

TRITON CONSTRUCTION CO.
Triton / Architect / Contractors Coordination Meeting



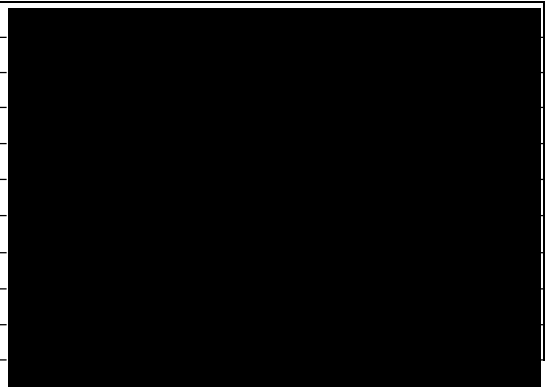
New Castle Fire District 1
Chappaqua, New York

Construction Meeting #65: November 10, 2025, @ 10:00 AM
Minutes of Construction Meeting #64

Attendees	Initials	Company	Attended	Email Address
Ed Frank	EF	NCFD Fire Commissioner	Yes	
Dwight Smith	DS	NCFD Fire Commissioner	No	
Charles Rauch	CR	NCFD Fire Commissioner	No	
Nancy Zezze	NZ	NCFD Fire Commissioner	No	
Paul Eiden	PE	NCFD Fire Chief	No	
Terry Rowe	TR	The Town of New Castle	No	
Dennis Corelli	DC	The Town of New Castle	No	
Ken Gale	KG	Wendel / Mitchell Architects	No	
Kiel Sadowsky	KS	Wendel / Mitchell Architects	Yes	
Joe Modafferi	JM	JMC – Site Development Consultants	No	
John Trombino	JT	Gerard Associates – MEP Engineer	No	
Kevin Sawyer	KS	Triton Construction – Project Executive	No	
Redi Gjecka	RG	Triton Construction – Construction Manager	Yes	
Jim Duesel	JD	Tectonic Engineering – Special Inspector	No	
Al Torreggiani	AT	Key Construction - GCC	No	
Tony Cimahosky	TC	Key Construction - GCC	No	
Chris Germano	CG	Key Construction - GCC	No	
Mike Bottali	MB	Key Construction - GCC	No	
Joe Manfredi	JM	Key Construction - GCC	Yes	
John Wright	JW	Key Construction - GCC	Yes	
Jim Pendergraft	JP	Key Construction - GCC	Yes	
RJ Rogener	RR	Key Construction - GCC	Yes	
Krzysztof Zamajtyś	KZ	Intricate Tech Solutions - MC	No	
Tyler Ponzio	TP	Intricate Tech Solutions - MC	No	
Matt Capilupi	MC	Intricate Tech Solutions - MC	Yes	
Gregory Popek	GP	Intricate Tech Solutions - MC	No	
Dorota Karwowski	DK	Intricate Tech Solutions - MC	No	
Joe Ricca	JR	Southeast Mechanical - PC	No	

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Harley Toledo	HT	Southeast Mechanical - PC	Yes
Scott Jennings	SJ	Southeast Mechanical – PC	No
Jack Thomas	JT	Southeast Mechanical - PC	No
Tommy Crea	TC	Southeast Mechanical – PC	No
Marianna Tompkins	MT	Southeast Mechanical - PC	No
Jose Castrellon	JC	Talt Electric - EC	No
Robbie Talt	RT	Talt Electric - EC	Yes
Robert Talt	RT	Talt Electric - EC	No
Scott Zalesny	SZ	SRI Fire Sprinkler - FSC	No
Dave Phelan	DP	SRI Fire Sprinkler - FSC	Yes



Distribution: Emailed to attendees
Attachments: Triton Meeting Agenda

This meeting report is intended to generally record the consensus or outcome of items discussed at the above-mentioned kickoff meeting and reports our understanding of the critical issues that were discussed during the meeting. If any attendees have comments or objections to the information contained herein, please advise (Redi Gjecka) and follow up with a written description of your comments

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Item	Description	Action By	Required By	Date Closed	Action / Details
I.	CRITICAL ITEMS				
08/05/24	Project Rules and Requirements	All Contractors	On-going		<u>DURING the COURSE of the PROJECT</u> • Delivery and work hours are to be 7am to 5pm, Monday through Friday. • No smoking, alcohol and/or controlled substances permitted. • No Radios or offensive language NOT permitted. • Dust, noise, and smell control to be utilized at all times. • Parking will not be allowed on Elm Street or on Memorial Drive. • 491 King Street is and will continue to be an ongoing, 24/7, active firehouse. The firehouse cannot be obstructed in any way possible. • Entry through Memorial Drive is NEVER allowed. All trucks and vehicles must enter through King Street and exit through

