

Middletown Public Schools -Board of Education
Facilities Committee Meeting Minutes

This was held at the Board of Education Building on January 16, 2019

The meeting was called to order at 5:35 PM.

Present: Chairperson Deborah Cain, Marco Gaylord, Cheryl McClellan, Sean King, Michael Harris, Vinnie Loffredo, David Bauer, John Giuliano and Dan Penney who represents the public.

I. **Introduction**

II. **Review of December 17, 2018 Meeting Minutes -**

Minutes were accepted by Deborah Cain and seconded by Michael Harris with the requested corrections proposed by Dan Penney.

III. **Alliance Grant Expenditure Update**

IV. **Future Woodrow Wilson Middle School Update**

Marco Gaylord is currently meeting with all departments to ensure everything is in order for the building of the new school including the types of flooring, the correct area for custodial closets and propping for a future out building to accommodate mowers and such a pad for such a building needs to be added to the design. The science, music and art facilities are in motion. The Safety and Building Committees voted to close the road while the construction is underway also when the new school is operational.

The equipment and materials for the kitchen and security locations have also been discussed. A \$60K grant was used previously for LED lighting in the auditorium; these lights will be reused to keep costs down.

The IT department met with the contractor as well and the new scheme of the school is vertical learning. The building is \$30K S.F., smaller in square footage than it is now with no wasted space however parking is going to be an issue.

Phase I will be the demolition of the music and main office area and will start between now and summer. Phase II is the start of construction in September which will be the footprint of the building itself. There will be a study done by Malone & McBroom to evaluate if they could increase the square footage of the school based on future enrollment projections. A suggestion was made to have Malone & McBroom to attend a meeting to explain the plan.

V. **Status on Five-year Facilities Plan**

Nothing has changed at this point. Marco Gaylord has asked each Building Superintendent for their inputs which went well with the exception of three (3)

elevator issues that were found but should be C & R issues. We are currently waiting for a quote from ThyssenKrupp Elevator.

Michael Harris had a meeting with Carl Erlacher to discuss developing an energy efficiency program. A line item will be proposed in the Public Works budget for \$130K most of which is for the schools. This fund is the first step of energy/deferred maintenance audits in the schools. The audit of buildings will help screen and prioritize project opportunities.

VI. Review of Recommended 2019 Energy-related Strategic Themes

Michael Harris spoke about the three strategic themes he has suggested: energy efficiency, solar energy and upgrading building automation system software to open sources. Marco Gaylord reported the new Woodrow Wilson Middle School will be prepared for solar, the type of roof still needs to be discussed.

In a side note, reviewing the budget, they found a \$345K annual payment made for the performance contract. Discussion about the annual payment that provides repayment of the loan for work done under the previous performance contract that included work in Woodrow Wilson Middle School. The loan is off in 2015.

Miscellaneous

Heating issues occasionally have arisen but basically these are not a problem. The energy efficiency audit will help with these problems.

Proposed agenda item to discuss the High School fuel cell heat recovery and emergency power. Also, discussion planned regarding the emergency generator for the new school. We may look into a dual-fuel generator but have to look into what is more efficient and affordable but would cover all that we need.

The meeting adjourned at 6:42 PM and was accepted by Deborah Cain and seconded by Cheryl McClellan.

The next meeting will be on Wednesday, February 27, 2019 at Central Office, Board of Education building, Conference Room "A" at 5:30 PM.

Respectfully,

Leslie A. Spatola

Leslie A. Spatola Facilities Committee Recording Secretary
Board of Education - Middletown Public Schools

