

Facilities Committee Meeting

December 8, 2025 | 6:00 PM | Facilities Office & Zoom

Attendees:

- In-Person: Susan Sander, Beth Twardus, Jose Matthew, Marcin Michalski
- Via Zoom: Kenrda Todd-Dixon, Matt, Robinson, Steve Fackenthall

Public Comments

None

Meeting Follow-Up Items

ESCO 2 Update:

- The committee reviewed progress across multiple renovation efforts, including lighting upgrades, solar installations, and building improvements throughout the district.
- Marcin reported that the majority of high-priority items are now complete, with remaining tasks categorized as lower-priority work.
- Several auditoriums continue to experience compatibility issues with LED fixtures (e.g., Richardson Park, Conrad). Due to ceiling and dimmer system limitations, interim incandescent solutions are being used until the Major Capital Project allows for a full modernization.
- All six district solar systems are installed and active.
 - Updated savings:
 - **July 9 – September 4:** *\$34,892.06 saved across 5 schools*
 - **September 4 – November 30:** *\$45,551.97 saved districtwide*
 - Dickinson's system, the largest in the district, is now online following required safety approvals from the power company.

Major Capital Update:

- Schedules and architectural estimates were reviewed for the first round of schools, now in the construction design phase. Budgets and timelines are being closely monitored to ensure award readiness on bid day and alignment with the summer construction window.
- A few design teams received letters requesting accelerated schedules to ensure adequate time for review, bidding, and coordination.
- Marcin emphasized the need to finalize Construction Documents (CDs) promptly to maintain the district-wide renovation timeline.
- A summer projects spreadsheet and some before-and-after pictures were provided and reviewed in detail with the committee.

New Business

- Marcin reported that planning for the second round of schools is underway with the pool of design teams, with design work expected to begin at the start of the calendar year.
- The committee discussed the need for stronger documentation summarizing each school's scope of work. Marcin is preparing a 30,000-foot overview detailing:
 - Items from the original facility assessment
 - Items added later

- Budget adjustments and reasons for scope changes
 - Anticipated bid alternates
- Marcin also reviewed the upcoming requirement to write to DOE and OMB regarding potential fund transfers between schools if needed, when bids are received.
- Indoor Air Quality (IAQ) Testing (follow-up from previous meeting public comment):
 - Retesting (Conrad Locker Rooms) conducted over Thanksgiving break showed no elevated airborne mold concentrations.
 - Marcin already shared test results and bathroom photos with the parent who raised the concerns.
 - Custodial staff added Conrad locker rooms to routine cleaning schedules to prevent future IAQ concerns.
- The committee also discussed maintenance challenges, including student-caused vandalism in the bathroom.

Note: Approved meeting minutes will be posted on the district's website, redclayschools.com, within three business days following the meeting at which they are approved.