

# LYME-OLD LYME SCHOOLS

*Regional School District #18*

*A Private School Experience*



*in a Public School Setting*

## **Facilities & Finance Committee Meeting**

January 2, 2019

*Committee Members Present:* Rick Goulding, Co-Chair; Jean Wilczynski, Co-Chair; Daniel Hagan; Philip Neaton; Andy Russell

*Administration Present:* Ian Neviasher, Superintendent of Schools; James Cavalieri, Principal of Lyme Consolidated School; John Rhodes, Director of Facilities & Technology

The meeting was called to order at 5:05 p.m. by Dr. Goulding

The following agenda items were discussed:

*Condition of Lyme Consolidated Facilities:* The committee discussed previous projects that have been completed at the school such as the installation of solar panels; replacement of fuel oil tank; installation of additional security cameras; reseeded of fields; and cleaning of basement. It was noted that the tennis courts are used primarily for recess; there are no formal tennis instructions or lessons taking place on the courts. There is a plan to repave the tennis courts in the 2021-2022 budget. The very limited parking at the facility with very little space for expansion was discussed. There are no major projects scheduled for next year at Lyme School.

James Cavalieri, Principal of Lyme Consolidated School, voiced concern that funding for the replacement of the gym floor was constantly being postponed and that he strongly believed that the floor should be a priority for the physical education instruction. Mr. Cavalieri pointed out that the floor replacement has been a planned project since 2005. The committee discussed the issue of the HVAC system in the gym, which is also in need of replacement, but is a big ticket item. There is the intention to replace the HVAC system and the gym floor in 2022 – a possible bonded project due to the estimated high cost. Follow-up discussion centered on possibly replacing the floor in an earlier timeframe than the HVAC system. There will be the need to replace portions of the floor when the HVAC system is installed if this timeframe is used.

***49 Lyme Street, Old Lyme, Connecticut 06371***

***T: 860-434-7238 F: 860-434-9959 E: neviasher@region18.org www.region18.org***

The committee discussed the feasibility of re-prioritizing some projects in order to move up the replacement of the Lyme School gym floor. There was a suggestion that the committee visit Lyme School to get a firsthand look at the gym floor.

On another matter, Dr. Goulding asked Mr. Rhodes to look into the grates that cover the windows in the Center School gym. They are not bolted shut and are causing a hazard for those using the gym.

*Review of Projects In-Progress District-Wide and Discussion of 2019-2020 Project Plan:* Mr. Rhodes reviewed the five year facilities draft plan. This document is attached to these minutes for informational purposes.

The *high priority* items over the next five years for the buildings are as follows:

*Lyme School:* repaving of tennis courts; elimination of gym floor ventilators; and gym floor resurfacing.

*Mile Creek:* upgrade of HVAC and air conditioning; updating of fire alarm, PA and clocks; playground update including rubber pad; and replacement of vinyl composition tile (VCT).

*Center School:* upgrade of HVAC and air conditioning; replacement of VCT; replacement of carpets, prek expansion; update of fire alarm, PA and clocks; playground upgrade including rubber pad; and refurbishment of gym floor.

*Middle School:* upgrade of HVAC and air conditioning; installation of window air conditioning units; update of fire alarm, PA and clocks; replacement of VCT; and replacement of carpets/media redesign.

*High School:* artificial turf design and commission approvals; installation of dedicated irrigation system water supply; and repaving of tennis courts.

Mr. Rhodes reported that the solar panel installation is complete at the main campus and Lyme School; they are awaiting the commissioning of same by Greenskies. Solar savings are incorporated into next year's budget.

The minutes of the November 28, 2018 meeting were approved by a motion made by Mrs. Wilczynski and a second by Mr. Neaton.

The meeting adjourned at 5:50 p.m.

# Five Year Facilities Draft Plan

## January 2, 2019

Account Description	Estimate/Stat	2017/2018	2018/2019	2019/2020	2020/2021	2021/2022	2022/2023
<b>Grand Totals</b>	\$11,694,154	\$ -	\$ -	\$ 582,000	\$ 725,000	\$ 460,000	<b>Possible Bonded Project</b>
<b>LC</b>							
Repave tennis courts	\$ 70,000					\$ 160,000	
Eliminate gym unit ventilators	\$ 200,000						Estimated 2022
Window AC Units (16 rooms)	\$ 32,000	Completed					
Gym Floor Resurface to rubber and replace unit ventilators with alternate system off the floor	\$ 30,000				\$ 500,000		Estimated 2022
<b>Priority 1 Total</b>	<b>\$ 332,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 500,000</b>	<b>\$ 160,000</b>	
Additional security cameras		Completed					
Upgrade HVAC including AC	\$ 800,000						Estimated 2022
Fuel Oil Tank Replacement		Completed					
Classroom refresh							Estimated 2022
Replace office and conference room carpet	\$ 12,000			\$ 12,000			
Playground upgrade including rubber pad							Estimated 2022
Update fire alarm, PA and Clocks							Estimated 2022
Replace VCT w/high perf floor	\$ 290,000						Estimated 2022
<b>Priority 2 Total</b>	<b>\$ 1,229,600</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,000</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>Priority 3 Total</b>	<b>\$ 28,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	
<b>LC Totals</b>	<b>\$ 1,589,600</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,000</b>	<b>\$ 500,000</b>	<b>\$ 160,000</b>	<b>\$ -</b>