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					Memorial Drive. Vehicles can exist through King Street, but cannot enter through Memorial Drive. • Shutdowns of any kind need to be coordinated with the CM. • Primes were reminded that sub-contractors shall not directly contact the NCFD 1 board or the chief about questions about the projects. All questions or requests should go through Triton / the primes. The prime contractors indicated that they had not previously directed any subs to do so.
08/05/24	Safety	All Contractors	On-going	09/04/24	11/03/2025 • Triton Construction brought up, again, the point of never parking in the existing firehouse parking lot and not entering the jobsite through Memorial Drive. Key Construction was told about the 1st concrete truck that entered through Memorial Drive instead of King Street. DJ's PM spoke to the drivers and all other trucks entered through King Street. All primes, field personnel, subs, drivers (especially new drivers), must be made aware of this requirement. Triton reminded Key Construction about Hull's delivery drivers and the incident that happened last week. The primes were also reminded to wash the truck tires of any mud before exiting on Memorial Drive. 11/03/2025 • Triton Construction reiterated the importance of using PPE on site. Contractors were observed not wearing hard hats on site and were told to do so. The 5 primes were told about following the PPE requirements during the meeting. See previous meeting minutes for previously discussed items.
10/28/24	Construction Activities	All Contractors	Ongoing	Ongoing	11/03/2025 • Key Construction brought tubes on site to weld the roof anchors on the lower roofs, as per previous conversations. AP Construction's owner came on site to review site conditions. Key Construction spoke to Hull Construction to expedite block

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					placement in the lower roofs in order to get the roofer back ASAP. The sooner we get the building watertight, the faster sheetrock can be installed. • Triton Construction asked Key Construction when Budget Maintenance (waterproofer) will be back on site to waterproof against the existing foundation. Key said that they are waiting to hear back. • Triton Construction asked Key Construction to submit a permit on the temporary heating work on Key Construction responded that they would not be filing as it was not required. Triton Construction to reach out to the board regarding this matter. • DJ Concrete is on site pouring concrete on the West side of the ground floor. DJ plans to come back on Wednesday 11/05 to pour the East side of the ground floor. Tectonic Engineering has been confirmed for inspection on Wednesday. Tectonic Engineering was on site this morning as well doing masonry mortar, rebar mesh, and concrete, inspections. The apparatus bay will get poured as soon as the trench drain sediment boxes arrive on site; Key Construction to advise when the delivery is. The manufacturer said that the sediment boxes should arrive in 2-3 weeks, 2 weeks ago. • Intricate Tech Solutions is on site continuing to work on the radiant heat manifold testing for the apparatus bay. Triton Construction noted that the pressure on the manifold box #6 had dropped from 50 psi, over the weekend, to 25 psi this morning. None of the other manifold boxes lost pressure over the weekend. Manifold box #6 had been tested previously (last week) and Intricate Tech Solutions noted no issues with pressure leak. The pressure had dropped before the concrete pour occurred. Intricate Tech Solutions pressurized the system again and the pressure held at 45 psi. Intricate Tech will continue to monitor the system and will try to install a different pressure gauge to see if it is a faulty pressure gauge. Water with soap was sprayed on the manifold to see if there were any bubbles (leaks) but none were found.

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					- SRI Fire Sprinkler was asked to remove material in the mechanical room in the mezzanine because they are in the way of boiler pads that need to get formed and poured. - Southeast Mechanical was asked to submit the RFI on the domestic water heater pad as it is causing an issue with clearance and the overhead steel beam. Southeast Mechanical is on site continuing to install pipe in the 2nd floor. The plumbers were also aiding with the concrete pour to ensure that the floor drains were level with the finish. - Talt Electric is continuing to install electrical conduit and roughing in the 2nd floor ahead of the sheetrock work. Talt Electric was told that Key Construction plans to start digging, at the South entrance by the end of November to beginning of December, for the underground structures where the electrical pole will be installed. - Carpenters are continuing to frame and block on the 2nd floor as we all as frame the roof perimeters. - Triton Construction told Key Construction that Hull Construction only has 6 men on site and that more masons are needed to push the enclosure of the building (scheduled for the end of November). - Key Construction, Wendel / Mitchell, and Triton Construction, spoke to Hilti about providing a fireproofing detail around the HSS columns that are adjacent to the existing firehouse. Hilti is working on submitting an engineering judgment and Wendel / Mitchell is working on providing code clarification on fireproofing for steel columns and the walls. 10/27/2025 - Triton Construction reminded Key Construction to submit an RFI on the roof anchors that were discussed last week. The roof anchors that are on site are for installation on the pitched roof and not on the lower roofs which show welded anchors on the drawings. Key Construction to submit an RFI on the intent of work.

