

Warwick Valley Central School District Facilities Committee Meeting

September 3, 2026

Agenda

- I. Approval of Minutes
- II. Capital Project Update – Financing/Financial Review
- III. Project Update – Than Harrington/Timothy Holmes
- IV. Summer Projects 2026
- V. Other Projects
- VI. Pine Island Fire

Capital Project Financing 2024 – Funding

Funding Summary

Item	Amount
Total Project	\$19,544,469
Capital Reserve	\$6,698,198
Repair Reserve	\$1,041,159
Finance Amount	\$11,805,112
Building Aid (63.8%)	\$11,805,112
Additional Taxpayer Contribution	\$0

Spending to Date

Item	Amount
Total Project	\$19,544,469.00
Total Project Allocated (Spent to Date)	\$9,810,356.74
Balance	\$9,734,112.26

Capital Project – Financial Review

Project	Number	Contractor	Projected Cost	Status
HS Roof 1&2/Bleachers	03	Milcon	\$1,137,433.50	Ongoing
Park Windows	04	Arrow	\$777,453.16	Complete
MS-DO Roof/Bleachers	05	Milcon	\$1,306,777.10	Ongoing

Project	Number	Contractor	Projected Cost	Status
Pine Island Roof	06	Milcon	\$1,204,094.09	Complete
HS HVAC	07	TM Brennan	\$912,334.92	Ongoing
Kings Roof	08	Milcon	\$1,292,136.89	Complete
Park Plumbing	12	Milcon	\$68,238.00	Complete
HS Windows	15	Kaneo	\$780,698.00	Ongoing
Park Roof	16	Milcon	\$584,400.12	Ongoing
HS Roof 3	17	Milcon	\$4,896,183.00	Ongoing
Subtotal			\$12,959,748.78	
HS HVAC Gym	19	AR Brothers	\$872,893.86	Ongoing
HS Storage Barn Roof	20	Milcon	\$108,513.64	Complete
MS-DO Security/Tennis	22	TBD	\$2,344,009.08	Partial SED
Park Masonry	23	TBD	\$340,147.50	Ongoing
HS MDP	25	TBD	\$1,832,675.00	Design
SE Plumbing	26	TBD	\$1,086,481.14	Ongoing
Subtotal			\$6,584,720.22	
Grand Total			\$19,544,469.00	

Capital Project Update – Than Harrington

- **HS Roof 1 & 2/Bleachers:** In progress
- **Park Windows:** Complete
- **MS/DO Roof/Bleachers:** In progress
- **Pine Island Roof:** Complete
- **HS HVAC:** In progress
- **Kings Roof:** Complete
- **Park Plumbing:** Complete
- **HS Windows:** In progress
- **Park Roof:** In progress
- **HS Roof 3:** In progress
- **HS Gym HVAC:** In progress
- **HS Storage Roof:** Complete
- **MS/DO Security/Tennis Court:** At SED
- **Park Masonry:** In progress
- **HS MDP (Main Distribution Panel):** Design
- **Sanfordville Plumbing:** In progress

Project Photos



Photo: Interior of a gymnasium showing new HVAC ductwork and purple wall padding being installed near the ceiling, with a scissor lift in use.



Photo: A large brown rooftop HVAC unit staged outdoors on pavement, marked off with orange safety cones.

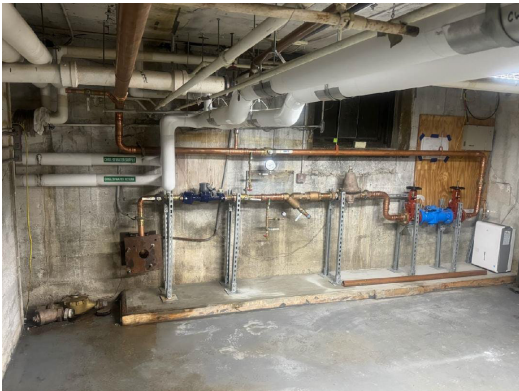


Photo: A basement mechanical room with new copper piping and plumbing fixtures installed along a wall.



Photo: A worker in an aerial lift performing masonry or window repair work on the brick exterior of the high school.

