

The Regional School District 13 Board of Education Building Committee met in regular session on Wednesday, February 21, 2024 at 5:00 PM in the library at Coginchaug Regional High School.

Committee members present: Mr. Giammatteo, Mr. Moore, Mr. Overton and Mr. Weissberg.

Committee members absent: Mr. Cross, Mr. Faiella, Mr. Mennone

Administration present: Mrs. Neubig, Mr. Proia, Dr. Schuch and Mrs. Smith

Board members present: Mrs. Dahlheimer, Mrs. Petrella and Mr. Roraback

Mr. Weissberg called the meeting to order at 5:04 PM.

Pledge of Allegiance

The Pledge of Allegiance was recited.

Approval of Agenda

Mr. Overton made a motion, seconded by Mr. Giammatteo, to approve the agenda, as presented.

In favor of approving the agenda, as presented: Mr. Giammatteo, Mr. Moore, Mr. Overton and Mr. Weissberg. Motion carried unanimously.

Public Comment

None.

Approval of Minutes - December 20, 2023

Mr. Giammatteo made a motion, seconded by Mr. Moore, to approve the minutes from the December 20, 2023 meeting, as presented.

In favor of approving the minutes of the December 20, 2023 meeting, as presented: Mr. Giammatteo, Mr. Moore, Mr. Overton and Mr. Weissberg. Motion carried unanimously.

Pickett Lane Paving Phase 3

Mr. Weissberg reviewed that phase 3 was traffic calming which has been done and some additional driveway work. Mr. Proia reported that the baseball driveway is on schedule for early Spring. There are some asphalt sidewalks at the high school that need repair and Mr. Weissberg felt that would be a good time to do those as well as ramp upgrades. Mr. Overton asked if there were any updates on the sidewalk plan for the Town of Durham and Mrs. Dahlheimer felt that would not be happening any time soon. She did not feel that the new administration will move this forward quickly. She will try to get an update from the town and have the Building Committee copied. Mrs. Neubig felt that money should be available for the necessary repairs. Mr. Weissberg added that some drainage improvements will need to be done as well.

Mr. Weissberg asked if anyone has received feedback on the speed humps and Mr. Moore stated that he has received only positive feedback. No one has heard any complaints.

Fieldhouse Update

Mr. Proia has received a draft set of plans from PegArch and they are two weeks out with deliverables. They are covering just bathrooms and would mark up basic code items. They were also asked to address insulation. Mr. Proia felt that the plumbing would be shut down during the winter. In terms of reimbursement, they had a call with the State last week about the lighting. The district does not have to publicly bid it out and three quotes will suffice. Mr. Weissberg will send a standardized quote form to Mrs. Neubig.

Mr. Weissberg would like to see some grading done between the fence and the back of the building as he is concerned about standing water. To this point, there has been no leaking in the building other than around the foundation. Mr. Weissberg felt they should look into getting that sealed.

Mrs. Dahlheimer asked if the building was insured and Mrs. Neubig explained that it is insured as an empty building, but not an abandoned building, so storage is possible.

There was discussion about the bathroom plan and it was suggested that there be a single stall bathroom that is not gender-related. Mr. Proia also noted that there is a camera on the field house and it is pretty well-lit. They have also received a quote for more cameras in the future.

Mr. Weissberg asked about any possibilities to use the field house for Spring sports before the bathrooms are ready. Mr. Giammatteo suggested putting the porta potties inside the building during the Spring. Mr. Weissberg thought water stations and cooling areas would be a good idea as well.

State Grant for Fieldhouse and Lighting

Mrs. Neubig reported that they had a call with the program manager who will decide whether the alternative approval process is approved or not. Mr. Proia provided all the information from Musco and everything has been submitted. Mrs. Neubig felt very positive after the call.

Mr. Weissberg asked what records are available for the foundations that the light poles will be installed on and Mr. Proia stated that there are stamped engineering plans and inspection reports.

All of that information was included in what was given to the state. Mr. Overton added that Musco should verify everything as part of the installation.

Mr. Weissberg felt that Fall was a realistic time frame for this project. Mr. Moore asked if the turf replacement would affect the lighting installation and Mr. Proia stated that they would have to book with Musco in April in order to be on the July schedule.

Fire Pump Rehabilitation Update

Mr. Proia reported that Central Systems is working on the project. They had a call with Connecticut Water and, per NFPA code, they need flow tests again. Once the flow tests are done, they can figure out how much work, if any, needs to be done inside the buildings. The plan will be to ultimately bypass the underground vault and shut it off completely. Mrs. Neubig stated that there was \$610,000 in the budget for this item, but it can be allocated to another project.

CRHS Turf

The turf is scheduled to be replaced on June 17, 2024. Graduation will be held on June 12, 2024. Mr. Moore asked if there was enough capital available to pay for the replacement if the budget doesn't pass before June 17th. Mrs. Neubig stated that they would have to take it from another project in order to do that. Mr. Overton encouraged everyone to support Project Graduation.

Mrs. Neubig noted that Mr. Donecker's Sports Marketing class had done a survey of all the students and they identified with the Blue Devil being the athletics' mascot and that will be installed in the middle of the turf, with blue end zones with no lettering. They will share the mock-up with the Building Committee and the board. Mr. Proia added that the entire complex will be closed for at least a month during turf replacement. Mrs. Smith noted that they have walked the track and some of the colors have faded, but there are no structural issues. Mrs. Neubig stated that there is about \$180,000 saved for the track replacement that can be used if they do find repairs are needed. It was suggested to put a sign up about the closure at least a month ahead of time.

School Facility Updates

Mrs. Neubig reported that the board voted at their last meeting to further pursue a three-school option. Swing space questions remain, but direction was given to start filtering work into the one area. Mrs. Neubig has also requested a meeting with the School Construction Grant department, but has not heard back yet. She has also reached out to VHB.

Mr. Proia noted that there will be a lot of moves happening this summer at the elementary level, but everyone is aware of that. Mrs. Neubig added that some additional improvements are included in the proposed budget that can be started after July 1st, if they are approved. Athletic field improvements and tennis court repairs are included. Wind screens are also being donated and should be installed on the outside of the tennis courts. Mr. Overton noted that the wind screens on the pickle ball courts need to be replaced and Mrs. Dahlheimer stated that Park & Rec has ordered new wind screens for that.

Public Comment

None.

Adjournment

Mrs. Dahlheimer made a motion, seconded by Mr. Overton, to adjourn the meeting.

In favor of adjourning the February 21, 2024 meeting: Mr. Giammatteo, Mr. Moore, Mr. Overton and Mr. Weissberg. Motion carried unanimously.

The meeting was adjourned at 5:37 PM.

Respectfully submitted,

Debi Waz
Alwaz First