

BUILDING COMMITTEE MINUTES
Voluntown Public Schools
Central Office Meeting Room
November 1, 2022, at 11:00 a.m.

Members Present: Adam S. Burrows, Superintendent of Schools
Ron Millovitch, Resident and former Selectman
Brian Kallio, Director of Facilities and Maintenance

Members Absent: Jack Wesa, Resident
Jim MacBride, Resident
Kate Beauparlant, BOE Chair

Copy to: Amy L. Suffoletto – VES Principal
Darlena Loranger – Exec.Asst.to Supt.
Tracey Hanson ---- First Selectwoman
Jody Grenier ----- Fire Marshall
Pete Zvingilas ----- Building Inspector

Mr. Burrows called the meeting to order at 11:06 a.m. There was not a quorum so this meeting was informational only.

1. Membership, Purpose of the Building Committee, and projected sequence of events -
There are no changes in membership. The Purpose of Building Committee as established by Board of Selectmen was emailed to the committee prior to the meeting, along with the following items:
 - *HVAC Grant Questions: Extensive Lists of Steps to Complete the Process*
 - *Grant Application*
 - *CT-SDE EXCEL Budget Sheet*
 - *10-28-22 New Release from CAPSS, CCM, and CABE – Flexible Use of ARP grant funds*

The projected sequence of events were briefly discussed and the spreadsheet created by Jack Wesa will used as an accounting of these projects and will be reviewed at the next meeting.

2. Minutes of the 10-18-22 Building Committee Meeting were provided and accepted as presented.
3. Town Meeting on 10-20-22 approved the use of **\$112,742.49** for Asbestos removal in hallways, replacing the old carpets with tiles, and other smaller projects. Mr. Burrows noted that these funds are now available. Brian Kallio has scheduled an asbestos assessment of VES on 12-27-22 by Mystic Air Quality, a company that will take samples, complete a report, develop an RFP, and guide the process of completing this project. A list of recommended asbestos abatement contractors from Mystic Air Quality was distributed. The committee discussed areas of priority for testing to be completed (the Older T Section, Early Childhood Wing, and the Jr. High Wing). Brian will get quotes on doing the three sections separately versus doing it all at once. Brian will also continue researching quality replacement tiles.
4. Town Meeting on 10-20-22 approved submitting an HVAC grant application requesting \$170,000 with potential estimate of 60% reimbursement for “eligible” expenses for HVAC replacement projects. Brian Kallio and I have reviewed the following rough draft estimates of the projects:

White House	\$21,800
VES Library	\$12,500
Rooms 27 & 29	\$12,500 (Grade 4 and 3)
Rooms 36 & 38	\$12,500 (Kindergarten Classrooms)
Subtotal	\$59,300

Air Purifiers	\$60,000
Project Manager	\$19,000 (Includes Specs, RFPs, Bid, Grant Compliance, etc.)
Electrical	\$11,000
Subtotal.....	\$149,300
Contingency (10%)....	\$14,930
Total.....	\$164,230 (Preliminary Cost Estimate)

- HVAC System for VES Gym (\$78,000 already deposited in ESSER III Grant Account)
 - Initial Estimate \$68,000 (Units in the four corners of the gym)
 - Structural Engineer.....\$10,000 (Specs, RFP, Bid Process, etc.)
 - Total****\$78,000** (Additional Funds from 22-23 Budget, if needed)

Mr. Burrows suggested hiring a Project Manager to assure compliance with state and grant standards for the HVAC projects. An architectural drawing of the schematics also may be necessary to comply with the grant requirements.

Brian has received two HVAC bids (DEF and Mark Pelletier) and received recommendations on unit placement. He plans on getting one more quote from AZ Corp. before the next meeting.

- Video Surveillance:
 - Quotes from Verkada, Johnson & Johnson, and DEF are being sought.
 - Brian Kallio noted that, at this point, we have 16 out of 32 cameras functioning and the majority of the cameras that are not operating are outside of the school. He inquired whether to put more money into this old system or start moving towards a newer one.
 - ESSER grant funds of **\$49,364.27** are available until 2024.
- Security upgrade:
 - This will be addressed later (i.e., replacing doors).
 - ESSER grant funds of **\$29,115** for security are available until 2024. Mr. Burrows will inquire if these funds can go towards the Video Surveillance project and address the door replacement project at a later date.
- Telephones
 - Mr. Burrows spent time after school to review what specifically happened with telephones. There were difficulties transferring calls because of the older large telephones. It was mentioned the speaker does not work anymore, and they have had trouble connecting to some classrooms.
 - APEX submitted a quote on October 4, 2022, quoting **\$2,820** for Project Management Services for a new phone system. According to Jim Ward, Tech Consultant, it is not the Comcast connections coming onto the school. Our problems are with the older equipment. Mr. Burrows was going to sign the project management contract with APEX to update the phones, but delayed for a review by this Building Committee. Brian noted this was just for their services only, not for new phone equipment and requested another quote (possibly NOVUS or DEF).
 - Funds for this project (**estimated around \$28,000**) will come from the current 22-23 Board of Education budget.
- Other: Brian Kallio updated the committee on the status of the stress wall crack on the gym wall. Brian met with the building inspector who suggested that a structural engineer inspect the wall and make recommendations. There are cracks behind the bleachers. Two panels of the retracting wall have been removed and this wall has now been closed up and secured until repairs are completed.

The Building Committee expressed appreciation to the Town for approving the funds for these projects.

10. Next Building Committee meeting is scheduled for Tuesday, November 15, 2022, at 11:00 a.m. in the central office.
The meeting adjourned at 11:40 a.m.

(ASB and DSJ on 11-3-22)