

Slate Valley Unified Union School District  
Building and Grounds Committee Meeting  
Monday, October 28, 2019  
5:30 PM  
Orwell Village School

Approved Minutes

**Attending:** Chris Cole, Brooke Olsen-Farrell, Tara Buxton, Amy Munger, Cheryl Scarzello, Peter Clark, Peter Stone, Rick Wilson, Julie Finnegan, Pati Beaumont

**Call to Order:** Peter Stone called the meeting to order at 5:37 p.m.

**Approval of Agenda:** Peter Stone made a motion to approve the agenda, this was seconded by Tara Buxton. Chris Cole asked to amend the agenda to do Innovation Project first.

**Approval of Minutes - September 3, 2019:** Julie Finnegan made a motion to approve the minutes with one correction from Peter Smith to Peter Stone, this was seconded by Amy Munger. Motion carried.

**Public Comment:** None

**FY'21 Budget:** Hold for now.

**Innovation Project:** We need some decisions made tonight on certain agenda items. Chris Cole and Brooke talked about the Urban Soil Investigations of the land/soil near the highway and areas where excavation may occur. There are several important items to take care of before the bond can be sought (Pre Bond Work). Urban Soil Investigations, Asbestos Survey and potential PCB testing among those items. The topographic survey showed some initial findings on wetlands behind the maintenance shop off from Pine Street. There are class II wetlands there. Any work done around this area requires a 50-foot buffer zone from the wetland. Also found as initial findings were that on Airport Rd, it is currently class III wetlands (near section B). The new property we purchased is also in a class III wetlands area, and to deal with this, we would be able to fill in up to 5,000 square feet of fill with a permit from the Army Corps of Engineers. This potentially will be where one of the fields will be.

Peter Clark talked about the high school/middle school revised plans based on feedback from last board meeting. Chris Cole shared colored plans of the proposed changes. Peter shared that we are looking at a 2 Pod system. This model gives the flexibility at some point to add another Pod or to move the sixth grade over in the future. There is a separate middle school kitchen in this option 11. There is potential of a \$3-5,000,000.00 savings in this refined model. There is savings by moving the performance and exhibition space into the existing space. The orange space stays as it is and does not require roof structure changes. There are 4 classrooms within each pod plus some common spaces within each. There is space in the library to do enrichment or other interventions in. This new plan still addresses all the things the Innovation Committee had recommended. The middle school does not have a second floor level. Amy Munger asks why the architect didn't consider two levels and this might help with the tightness of the land we are losing to expand. The soccer field might still be viable in this current plan with option 11. Brooke and Chris will ask the architect if the rationale could consider a second floor for the middle school. A second floor would require an elevator and additional exits. Brooke seemed to recall this was not considered due to additional costs with adding a second floor but will check with the architect.

Chris Cole said that the Building and Grounds Committee needs to make some decisions so that the architect can move forward with a more formalized plan and cost estimates.

Decision #1- AC Scope; committee opted for Partial AC in the areas that would be served 12 months a year, such as office spaces in both sections of the building, common spaces like library etc.

Decision #2- Fuel Option; Committee opted for primary of Biomass with a backup ability of fossil fuels.

Decision #3-Gymnasium; Committee opted on separate gyms, but HS would not access MS gym for games. Middle school gym would have two side by side courts standard size which could be divided for multiple games or practice sessions, divided if more than one function going on. They also approved limited bleachers perhaps 3 rows of bleachers on one side of middle school gym.

Decision #4-Playing Field Upgrades; Committee decided to plan on putting down turf on the LaPlaca Field to extend the playing seasons and so that more than three games of any sort could be played on the field per week. Per Peter Clark turf is more environmentally friendly, cuts down on chemical usage, etc.

Committee next turned discussion to the Orwell Project, current plan was reviewed with committee. Chris Cole covered the addition, entrance reconfiguration, and the needed/recommended heating system. Committee was supportive of this plan.

Decision # 5: Town Hall after construction is complete; The Committee decided that the existing town hall would be taken down as part of the addition project and a paved parking area would replace this. They were sensitive to the entrance to new addition possibly considering a facade similar to the town hall.

Decision #6-Fair Haven Grade School-Elevator Replacement; Committee voted to move forward with exploring the costs of this. Elevator does not fit within the existing elevator shaft, can't expand that footprint without total renovation to the structure of the building, so we may have to consider one that is built on outside of building. The committee opted to explore including this cost in the bond as well.

Decision #7-Castleton Elementary School- Stormwater Mitigation; Committee opted to move forward with this work, would like some pricing information, but agreed that there are significant safety risks during winter season.

**Other:** None

**Agenda Building:** Move forward with Architect

**Adjourn:** Tara Buxton made motion to adjourn at 6:28 p.m., this was seconded by Julie Finnegan.

Next SVUUSD Building and Grounds Committee Mtg. - November 25, 2019 - CES -5:30 p.m.

Respectfully Submitted,  
Bonnie Lenihan