



Board of Education Facilities Committee

Annual Buildings and Grounds Walkthrough

September 22, 2026

Time: 3:15 - 5:00 p.m.

Present: B. Bass, M. Walker, L. Raymond, K. Gelardi

The committee convened the meeting at 3:15 p.m.

The facilities committee visited the following areas, led by Interim Director of Facilities, L. Raymond, and Senior Custodian K. Gelardi. L. Raymond explained that because there were no major renovations over the summer, the tour would largely focus on building and grounds maintenance/preventive maintenance. In addition, the committee maintains a [spreadsheet](#) of current facilities projects.

Building/Area	Work Completed/Planned	Discussion
High School/District Office	New paint and sanding of woodwork.	K. Gelardi noted the ongoing work to update painting throughout the district.
High School/main hallways	Fire doors with new hardware and electronic door holders connected to the fire alarm system.	L. Raymond discussed the progress on the new fire alarm system that is a part of the Phase 2 project.
High School/Auditorium	Door hardware is being replaced, and doors are being made fully operational.	The current hardware is temporary.
High School/Art Room	Upgrades to wall panels and new sinks.	K. Gelardi explained replacing broken panels and creating an access panel for the open drain
Middle School Locker Room/Theatre program storage	The area is now used for storage.	The future use of the larger area is under discussion.
Middle School/Roof	Review of roof drains related to the flooding that occurs after heavy rains.	L. Raymond discussed the proposed mitigation of adding larger piping through the ceiling and out the side walls. The district is waiting

		on updated pricing of the project from the architect.
Middle School/First floor entry	This is the area that floods during heavy rains. Facilities staff have put barriers in place to slow the spread of water into other areas.	Facilities staff have put barriers in place to slow the spread of water into other areas. L. Raymond explained a program our insurance company provides to install alarms that will notify facilities staff of flooding.
Middle School/Psychologist Office	New flooring as an example of the ongoing replacement of carpeted areas in all buildings.	K. Gelardi explained using leftover flooring from other projects in other classrooms and offices.
Middle/High Schools/Aqueduct access trails	Installation of solar lights and cameras to prevent graffiti on the stone walls. Replacement of washed-out stone dust to improve the safety of the access trails.	Additional repairs may be needed if the area washes out again.
High School/Gymnasium	Repaired cooling unit that will improve our ability to cool the area in warmer months.	K. Gelardi explained that the HVAC contractor will replace the existing heating coils with new ones before the winter season.
High School/Ejector pumps	The pumps need to be replaced, and alarms installed that will alert facilities staff if the pumps stop working or flooding occurs.	L. Raymond discussed a program through our insurance company that will help us install an alarm that would notify facilities staff of flooding.
Middle/High Schools/Commons bathrooms	Flooring deterioration that will need to be replaced.	There are no structural issues at this time, but the floors are deteriorating. The district is waiting on pictures from the plumbing contractor to better assess the issue.
Springhurst/Window walls	There are two window wall units that will be replaced through capital outlay (annual) projects.	The project is currently on hold due to lead time issues with the window unit. The district has asked the

		architect for an updated timeline.
Springhurst/Prekindergarten classroom	This is located in a previous kindergarten classroom.	The committee discussed additional classes for the 2027-28 and 2028-29 school years, and where the classrooms could be located.
Springhurst/Kindergarten playground	The area was painted at the end of last year and now provides a space for various games for the students.	-
Springhurst/Classroom flooring and ceiling/lighting	Classroom floors that are carpeted are being replaced with laminate flooring. Ceilings and lighting will be replaced in the upcoming energy performance contract project.	L. Raymond explained that we include funding in the budget to remove carpet and install laminate flooring in 2-3 classrooms each year.
Springhurst/south end sectional boiler (1/2)	Sections of one of the two boilers need to be replaced to make it operational.	The district is working on a funding source for the repair. The labor portion of the project is estimated at \$90k. The committee discussed whether a repair reserve could cover some of the costs. The district does not currently have a repair reserve. L. Raymond confirmed on 9/23/26 that excess funds in the Facilities budget from the 2025-26 school year have been earmarked for this repair.
Springhurst/Retaining wall	The stone retaining wall adjacent to the parking lot near the gymnasium is crumbling and in need of repair.	The retaining wall is difficult to repair because of the tree roots that sit behind it. The committee discussed how the wall might be incorporated into a stairwell or the possibility of removing the trees.

Springhurst/Athletic complex	A stairway from the parking lot nearest the gymnasium would provide safer access to the fields/courts/playground.	Funding for the project is dependent on the completion of other, higher priority projects detailed in the facilities spreadsheet.
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Adjourn

Committee

The committee completed the walkthrough at 4:45 p.m.