

BOARD OF EDUCATION
Ellington, Connecticut

Operations Committee Meeting Minutes

A meeting of the Operations Committee of the Ellington Board of Education was held on Wednesday, November 13, 2019 at 6:00 p.m. at the School Administration Building, 47 Main Street, Ellington, CT.

Attendees:

Board of Education Members: Mrs. Jennifer Dzen, Mrs. Kerry Socha, Mrs. Elizabeth Nord

Administrative Team Members: Dr. Scott Nicol, Superintendent of Schools; and Mr. Brian Greenleaf, Director of Finance & Operations

Call to order: The meeting was called to order by J. Dzen at 6:03 p.m.

1. Windermere Elementary School
 - a. Dr. Nicol reviewed meetings held to date regarding the Windermere project with a timeline for upcoming events. The objective is for the Board of Education to make an informed decision on renovate to new or new by early January 2020.
 - b. The Tecton Team was present to elaborate on newer layout options based on feedback from the public meetings held thus far including the Windermere PTO meeting on October 23, 2019 and the Windermere Community Forum on October 30, 2019. The presentation included:
 - i. Study process and timeline including grant application process with a possible acknowledgement from the State in December 2020 as part of the priority list should all other processes run smoothly. Mrs. Nord questioned whether we would be given additional funds from the State if the project cost comes in higher than original budget. Reimbursements are based on the budget originally submitted.
 - ii. Recap recent meetings
 1. Mrs. Socha inquired about testing the newest wing for pyrrhotite. Plans are in process to ensure this is completed. Concerns were voiced regarding when test results would be available, how that would change the scope of the project, and who would be doing to testing. Mrs. Nord noted it would be more advantageous to have the results sooner so the Board of Education and the public can make a more informed decision.
 2. Feedback gathered from recent public meetings included flexibility for future expansion, separate drop off/pick up location for buses and parents, preservation of playing fields and majority

of participants preferred new construction versus renovate to new.

3. Development of Options

- a. Option 1 - renovate to new adding a passthrough area in the front of the school connecting all wings, moving administration to the front of the building. 1 story building, 5 phases to the construction with the need for modular classrooms.
- b. Option 2 – New construction on the current lacrosse field on the north end of the property. 2 floor footprint, 2 phases to the construction, no modular classrooms needed. Mrs. Socha asked if 2 story building would be safer than single story. Research will be conducted, information to follow.
- c. Option 3 – Renovate to new adding a new 2 story wing on the north field, removing the current Pre-K wing, multiple phases with no need for modular classrooms during construction.

Option Cost and Timeline Table

Option	Construction Type	Completion Time	Total Cost	State Reimbursement Rate	Cost to Town
1	Renovate to new	24 months	\$52.9 million	54.29%	\$26.3 million
2	New construction	16 months	\$60.2 million	44.29%	\$35.8 million
3	Renovate to new	20 months	\$56 million	54.29%	\$28 million

2. 5 Year Capital Improvement Plan

- a. Mr. Greenleaf reviewed the revised plan.
 - i. The amount for the fire doors is estimated at \$278,000 but may be less if reimbursement options are available. The total includes \$46,000 for Windermere.
 - ii. The removal of the underground storage tank has moved up in priority from four to two.
 - iii. The roof replacement at Center School moved from a low to high priority after additional inspection. The cost is \$32,000.
- b. Mrs. Socha asked if any modern classroom furniture has been purchased to date. Three classrooms at the high school were awarded funds through a creative classroom contest and the high school library modernized their furnishings based on student and teacher feedback.

**A motion was made to accept the Ellington Public Schools 5 Year Capital Plan as presented.
VOTE: Unanimous. The motion passed.**

1st. K. Socha

2nd. J. Dzen

The meeting adjourned at 8:06 p.m.

Respectfully submitted,

Jennifer Dzen, Operations Committee, Chair