High School Roof Progress

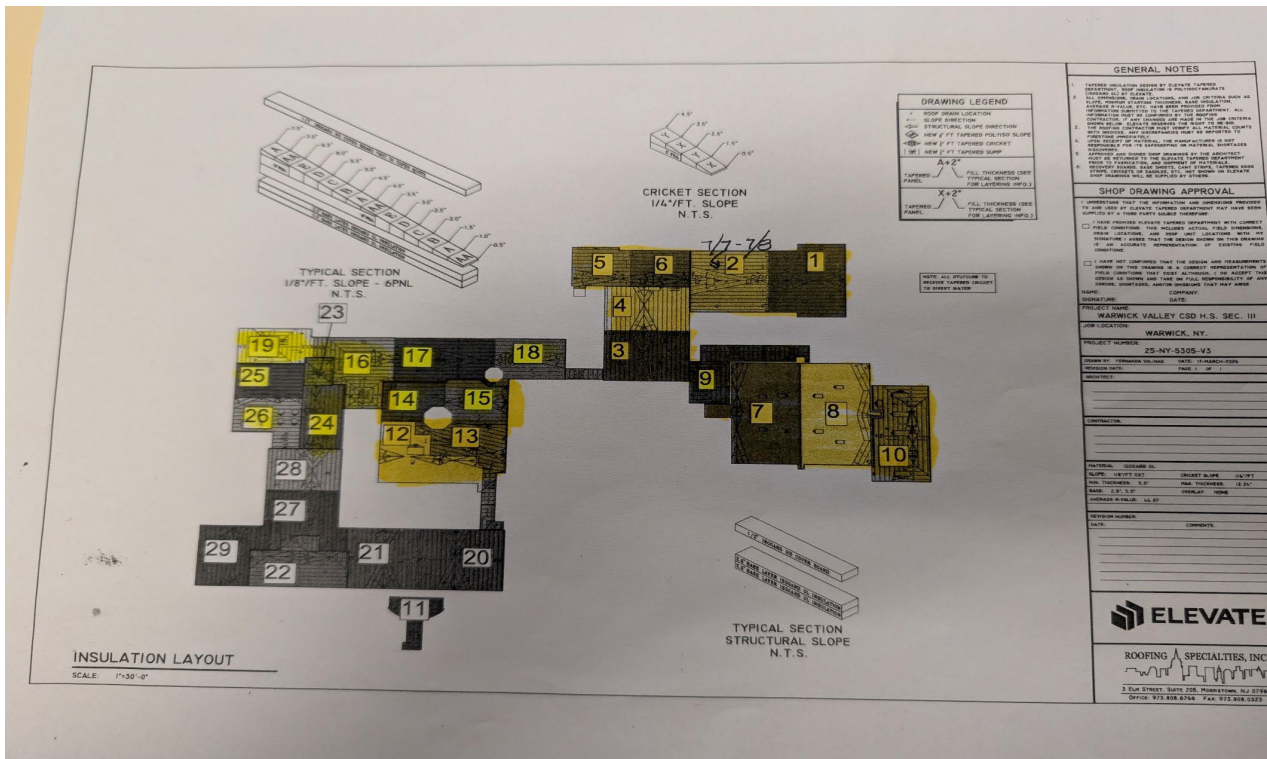


Photo: An architectural roof insulation layout drawing from Elevate Roofing Specialties showing the high school's roof divided into numbered sections (1 through 29), with several sections highlighted in yellow to indicate work areas, along with cricket and structural slope detail diagrams.

Summer Projects

- Paving – HS/Transportation/Pine Island
- Gym coating – HS old gym, Sanfordville, Kings, and Pine Island
- Sealcoat stage at Sanfordville & Park
- Seal coating/line striping – Kings, Transportation
- Sanfordville timer electrical installation
- Painting (various)
- HS Sewing Room
- Desks/chairs/tables
- Park scoreboard electric

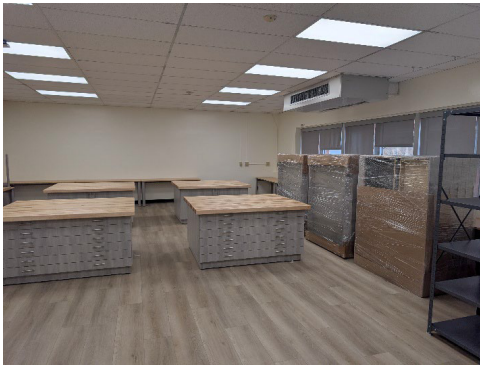


Photo: A renovated classroom with new wood-look flooring, new desks and boxed furniture being set up for the HS Sewing Room.



Photo: A paving crew operating an asphalt paving machine to lay fresh blacktop, with a finished paved section in the foreground.



Photo: A newly paved parking lot with fresh striping, cordoned off with yellow caution tape, trees and a building visible in the background.

Other Projects

- **HS Exterior Doors Hardening – \$100,000 (2026–27):** Design phase
- **Transportation Fuel Tanks (Emergency):** Complete – addressed a petroleum bulk storage issue
- **Transportation Electrification:** In progress
- **Kings Water Building:** In progress
- **Sanfordville Chiller:** In progress



Photo: A green fuel storage tank installed in a white secondary-containment basin inside a garage bay.



Photo: A large Carrier chiller unit loaded on a flatbed trailer, ready for delivery and installation.



Photo: A crane lifting a large white cylindrical water tank into position outdoors, with a worker guiding it below.

Pine Island Fire

- Cleanup is complete (ServPro)
- Significant smoke and water damage
- Air quality testing has been completed – all areas passed
- 2nd floor rooms (BOCES) have been repaired by the District – painting, ceilings, flooring
- Flooring has been installed on 2nd floor rooms and hallway (contractor)
- Flooring has been installed in 3rd floor hallway (contractor)
- Purchase order issued for doors – 2 outside FRP doors, 2 interior wood doors
- Insurance company issued initial funds of \$161,659.03



Photo: A nighttime photo of multiple fire trucks and emergency vehicles with lights flashing, parked on a road near trees and a building.

Fire and Water Damage



Photo: A long interior hallway with charred, soot-covered walls and a wet, stained floor from fire and water damage.



Photo: A fire-damaged office area viewed through a charred doorway, with debris and burned materials scattered on the floor.



Photo: Two workers in white hazmat-style protective suits performing remediation work in a room with exposed ceiling and wall framing.

Room After Remediation



Photo: A large, gutted room with damaged wood flooring, stripped walls, and electrical wiring hanging exposed from the ceiling, with sunlight coming through windows on the left.