

Meeting Minutes

Subject	Facilities Committee	Date	12/14/23
Facilitator	Timothy Holmes	Time	6:00 – 7:00
Location	DO Administrative Conference Room	Scribe	Linda Roman

Attendees	<p>Members Present: Dory Masefield-Chair, Bob Howe</p> <p>Members Absent: Bill Fanos</p> <p>Others Present: Jack Eisenbach, Than Harrington, Timothy Holmes, David Leach, Keith Parsons, Linda Roman</p>
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KEY POINTS DISCUSSED

No.	Topic	Highlights
I.	Approval of 10/19/2023 Meeting Minutes	Meeting minutes from 10/19/23 have been approved.
II.	Capital Project Meeting (Than Harrington)	<p>SES – Bathroom Addition:</p> <ul style="list-style-type: none"> • Contractors are approximately 85% complete with the foundation and backfilling on the interior and exterior of foundation walls. • Sanitary plumbing has been roughed in and the leach field and septic tank has been installed. • Slab on Grade will be poured in the next three weeks. • Electric conduit for to the new bathroom has been roughed into the utility trench and the trench has been backfilled. <p>MS/DO – Bathroom Addition:</p> <ul style="list-style-type: none"> • Foundation walls have been poured. • Underground sanitary lines have been roughed in and tied into the existing catch basin. • Slab on Grade is scheduled to be poured Monday, 12/1 @ 11am.

- Sub-base backfill on the interior and exterior of the foundation has been backfilled along with the utility trench.
- Contractor needs to erect a temporary enclosure at both sites to maintain minimum temperature for masonry installation. Temperature of 40 degrees must be maintained before, during and after any masonry or concrete work.

The District is at a disadvantage due to being subject to the low bid. This leaves the District in a tough position when the contractor and or the staff are inexperienced or display poor workmanship.

The contractor, Fort Construction, has been challenging to work with. They have been working at the District since the 2nd week of August and the project is approximately 15% complete.

PES – Windows:

- Windows will arrive the end of January for the main building (roadside).

Jack Eisenbach would like to have a meeting with Administrators the 2nd week of January to discuss installation of the windows. The contractors anticipate completing one room a night.

Athletic Field Bathroom:

- An area of existing block needs to be repaired on the men's side due to an error by the electrical contractor. The electronic eye for the urinals and toilets were roughed in on the wrong side. It's approximately \$13,500 to fix and will be billed to the contractor.

HS:

- Contractors are still working on the connection of UVC lights for the unit ventilators in the classrooms and the ductwork for the rooftop units.
- ITC is working on connecting the control work to the building management system.

<p>III.</p>	<p>Electric Buses (Jack Eisenbach)</p>	<p>Christmas Break:</p> <ul style="list-style-type: none"> • Ashley Mechanical will be commissioning/balancing some of the units over the HS main lobby. • Clean Air / ITC will be working on commissioning some of the new unit ventilators in specific classrooms. • Milcon Construction will be conducting a small (3 day notice) asbestos abatement for a HVAC coil repair in a HS mechanical room (penthouse above old gym). <p>HS Auditorium – Chiller:</p> <ul style="list-style-type: none"> • Chiller was ordered last March but will not arrive until February/March. <p>Tim Holmes directed the group to a Power Point presentation providing information on the Electric Buses:</p> <ul style="list-style-type: none"> • All school bus purchases need to be electric by 2027 (3 years). • Warwick currently has 79 buses, all of which will need to be replaced by electric buses by 2035 (12 years). <p>Considerations:</p> <ul style="list-style-type: none"> • The current bus garage has 45 spaces (9 rows of 5); however, there may only be room for 30 electric buses due to spacing requirements. • The cost of the infrastructure is estimated to be between \$7M-\$15M if the garage needs replacing (NYS will give .62 cents on the dollar). • The charging station infrastructure would need to be changed, from substation to site, from 400 amps (currently) to 3000 amps. • The power needs assessment has yet to be done for the county. This may require a complete utility upgrade. • NYS is pushing utility companies to charge a discounted rate to offset the cost to charge electric buses. • NYS estimates an electric bus to cost \$350K and says they will fund the cost difference (between fuel and electric buses). The District received a quote recently of \$420k per bus.
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- NYS only has enough to make-up the difference in cost of 670 buses. There are 45k school buses in NYS leaving NYS significantly short.
- The District would need to buy 10 buses a year. That is approximately \$16M over 8 years if the District's portion was \$200K per bus.
- Bus purchases must be approved by the voters. What if the vote to purchase electric buses does not pass?
- It currently takes a year to acquire a bus. Will the wait time be longer as the demand grows and will the cost go down?
- The weight of electric buses are twice the weight of current buses. Can the current infrastructure handle that weight or will bus routes need to be revised?
- What will the mileage be with degradation of the battery?
- What will the penalty be if the District doesn't convert?
- Weather and power outages may impact electric buses causing delays or closures.

Dr. Leach - What is the District's short/long term plan for electric buses?

- Planning for the next generation
- All preliminary
- District is not rapidly moving in this direction
- Unreasonable target dates
- Work Session on electric buses

Jack Eisenbach - Blue Bird Buses-

- Chargers come in a 3hr or 8hr charge with a rotation clock telling you when to switch the buses. Buses will not charge all at once and the service will be sized based on a 3hr charge.
- 2 buses on one charger needs 100amp service. A service change to the site should only be done once.
- Batteries are good to -4 degrees F (battery heaters may be required) with a range of 120/130 miles per charge.
- Existing lifts can support the weight of electric buses but will require modifications/changes on lift points.

<p>IV.</p>	<p>Building Condition Survey</p>	<p>Tim Holmes – The District will consider adding solar to offset the cost of charging the buses.</p> <p>Due March 1, 2024</p> <ul style="list-style-type: none"> • Done every 5-years; the last survey was done 8 years ago in 2015 (due to the state). • A detailed draft will be done by January. <p>During the building condition survey, a leak was found between the layers of the roof. Milcon was hired to do those repairs December 26-28.</p>
<p>V.</p>	<p>Other District Needs</p> <p>A. Roofs</p> <p>B. HS Electrical Service</p>	<p>Roofs that need replacing/repair (\$40/sq. ft.):</p> <ul style="list-style-type: none"> • HS • District Office • Park Ave • Pine Island (aid) • Kings (maintenance reserve) <p>HS Electrical Panel</p> <ul style="list-style-type: none"> • Electrical panel is from the 1950’s and is at max usage. • If the panel goes down it may take months to gets parts, causing the HS to close. • \$1M to replace. • Should this be done as an emergency project or a capital project? • Whether it is done as a capital project of emergency project, change out cannot be done until summer of 2025.
<p>VI.</p>	<p>Potential Capital Project</p> <p>May 21, 2023</p> <p>A. Funding</p> <p>B. Timeline</p>	<p>Total funding \$10.1M:</p> <ul style="list-style-type: none"> - \$8.5M Capital Project - \$1M Maintenance Project - \$600k Safe Act Funds <p>\$600k would need to be set aside and put into next year’s budget. Currently there is \$2.1M in reserves. \$1M would be added this year, bringing the District to \$3.1M making the maximum project amount \$8.5M (with building aid of \$5.4M). The maintenance reserve of \$1M is unaided and the District will receive 100% aid on the Safe Act Funds (upgrades to interior and exterior doors).</p>

ACTION PLAN		

No.	Action Item(s)	Owner	Target Date
1.	Next Meeting	Susan Laroe	TBD
2.			
3.			

NEXT MEETING

	<ol style="list-style-type: none"> 1. Approval of Minutes 2. Capital Project Update 3. TBD