

# Capital Improvement Committee Meeting

Wednesday, September 16, 2020

Attendees via Zoom: Ron Broas, Brian Gottschalk (Rhinebeck Architecture), Marie Johnson, John Lumia, Rob Rubin, Eddy Sloshower and Antonietta St. George

Meeting Start Time: 9:43am

## Approval of Minutes

Eddy Sloshower made a motion to approve the minutes from the last Capital Committee Meeting, all approved.

Ron Broas reviewed how the Facilities and Operations Department was preparing for the opening of schools at the end of the month. The department purchased sanitizing machines to disinfect the schools and buses. There is enough hand sanitizer throughout the district, face masks, and PPE to get the schools started.

## Capital Projects

Ron Broas reviewed the status of the capital projects.

### 2018 \$33 Million Dollar Capital Project - Phase 1

Window project is complete except for the window sills at John Jay and Myers Corners, and the curtain wall adjustments at Kinry Road. Final completion is expected in two weeks.

### 2018 \$33 Million Dollar Project Phase 2

HVAC renovation work is complete at John Jay High School, Roy C. Ketcham High School and Myers Corners with exception of:

- John Jay principals office and guidance suites are ready for final punch list inspection. Final painting and door/hardware installations are ongoing. Commissioning and balance of the equipment is under way.
- Myers Corners Elementary the final painting and commissioning of equipment is underway. Library unit ventilators are being modified to provide air-conditioning.
- Roy C. Ketcham final paint and commissioning of equipment is underway.

Ron stated that he believes by September 29th all the equipment will be commissioned and ready to go prior to the time hybrid starts. Any punch list items and/or minor issues will be taken care of on the second shift.

Ron Broas explained HVAC balancing to Rob Reubin.

### 2021 Work

Ron updated the committee on the work scheduled for 2021 at John Jay High School, the unit ventilators, exhaust fans and roof top units are scheduled to be installed in the summer of 2021. Investigation and laying out of exhaust fan chases and installation of piping is planning to be done during the school year on the second shift and over holiday breaks. By the time the secondary schools open at the end of October, all major work should be completed and the buildings will be ready to be opened for students, anything minor will be completed on the second shift. They might start installing heating pipes (second shift only). As of right now, the buildings are ready to open.

### Ameresco Project

Ron Broas reviewed the Energy Performance Project with Ameresco

Ameresco will be starting the exterior lighting for the parking lots within the next couple weeks; the lights will be stored in trailers. They are working on modifying better lights instead of just changing out the bulbs by using actual LED fixtures.

We have the rooftop HVAC plan completed from the solar panel standpoint. Craig Rebecca from Ameresco is actually doing a drone fly over to realign the solar panels of the buildings.

The buildings planned for Solar Panels are the roofs and approved by Central Hudson are:

1. Roy C. Ketcham High School
2. Van Wyck Junior High School
3. Fishkill Plains Elementary
4. James Evans Elementary
5. Vassar Road Elementary
6. Brinckerhoff Elementary

Updated Kitchen Appliances are installed and ready to go, with the exception of tying into some of the alarm systems

**List of New Equipment Installed by Ameresco**

<b>School</b>	<b>Appliances</b>
Brinckerhoff Elementary School	Double Convection Oven Table Top Steamer Range
Fishkill Plains Elementary School	Double Convection Oven
John Jay High School	Double Convection Oven #1 Double Convection Oven #2 Convection Steamer Kettle Griddle
Sheafe Road Elementary School	New Exhaust Hood System New Fire Suppression System Double Convection Oven Convection Steamer Kettle Range
Roy C. Ketcham High School	Double Convection Oven #1 Double Convection Oven #2 Convection Steamer Kettle Griddle
Vassar Road Elementary School	New Exhaust Hood System New Fire Suppression System Single Convection Oven Kettle Range

## HVAC and Ventilation

Ron informed the committee that we are increasing our ventilation as requested by the state. There has been discussion about Merv 13 air filters, they are very difficult to get. When Merv 13 filters are used, they reduce the airflow, this being said, we are installing Merv 10's and Merv 11's in the units. The high school units came with Merv 8, but we are still in compliance with the guidelines that were placed by the governor. The guidelines also state to bring in more airflow, so that's what we're concentrating on. We are opening fresh air intake anywhere from 10% to 30%, when winter hits, we will bring it down to 20%.

The committee questioned if the heatings issues in the Science wing from last year have been addressed?

Ron said they should be because they changed the controllers out. Right now the district is in compliance with any state regulations from that standpoint. If you have people in the building you must maintain a minimum of 65°.

## **Storm Damage Concerns**

We had some bad weather in August, have there been any serious aftereffects from the storm of last month?

Ron updated the committee that the district had some flooding issues on the grounds and that the district lost a few trees, but that's been taken care of by our grounds crew. The storm drains seem to be working fine. There were no real issues, the gutters at Fishkill Plains finally arrived and are working well.

## **Final Project Numbers**

The committee has requested final or estimated numbers from the projects over the summer, is there any extra money laying around from these projects?

Ron explained that none of the projects have been closed out yet, we won't know for sure until John Jay is finished. As of right now, the projects are slightly under budget,

The committee asked if the bathroom issues at John Jay High School have been corrected? Ron believes all the bathrooms should be in good order.

Ron thinks that the committee will be amazed when they tour the buildings. A lot of painting has been done since the end of March. The floors and the walls look much better. All the buildings are looking really fantastic, and he feels that the committee will be impressed.

Next meeting is scheduled for October 14th at 9:30am End time 10:05 am

