



**Warwick Valley CSD  
Facilities Committee Meeting  
February 12, 2024**



## Agenda

|              |   |
|--------------|---|
| <b>I.</b>    | <b>Approval of Minutes</b>  |
| <b>II.</b>   | <b>Building Condition Survey (Jack Eisenbach)</b>   |
| <b>III.</b>  | <b>Capital Project Update (Than Harrington)</b>   |
| <b>IV.</b>   | <b>Convergent (Battery Storage Update)</b>  |
| <b>V.</b>    | <b>Capital Funding/Financing</b>  |
| <b>VI.</b>   | <b>Roofing</b>  |
| <b>VII.</b>  | <b>Security</b> <ul style="list-style-type: none"><li>a. Interior/Exterior Door Estimates</li><li>b. Park Avenue School (Capital Project)</li><li>c. Sanfordville \$100,000 Project 2024-25</li><li>d. Interior Doors – In-house vs. Capital</li><li>e. General Fund Safe Act Funding</li></ul> |
| <b>VIII.</b> | <b>Capital Project (Other)</b>  |
| <b>IX.</b>   | <b>Capital Project projected costs</b>  |
| <b>IIX.</b>  | <b>Process/timeline</b>   |



# Building Condition Survey

Jack Eisenbach (BCS Update)

- Due March 1, 2024



# Capital Project Update

**Than Harrington**

**Park Windows**

**MS Outdoor Bathroom**

**SE Outdoor Bathroom**

**HS Roof**

**HS Field Bathroom**

**HS Unit Ventilators**

**HS Auditorium**



# Convergent (Battery Storage Update)

Dr. Leach (Battery Storage Update)



# Capital Project 2024

## Funding

|                         |       | Current     | Projected   |   |
|-------------------------|-------|-------------|-------------|---|
| Capital Project Reserve |       | \$2,398,200 | \$3,098,200 | * |
| Building Aid            | 63.8% |             |             |   |
| Maximum Project         |       | \$6,624,862 | \$8,558,564 |   |
| Building Aid            |       | \$4,226,662 | \$5,460,364 |   |
| Capital Project Reserve |       | \$2,398,200 | \$3,098,200 |   |

**\* Assuming \$1,000,000 Funding into capital reserve in 2023-24**

## Other Funding

| Funding Source      |                |     |           | Maximum     | Actual      |
|---------------------|----------------|-----|-----------|-------------|-------------|
| Maintenance Reserve |                |     |           | \$1,000,000 | \$1,000,000 |
| Safe Act Funds      | Interior       | 430 | \$1000.00 | \$ 430,000  | \$ 430,000  |
|                     | Exterior HS/MS | 100 | \$5000.00 | \$ 500,000  | \$ 500,000  |
|                     |                |     |           |             | \$1,930,000 |

## Total Funding

| Funding Source       | Amount              |
|----------------------|---------------------|
| Capital              | \$8,558,564         |
| Maintenance Reserve  | \$1,000,000         |
| Safe Act             | \$ 500,000          |
| <b>Total Project</b> | <b>\$10,058,564</b> |