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					• Intricate Tech Solutions is continuing to lay radiant heat pipes on the SOG and have said that they would be finishing the work by this Thursday 10/30. Triton Construction noticed that there was a section of radiant heating that was not installed in the upper elevator lobby and told Intricate Tech Solutions to redo the work in that area. Triton has been asking Intricate to advise on when the ductwork will be starting on this project. Triton reminded Intricate Tech that sprinkler work is completed on the 2nd floor, and that plumbing work has started on the 2nd floor. Ductwork is usually the first overhead material to get installed as it is installed at the highest elevation. Intricate Tech Solutions to advise as soon as possible. • DJ Concrete to advise on the pour schedule, starting this Friday 10/31, for the slab on grade area. Triton Construction requires yardage and timing to confirm with Tectonic Engineering on inspections. Triton Construction asked Key Construction on when DJ Concrete will be back to install the compressible fill insulation around the rooms. • SRI Fire Sprinkler has completed their sprinkler work on the 2nd floor and will wrap up tomorrow 10/28. The SRI crew is not on site today because one of the workers got sick. SRI is planning to deliver piping and material for the ground floor in mid-November, when the SOG pouring is scheduled to be completed. • Talt Electric is continuing to lay electrical boxes and conduits in the exterior rigid insulation ahead of the brick work. Talt Electric is also installing back boxes on the 2nd floor as more framing gets installed. • Southeast Mechanical is installing PVC piping in the mezzanine and 2nd floor as well as coring for pipe risers. The floor drain for shower room 102 is on its way to the site for installation. • The carpenters are continuing their framing work on the 2nd floor with door 200 frame, at the elevator lobby / corridor

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					entrance, installed. Exterior sheathing is continuing to be installed now that all the material finally arrived on site. Triton asked Key Construction if there has been any updates with additional manpower on Hull Construction and was told that they would check to see if there were any updates. The lack of masons on the job site has been slowing down the completion of enclosing the building, doing demo work to the existing firehouse, and installing windows to enclose the building. See previous meeting minutes for previously discussed items.
08/05/24	Procore – Submittals / RFIs	All Contractors	On-going	On-going	11/03/2025 - On Procore there are currently 6 open submittals and 3 open RFIs. - Triton asked Key Construction to resubmit the canopy shop drawings as soon as possible. Triton is waiting for an update. - The following submittals are with Wendel / Mitchell: door hardware rev4, batt insulation, wall board product data, and thermostats. Wendel / Mitchell asked for the door hardware rev4 submittal to show, in bubbles, all the revisions so Wendel / Mitchell doesn't have to review the whole package that is large. - Gerard Associates to review the PRV backflow 1" revised submittal for the existing firehouse. - Wendel / Mitchell to close out the steel clash 2nd floor and truss roof ceiling RFIs. - Triton asked Key Construction to submit an RFI on the concerns for the retaining wall A and the existing firehouse foundation as well as underground electrical conduits. - Triton Construction gave a fire commissioner the hard copy of the backflow preventer application for their records.

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					- Triton Construction reminded all prime contractors of the importance of distributing ALL ASIs to the field team, so we are building off the latest drawings. If the primes have any issues accessing the ASIs, which are all on Procore, they must notify Triton Construction. 10/27/2025 - On Procore there are currently 7 open submittals and 2 open RFIs. - Triton asked Key Construction to resubmit the canopy shop drawings as soon as possible. Triton is waiting for an update. - The following submittals are with Wendel / Mitchell: door hardware rev4, GC equipment (Key Construction's equipment that they own as per the specs), and tapered insulation. - JMC to advise if DOT has reviewed and approved the grating for the underground structure in the right of way area. - RFIs that are opened: site drainage removal with JMC and the roof tapered insulation with Wendel / Mitchell. - The Westchester County Department of Health approved the backflow preventers, and the application was shared with the team last week. Triton asked Gerard Assocaites to close out the original backflow submittal that has been opened. - Triton Construction reminded all prime contractors of the importance of distributing ALL ASIs to the field team, so we are building off the latest drawings. If the primes have any issues accessing the ASIs, which are all on Procore, they must notify Triton Construction. See previous meeting minutes for previously discussed items.
8/12/2024	Electrical / Gas Items	Key Construction, Intricate Tech	On-going		11/03/2025