# Five Year Facilities Draft Plan

## January 2, 2019

Account Description	Estimate/Stat	2017/2018	2018/2019	2019/2020	2020/2021	2021/2022	2022/2023
<b>Grand Totals</b>	\$11,694,154	\$ -	\$ -	\$ 582,000	\$ 725,000	\$ 460,000	Possible Bonded Project
<b>MC</b>							
<b>Priority 1 Total</b>	\$ 21,600	\$ -	\$ -	\$ -	\$ -	\$ -	-
Upgrade HVAC including AC	\$ 1,100,000						Estimated
Replace Fuel Oil Tank			Completed				
Additional security cameras		Completed					
Update fire alarm, PA and Clocks	\$ 13,000						Estimated 2022
Classroom refresh							Estimated 2022
Playground update including rubber pad							Estimated 2022
Replace office and conference room carpet	\$ 12,000		Completed				
Replace VCT w/high perf flooring	\$ 460,000						Estimated 2022
<b>Priority 2 Total</b>	\$ 2,071,000	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>Priority 3 Total</b>	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>MC Totals</b>	\$ 2,097,600	\$ -	\$ -	\$ -	\$ -	\$ -	-

# Five Year Facilities Draft Plan

## January 2, 2019

Account Description	Estimate/Stat	2017/2018	2018/2019	2019/2020	2020/2021	2021/2022	2022/2023
<b>Grand Totals</b>	\$11,694,154	\$ -	\$ -	\$ 582,000	\$ 725,000	\$ 460,000	Possible Bonded Project
<b>CS</b>							
<b>Priority 1 Total</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
HVAC AC upgrade including AC	\$ 800,000						Estimated
Replace VCT with high	\$ 320,000						Estimated
Replace Carpets	\$ 15,000						Estimated 2022
PreK Expansion	\$ 90,000			\$ 180,000			
Update fire alarm, PA and Clocks							Estimated 2022
Playground upgrade including rubber pad							Estimated 2022
Refurbish gym rubber floor	\$ 30,000		April Break				
<b>Priority 2 Total</b>	\$ 1,314,700	\$ -	\$ -	\$ 180,000	\$ -	\$ -	-
<b>Priority 3 Total</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>CS Totals</b>	\$ 1,314,700	\$ -	\$ -	\$ 180,000	\$ -	\$ -	-

# Five Year Facilities Draft Plan

## January 2, 2019

Account Description	Estimate/Stat	2017/2018	2018/2019	2019/2020	2020/2021	2021/2022	2022/2023
<b>Grand Totals</b>	\$11,694,154	\$ -	\$ -	\$ 582,000	\$ 725,000	\$ 460,000	<b>Possible Bonded Project</b>
<b>MS</b>							
<b>Priority 1 Total</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Replace east wing flat roof net 30% reimb	\$ 461,054		Completed				
Upgrade HVAC including AC Classroom refresh	\$ 1,800,000						Estimated Estimated 2022
Window AC units (27 rooms)	\$ 54,000	Completed					
Cafeteria sound dampening, server opening and fans			Completed				
Additional security cameras		Completed					
Update fire alarm, PA and Clocks							Estimated 2022 Estimated
Replace VCT w/high eff flooring	\$ 760,000						
Replace Carpets/media redesign	\$ 45,000			\$ 45,000			
<b>Priority 2 Total</b>	\$ 3,147,254	\$ -	\$ -	\$ 45,000	\$ -	\$ -	-
<b>Priority 3 Total</b>	\$ 40,000						
<b>MS Totals</b>	\$ 3,187,254	\$ -	\$ -	\$ 45,000	\$ -	\$ -	

# Five Year Facilities Draft Plan

## January 2, 2019

Account Description	Estimate/Stat	2017/2018	2018/2019	2019/2020	2020/2021	2021/2022	2022/2023
<b>Grand Totals</b>	\$11,694,154	\$ -	\$ -	\$ 582,000	\$ 725,000	\$ 460,000	<b>Possible Bonded Project</b>
<b>HS</b>							
Evaluate artificial turf field options	\$ 20,000	Completed					
Install lighting on field cross paths	\$ 40,000	Completed					
Cameras in High School parking lots	\$ 25,000	Completed					
Artificial turf field design and OL Commission approvals	\$ 800,000		Design work and commission approvals following irrigation water supply				
Install dedicated irrigation system water supply	\$ 120,000		Wetlands commission approval complete.	\$ 120,000			
Stairwell cameras (6)	\$ 12,000	Completed					
Repave tennis courts	\$ 315,000			\$ 225,000	\$ 225,000	\$ 225,000	
Regrade BB field	\$ 50,000		Completed				
<b>Priority 1 Total</b>	<b>\$ 1,490,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 345,000</b>	<b>\$ 225,000</b>	<b>\$ 225,000</b>	
Soccer/lacrosse field bleacher	\$ 35,000					\$ 35,000	
Terrace track hill	\$ 40,000					\$ 40,000	
Artificial turf field installation	\$ 1,900,000						
<b>Priority 2 Total</b>	<b>\$ 2,015,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 75,000</b>	
<b>Priority 3 Total</b>							
<b>HS Totals</b>	<b>\$ 3,505,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 345,000</b>	<b>\$ 225,000</b>	<b>\$ 300,000</b>	

**Estimated available Reserve Fund Balance as of:**

	11/18	6/19	11/19	11/20
	\$1.1M	\$1.4M	\$1.7M	\$2M