# Capital Project - Roofing

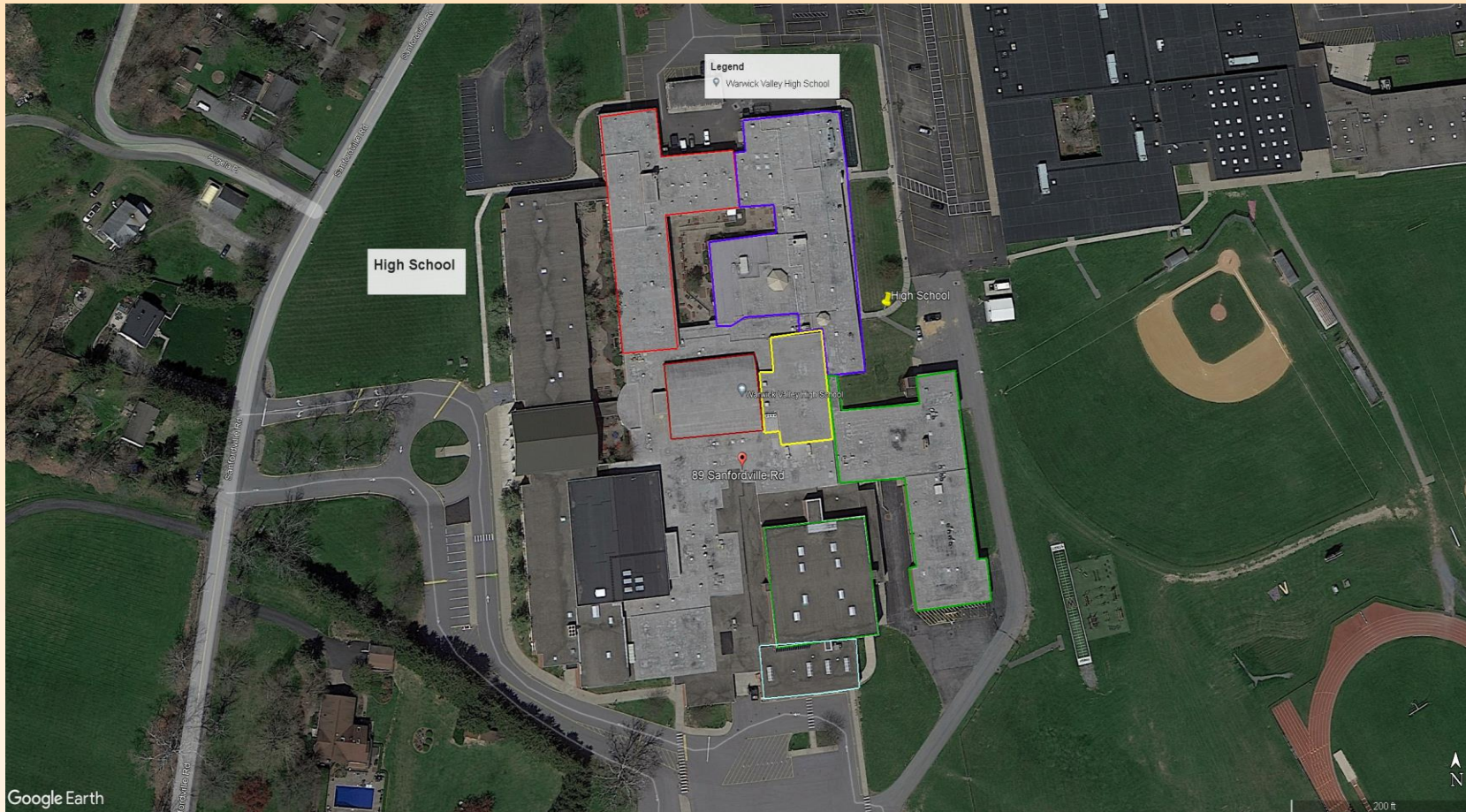
| Building           | Square Feet |  | Building             | Square Feet    |
|--------------------|-------------|--|----------------------|----------------|
| <b>High School</b> |             |  | <b>Middle School</b> |                |
| Jr High Section    | 22,000      |  | District Office      | 21,500         |
| Old Gym            | 8,000       |  | Total                | 21,500         |
| Pool               | 8,000       |  |                      |                |
| New Gym            | 13,000      |  | <b>Pine Island</b>   |                |
| Weight Room        | 5,100       |  | Entire Building      | 19,000         |
| Total              | 56,100      |  | Total                | 19,000         |
|                    |             |  |                      |                |
| <b>Park</b>        |             |  | <b>Kings</b>         |                |
| Original Building  | 11,500      |  | Partial              | 20,000         |
| Total              | 11,500      |  | Total                | 20,000         |
|                    |             |  |                      |                |
|                    |             |  | <b>Grand Total</b>   | <b>128,100</b> |



# Capital Project - Roofing

## High School

|                    |        |         |
|--------------------|--------|---------|
| HS Jr High Section | 22,000 | Sq. ft. |
| HS Old Gym         | 8,000  | Sq. ft. |
| HS Pool            | 8,000  | Sq. ft. |
| HS New Gym         | 13,000 | Sq. ft. |
| Weight Room        | 5,100  | Sq. ft. |







# Capital Project - Roofing

## Middle School (District office)

MS (DO) 21,500 Sq. ft.