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		Solutions, and Talt Electric			• Triton asked Key Construction to review the transformer cutsheets that Talt Electric had previously shared with the team. Key Construction to advise if there are any issues. • Key Construction has released all underground structures and they are at the yard waiting to be installed at the end of November / beginning of December. Once the manholes and water quality structures are in, the electrical utility pole will be installed. • Key was reminded to install furring on the electrical room first, after the SOG is poured, so Talt can start their electrical work ASAP. 10/27/2025 • Triton reminded Talt to provide Key Construction with the transformer cutsheets so they are in the loop with the underground work that needs to be done in relation to the storm system. The cutsheets were submitted after the meeting. • As mentioned previously, Triton is trying push for the underground structures (manholes and water quality structures) to be installed ahead of the utility pole to be installed for ConEd's connection. Key Construction submitted an RFI on water draining into this area and we will use JMC's direction to move forward with the work. • Key was reminded to install furring on the electrical room first, after the SOG is poured, so Talt can start their electrical work ASAP. See previous meeting minutes for previously discussed items.
10/28/24	MEPFP Coordination	All Contractors	Ongoing	Ongoing	11/03/2025 • Even though Schindler says that the elevator relays are not needed, Talt Electric, based on previous experience, believes they should remain. For now, the relays will be kept and if not

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					needed, they can be removed. The team is looking into this matter further. • SRI Fire Sprinklers is scheduled to be back on site on the 3rd week of November to deliver material and start installing overhead sprinkler piping in the ground floor. • The boilers and pumps are scheduled to arrive on site on Wednesday 11/05. Triton Construction asked Intricate Tech Solutions to confirm when manpower would be showing up this week to start installing ductwork on the 2nd floor. 10/27/2025 • Even though Schindler says that the elevator relays are not needed, Talt Electric, based on previous experience, believes they should remain. For now, the relays will be kept and if not needed, they can be removed. The team is looking into this matter further. • SRI Fire Sprinklers has installed all their flexible connection sprinklers on the 2nd floor. As per the discussion that was held at the previous meeting, Key Construction will need to be mindful of the flex connections when ceiling sheet rock installed, and foam insulation is placed. • The boilers and pumps are scheduled to arrive on site on 11/05. • Triton Construction mentioned to SRI that brick is going up in the Southeast corner of the building where the flush fire department connection FDC is planned to be placed. See previous meeting minutes for previously discussed items.
II.	NEW ITEMS				
III.	SCHEDULE				

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08/05/24	Project Schedule	All Contractors	08/12/24	On-going	11/03/2025 - Key Construction submitted their updated schedule and Triton Construction will share it with the team. 10/27/2025 - Key Construction said that they would be submitting an updated schedule at the middle of this week. See previous meeting minutes for previously discussed items.
IV.	FINANCIALS				
08/05/24	SOVs / COs / etc.	All Contractors	08/16/24	On-going	11/03/2025 - Wendel / Mitchell to advise on the bailout anchor sketch, as per the conversations with NCFD1 on the previous meeting, for pricing and direction. - ASI 34: Talt Electric will provide pricing of the added door sconces on the Southside of the apparatus bay once confirmation is provided on the sconces. Cut sheets were provided by Benfield and the BOFC mentioned that they wanted to look for alternatives. BOFC to advise. - BOFC was asked to make a decision on the foundation excavation / waterproofing change order so the work can be done as soon as possible. - The primes were reminded to continue submitting all their stored material backup, insurances, prevailing wage, and lien wavers, with all the payment application submissions. 10/27/2025 - Wendel / Mitchell to advise on the bailout anchor sketch, as per the conversations with NCFD1 on the previous meeting, for pricing and direction.

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					• ASI 28: Wendel / Mitchell and Triton Construction asked Key Construction to confirm the RFP 30 rev1 pricing as the labor hours were too large. A section of the specification was sent to Key reminded them that the material for the lettering is owed as per the specs and it was not a CO. No update. • ASI 34: Talt Electric will provide pricing of the added door sconces on the Southside of the apparatus bay once confirmation is provided on the sconces. Cut sheets were provided by Benfield and the BOFC mentioned that they wanted to look for alternatives. BOFC to advise. • The two plumbing COs were signed and sent to Southeast Mechanical. • The primes were reminded to continue submitting all their stored material backup, insurances, prevailing wage, and lien wavers, with all the payment application submissions. See previous meeting minutes for previously discussed items.