster - Approved Contract Amendment	3/16/22	3/16/22	1		
Executed Contract Amendment Received	6/10/22	6/10/22	1		
TASK 1 - PROGRAM (1 Weeks)					
Kick-off Meeting with Building Committee	DATE	DATE	Days		
Program Workshops and Review with Building Committee	TBD	TBD			
	TBD	TBD			
TASK 2 - SITE EVALUATION (23.5 Weeks)					
	9/19/22	2/27/23	187 Days		
Draft Survey Request for Proposal	Tues, 9/13/2022	Tues, 9/13/2022	1		
Survey RFP posted by Town of Foster	Mon, 1/17/2022	Mon, 1/17/2022	1		
Obtain Topographic / Utility Survey Data	Mon, 2/16/2023	Mon, 2/16/2023	1		
Develop Preliminary Site Design	Mon, 2/16/2023	Mon, 2/27/2023	11		
TASK 3 - SCHEMATIC DESIGN (4 Weeks)					
	Fri, 8/6/2022	Tues, 4/4/2023	241 Days		
Develop Preliminary Bldg Floor/ Site Plans	Fri, 8/28/2022	Fri, 8/28/2022	1		
Review Preliminary Plans with Building Committee (at Schiavone Lumber)	Fri, 8/28/2022	Fri, 8/28/2022	1		
Incorporate Building Committee Comments into Design	Fri, 8/28/2022	Fri, 8/31/2023	6		
Review Building Committee Comments and Preliminary Site Vial	Wed, 8/31/2022	Wed, 8/31/2022	1		
Review Schematic Design with Building Committee at Rowse Architects	Mon, 2/27/2023	Mon, 2/27/2023	1		
Submit Schematic Design with Building Committee Review Comments	Mon, 3/6/2023	Mon, 3/6/2023	1		
Notice to Proceed with Design Development from Building Committee/ Town Council	Tues, 4/4/2023	Tues, 4/4/2023	1		
TASK 4 - DESIGN DEVELOPMENT (7.5 Weeks)					
	Tues, 4/4/2023	Thurs, 5/25/2023	61 Days		
Develop Design Development Drawings	Tues, 4/4/2023	Tues, 4/2/2023	28		
Review Design Development Drawings with Building Committee	Tues, 5/2/2023	Tues, 5/2/2023	1		
Incorporate Building Committee Comments into Design	Tues, 5/2/2023	Tues, 5/2/2023	7		
Start FF&E Design	Tues, 5/9/2023	Tues, 5/9/2023	1		
Review Environmental Permitting Project Items	TBD	TBD			
SW Cost/ Geisler Perform Geotechnical Borings Tests	TBD	TBD			
Review Preliminary Landscaps Design	TBD	TBD			
Receive SW Cost/ Geisler Geotech Test Report	Tues, 5/16/2023	Tues, 5/16/2023	1		
Review Design Development Design with Building Committee	Thurs, 5/25/2023	Thurs, 5/25/2023	1		
Present Final Design Development Documents for Approval to Building Committee/ Town Council	Thurs, 5/25/2023	Thurs, 5/25/2023	1		
Notice to Proceed with Construction Documents from Building Committee/ Town Council					
TASK 5 - CONSTRUCTION DOCUMENTS (7 Weeks)					
	Fri, 4/28/2023	Fri, 7/14/2023	49 Days		
Start Construction Documents	Fri, 5/26/2023	Fri, 5/26/2023	1		
Submit to A/E/C for Review & Comment	Thurs, 6/22/2023	Thurs, 6/22/2023	1		
Incorporate A/E/C Comments	Thurs, 6/22/2023	Fri, 7/1/2023	15		
Complete FF&E Documents	Thurs, 7/6/2023	Thurs, 7/6/2023	1		
Submit & Review 100% Construction Documents with Building Committee	Fri, 7/1/2023	Fri, 7/1/2023	1		
Incorporate Building Committee Review Comments	Mon, 7/10/2023	Thurs, 7/13/2023	4		
Review 100% Construction Documents with Town Council	Thurs, 7/13/2023	Thurs, 7/13/2023	1		
Finalize Construction Documents to Bid	Fri, 7/14/2023	Fri, 7/14/2023	1		
TASK 6 - BIDDING (7.5 Weeks)					
	Mon, 7/24/2023	Thurs, 9/14/2023	52 Days		
Advertise for Public Bid	Mon, 7/24/2023	Tues, 8/22/2023	29		
Pre-Bid Meeting	Mon, 7/31/2023	Mon, 7/31/2023	1		
Review Bids	Tues, 8/22/2023	Tues, 8/22/2023	1		
Review Bids with Building Committee	Tues, 8/22/2023	Tues, 8/22/2023	1		
Town Council Award to General Contractor	Thurs, 9/14/2023	Thurs, 9/14/2023	1		
TASK 7 - CONSTRUCTION (92 Weeks- 8 Months)					
	Wed, 9/20/2023	Fri, 6/01/2024	264 Days		
Construction Kick-Off Construction Start	Wed, 9/20/2023	Wed, 9/20/2023	1		
Construction Substantial Completion	Fri, 5/10/2024	Fri, 5/10/2024	1		
Punch List & Final Completion	Fri, 6/24/2024	Fri, 6/24/2024	1		
Certification of Occupancy	Fri, 5/31/2024	Fri, 5/31/2024	1		