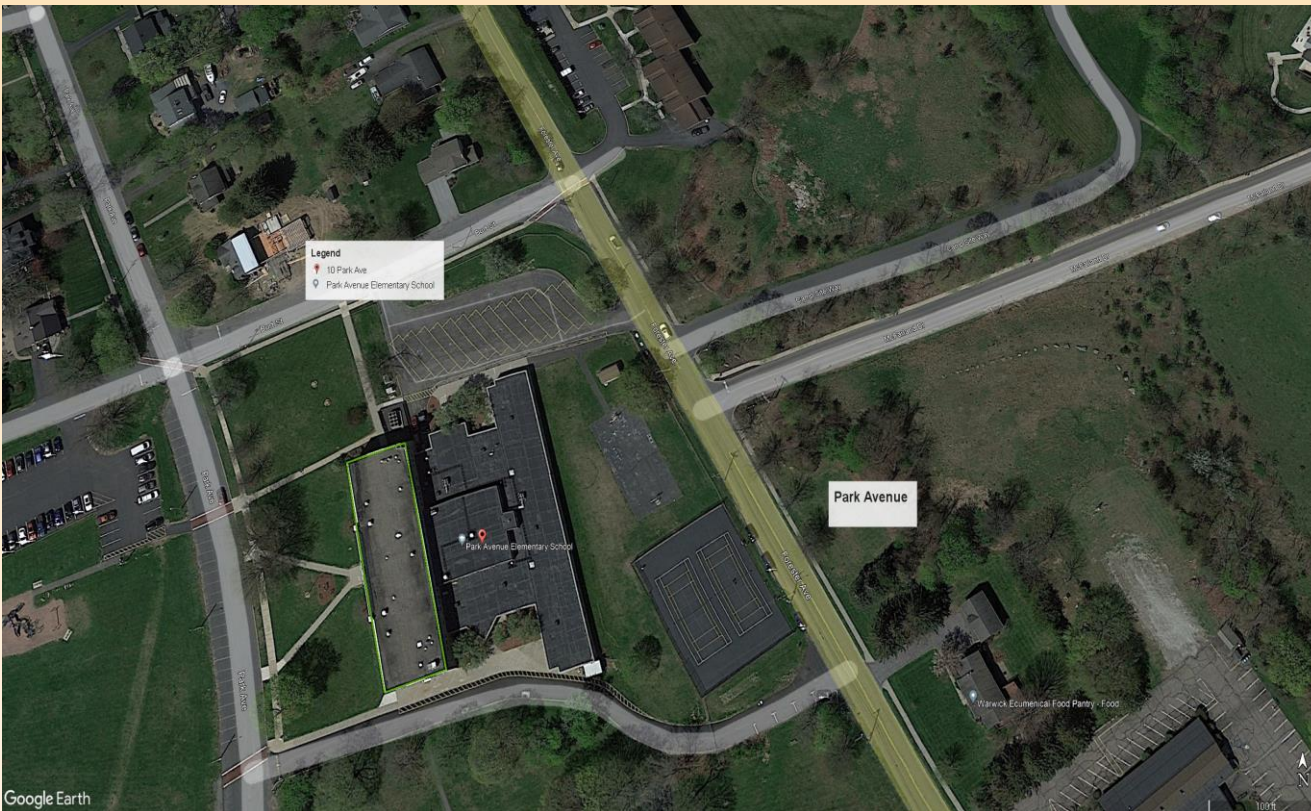




# Capital Project - Roofing

## Park Avenue School

Park Avenue 11,500 Sq. ft.





# Capital Project - Roofing

## Pine Island School

Pine Island 19,000 Sq. ft.





# Capital Project - Roofing

## King School

Full Roof 44,500 sq. ft.  
Replace 20,000 sq. ft.





# Security

## What are we trying to accomplish?

- **Hardening all exterior Doors**
- **Install security doors on all interior classrooms and workspaces.**
- **Protect Students and Staff from an active shooter**



# Capital Project 2024

## District Wide Security

- 1) Hardening Exterior Doors HS/MS
- 2) Interior Doors HS/MS/SE/Park (In-house)

| Interior Doors | Approx. Count |
|----------------|---------------|
| High School    | 200           |
| Middle School  | 100           |
| Sanfordville   | 75            |
| Park           | 55            |
|                | 430           |

| Exterior Doors | Approx. Count |
|----------------|---------------|
| High School    | 55            |
| Middle School  | 45            |
| Sanfordville   | 32            |
| Park           | 15            |
|                | 147           |



# Security

## Park

- Hardening Exterior doors (15)
- Window replacement (original building)
- Window bullet resistant film
  
- Funding (Capital Project) \$718,000.00
- 2023-24 \$100,000.00
- Safe Act Funds \$ 75,000.00
- Grand Total \$893,000.00

## Sanfordville

- Hardening Exterior doors (32)
- Courtyard doors hardening
- Door frame repair/replacement
- Window bullet resistant film
  
