

Facilities Committee Meeting
June 1, 2026 | 6:00 PM | Facilities Office & Zoom

Attendees:

- **In-Person:** Ray Sander, Beth Twardus, Marcin Michalski
- **Via Zoom:** Jose Matthew, Matt Robinson

Meeting Call to Order

- The meeting was called to order at 6:04 PM.
- Jose Matthew made a motion to approve the previous meeting minutes.
- Beth Twardus seconded the motion.
- Motion carried.

Public Comments

None.

Meeting Follow-Up Items

ESCO 2 Update:

- The committee reviewed progress on ESCO 2 initiatives, including interior lighting, UVGI systems, exterior lighting, and solar generation projects throughout the district.
- Marcin reported that a change order credit of \$31,075 associated with incomplete auditorium lighting work at Conrad School of Science was submitted and returned to the Owner's Contingency fund.
- The current Owner's Contingency balance stands at approximately \$68,677.
- Remaining auditorium lighting work at Lewis Elementary and Highlands Elementary auditoriums will be completed once students are out of the buildings for summer break.
- Spare UVGI replacement lamps are available and will be transferred to the District for future maintenance needs.
- The committee discussed training videos developed for UVGI maintenance and operation. Additional coordination with the vendor is underway to establish a dedicated YouTube playlist to provide stable access to training materials.
- Exterior lighting improvements outside the original ESCO scope continue to be evaluated. Marcin reported that he will meet with Trane during the week of June 9 to review next steps and priorities.
- The committee reviewed solar generation data for the District's six solar installations. Through May 31, 2026, the systems have generated approximately \$184,955 in utility savings across participating schools.

Major Capital Update:

Phase I Projects

- The committee reviewed the status of 2025 Major Capital projects currently under construction and bidding.

- Heritage Elementary School, Brandywine Springs Elementary School, Stanton Middle School, and Al DuPont Middle School renovation projects are scheduled to begin this summer and will continue through the summer of 2027.
- Mote Elementary School, Lewis Elementary School, Dickinson High School, and McKean High School projects were delayed in the bidding process; however, all projects have either been awarded or are anticipated to be presented for award at the upcoming Board meeting.
- The Johnson Elementary School and Meadowood Program projects have not yet been bid. The District will continue working with the design team and school administration to determine the most effective approach for completing the renovations while maintaining building operations and minimizing disruptions to students and staff.
- Planning efforts remain focused on balancing project delivery timelines with the operational needs of each facility.
- The committee reviewed owner contingency balances and project budgets to ensure alignment with available funding and overall project requirements.

Phase II Projects

- Marcin provided an overview of schools included in the upcoming Phase II Major Capital cycle.
- Planning, budget development, and scope refinement continue for projects at Conrad School of Science, Forest Oak Elementary, Linden Hill Elementary, Richardson Park Elementary, Skyline Middle School, Warner Elementary, and several other district facilities.
- The committee discussed anticipated timelines, funding allocations, and project prioritization as the District prepares for future capital submissions.

New Business

Bid Reviews

- The committee reviewed current bid activity and construction market conditions.
- Discussion included project budgets, owner contingencies, and construction value estimates for both current and future capital projects.
- Members discussed the importance of maintaining project schedules to maximize summer construction opportunities and minimize escalation costs.

Adjournment

- The meeting concluded at 6:32 PM.

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