

**EAST STROUDSBURG AREA SCHOOL DISTRICT
PROPERTY AND FACILITIES COMMITTEE MEETING MINUTES
November 2016**

The chairperson, Wayne Rohner called the meeting to order at 5:30 p.m. and led the Pledge of Allegiance. Those present were Ronn Bradley, and Wayne Rohner. Wayne Rohner noted without a quorum, no motions will be made during this meeting.

ANNOUNCEMENTS BY THE COMMITTEE: The Property and Facilities Committee will established a meeting date following the District Reorganization Meeting on December 5, 2016.

I. ITEMS REQUIRING ACTION

A. CERTIFICATION FOR PAYMENT

- 1. Miller Flooring - (HSS Old Main Gym) \$178,520**
- 2. Miller Flooring (HSS Old Main Gym) \$48,615.70**
- 3. QUAD 3 Environmental Services (HSS Old Main Gym) \$13,140**
- 4. Fieldturf, USA Inc - (HSS Track Resurfacing) \$157, 562.99**
- 5. Myco Mechanical - \$868.00**

Wayne Rohner wanted to make sure the new gymnasium floor had two coats of poly and base coat. Scott Ihle replied yes. Wayne Rohner wanted to know why the bill for the track is just being paid? Scott Ihle did not remember when it was completed either April/May 2016. Jeff Bader said Fieldturf thought payment would be received upon completion because they had a signed proposal. Jeff Bader explained Field Turf needed to submit a payment application. Jeff Bader's recommendation would be for these items go to the Finance Committee. Ronn Bradley has a problem with Field Turf and wants to know if this was the best price for the project. Jeff Bader stated this was our contract price and it was approved by the School Board last fiscal year. He also noted that the track was eight years old and the resurfacing should get us through another seven years before the underlayment needs to be replaced. Wayne Rohner asked why the additional payment to Myco Mechanical. Jeff Bader explained it was from the JTL HVAC project. Myco had a math error on their pay application. It took time for them to find the error and Jeff confirmed it as well. These five items will be taken to the Finance Committee.

B. MIDDLE SMITHFIELD ATTIC INSULATION BID RESULTS

- 1. Indoor Air Technologies, Inc \$38,400**
- 2. Zerodraft - \$54,543**

Wayne Rohner asked how many bids were received? Scott Ihle stated only two. Ronn Bradley asked why a difference of \$14,000. Ronn Bradley also asked for Scott Ihle's recommendation, because from his experience the low bidder is not always better. Jeff Bader said we need to take the lowest responsible bidder. If we have knowledge that the lowest bidder is not responsible we can accept another bid. Ronn Bradley asked Scott Ihle again, with the warranties, is IAT the best choice. Scott Ihle said a reason for the price difference may be, Zero Draft did not indicate if they were using fiberglass or blown insulation. During the pre-bid meeting Zero Draft mentioned using blown insulation and IAT was going to use fiberglass. Ronn Bradley asked which was best and Scott Ihle replied as long as you reach the R-Value it does not matter. Ronn Bradley asked Scott Ihle if the recommendation was IAT and Scott Ihle replied yes. Wayne Rohner asked with the downpour we had Sunday, did the roof stay dry. Wayne Rohner also asked what is the condition of the rest of the schools after the downpour. Scott Ihle was not aware that it rained and did not receive any reports of leaks. Ronn Bradley mentioned that the side gym entrance at HSS has a crack and needs to be addressed right away. Moving forward Wayne Rohner wants to hold contractors liable for their work.

C. GENERATOR MAINTENANCE AGREEMENT

- 1. Emergency Systems Service Company, (one-year)**
- 2. Emergency Systems Service Company, (three year)**

Scott Ihle stated the three-year contract versus the one-year plan would save us \$1,877. Ronn Bradley understands we will save money by going with a three-year contract, and what would we be looking at in terms of remiss if we did it on a yearly basis. Scott Ihle explained the service/workmanship is the same.

D. PURCHASE OF MAINTENANCE VEHICLE - \$39,350.00

Wayne Rohner noted that we have \$40,000 in the budget. Scott Ihle stated that pricing is Costars and the vehicle is like the one we already have.

II. ITEMS OF DISCUSSION/UPDATES

A. Chief Mill, District Building Security Update

Chief Mill reported 8 of 10 school assessments have been done. Working on Lehman and HSN. Bus Garages will be done separate. We are starting to see recurring issues and need to work on prioritizing projects. Cameras and entrances are the main issue. He will have a complete report by the end of November.

B. Repair/Upgrades of Stadium - Committee 30 Day Review

Postponed until next month.

C. MSE Attic Mold Abatement

Scott Ihle explained AIT has been cleaning the attic. The space was divided into 12 areas. Area 5 is showing small amounts of mold. AIT is recleaning and the area will be tested again. Wayne Rohner wants to make sure the roof leaks are fixed before the insulation is installed. Scott Ihle said the roof is not leaking. AIT said they have not experienced any leaks.

D. East Stroudsburg Borough - Reimbursement

Scott reported Saturday, September 17 the Borough had a water main break. Monday, September 19 a Maintenance Employee noticed a pipe in HSS was leaking. Leon Clapper came in and found the spring on the backflow preventer broken. Leon Clapper felt strongly that turning the water on or off caused the damage. Scott Ihle wrote a letter to the Borough Manager seeking reimbursement for the damage. The letter was forwarded to the Director of Public Works. Along with Curtis Beam we met with Mr. DeSalva and another borough worker. We are in the process of having another meeting with all involved and will report back.

III. PUBLIC PARTICIPATION – LIMITED TO PROPERTY/FACILITIES ISSUES

David Chianese of law Enforcement and Supporters for Media Accountability came and shared information on Safety and Security. He is part of a non-profit organization that can provide companies to bid on future safety and security upgrades for no charge. He is a retired NYDP police officer.

IV. ADJOURNMENT