- Funding (2024-25) \$100,000.00
- Safe Act Funds \$160,000.00
- Grand Total \$260,000.00



## Security

| In-House         | Interior Doors |         |                  |
|------------------|----------------|---------|------------------|
| Park             | 55             |         |                  |
| Sanfordville     | 75             |         |                  |
| High School      | 200            |         |                  |
| Middle School    | 100            |         |                  |
|                  | 430            | \$1,300 | \$559,000        |
| Contractual cost | 30 days        | \$340   | \$10,200         |
| Other Costs      |                |         | \$50,000         |
| <b>Total</b>     |                |         | <b>\$619,200</b> |
| Safe Act Funds   | 430            | \$1000  | \$430,000        |
| <b>Net Costs</b> |                |         | <b>\$189,200</b> |

| Capital            | Interior Doors |         |                    |
|--------------------|----------------|---------|--------------------|
| Park               | 55             |         |                    |
| Sanfordville       | 75             |         |                    |
| High School        | 200            |         |                    |
| Middle School      | 100            |         |                    |
|                    | 430            | \$1,300 | \$559,000          |
| Contractual        | 430            | \$400   | \$172,000          |
| Other Costs        |                |         | \$350,000          |
| <b>Sub Total</b>   |                |         | <b>\$1,081,000</b> |
| Architect Fees     | 8.5%           |         | \$ 91,885          |
| <b>Grand Total</b> |                |         | <b>\$1,172,885</b> |
| Safe Act Funds     | 430            | \$1000  | \$430,000          |
| Building Aid       | 64%            |         | \$475,446          |
| <b>Net Costs</b>   |                |         | <b>\$267,439</b>   |





## Security

### General Fund (Capital Expenditures) 24-25

|   |                         |
|---|-------------------------|
| ■ Basic \$100,000 project Sanfordville        | \$100,000               |
| ■ Safe Act Funds Exterior Doors(Sanfordville) | \$160,000               |
| ■ Safe Act Interior Doors HS/MS               | \$300,000               |
| <b>Total</b>                                  | <b><u>\$560,000</u></b> |

### General Fund (Capital Expenditures) 23-24

|                                 |                          |
|---------------------------------|--------------------------|
| ■ Park (Safe Act Funds)         | \$ 55,000                |
| ■ Sanfordville (Safe Act Funds) | \$ 75,000                |
| <b>Total</b>                    | <b><u>\$ 130,000</u></b> |

**Note: Park will need a door replacement to make the interior security hardware fit. (2<sup>nd</sup> and 3<sup>rd</sup> floors) Approximately \$100,000**



# Capital Project (other)

## HS Electrical Panel

- Replace main electrical panel
- \$1,000,000

## HS Gymnasium (HVAC)

- Remove unit Ventilators and but new HVAC/chiller on Roof
- \$1,000,000



## Capital Project Projected Costs

| <b>Contract</b>    | <b>Building</b>  | <b>Square Footage</b>              | <b>Cost</b>   | <b>Total</b>        |
|--------------------|--|------------------------------------|---------------|---------------------|
| Roofing            | HS   | 56,100                             | \$40          | \$2,244,000         |
| Electrical Panel   | HS   |                                    |               | \$1,000,000         |
| HVAC Gym           | HS   |                                    |               | \$1,000,000         |
| Roofing            | MS (DO)  | 21,500                             | \$40          | \$ 860,000          |
| Roofing            | Park   | 11,000                             | \$40          | \$ 460,000          |
| Roofing            | Pine Island  | 18,800                             | \$40          | \$ 760,000          |
| Roofing            | Kings  | 20,000                             | \$40          | \$ 800,000          |
| <b>Security</b>    | <b>HS/MS Exterior<br/>Doors</b>                              | <b>MS 45 doors<br/>HS 55 doors</b> |               | \$ 750,000          |
| <b>Sub Total</b>   |  |                                    |               | <b>\$7,874,000</b>  |
| <b>Incidentals</b> | <b>Increase prices,<br/>Engineering, CM,<br/>other costs</b> |                                    | <b>27.75%</b> | <b>\$2,184,564</b>  |
| <b>Grand Total</b> |  |                                    |               | <b>\$10,058,564</b> |



## Process

- Advertising/Press Releases
- Newsletter
- Public Hearing on Capital
- Capital Project Vote (TBD)

### Propositions

- 1) Capital Project
- 2) Using maintenance reserve to fund roof work at Kings.