

**EAST STROUDSBURG AREA SCHOOL DISTRICT BOARD OF EDUCATION
PROPERTY/FACILITIES COMMITTEE MEETING
Zoom Meeting
February 2, 2021 at 5:30 P.M.**

Mrs. VanWhy called the meeting to order at 5:41pm. and led the Pledge of Allegiance.
Committee Members Present: **Sharone Glasco, Lisa VanWhy, Larry Dymond (Wayne Rohner was absent)**

Others Present: Brian Baddick, Daryle Miller, George Andrews, Matt Hirsch, Rob Romagno, William Riker, Amy Famighetti, Tim Sanders, Brian Borosh, David Rifendifer, and William Vitulli

A motion was made to approve the minutes from the January meeting along with the Agenda for the February, with the members of the Committee reserving the right to add to the agenda and take further action in the best interest of the District. Motion seconded, all approved.

ANNOUNCEMENTS BY THE COMMITTEE: The next Property and Facilities meeting is scheduled for March 2, 2021.

ITEMS REQUIRING ACTION:

A. SOUTH CAMPUS KEY SYSTEM UPGRADE:

1. **A.G. Mauro Company - Quotes: GME 09/21-01, 02, 03, 04 \$51,240.75**
2. **General Supply Company - Quotes: LK21018, 19, 20, 21 \$53,469.00**
3. **Liberty Door Systems - Quotes: 16422 (3) \$55,729.45**

Mr. Hirsch stated new key cylinders and hardware for the entire district in order to gain more control and security. The cylinder and hardware will be installed in-house. This project is covered by grant monies. Mrs. VanWhy verified that this project will be verified by maintenance personally. Mr. Hirsch agreed and stated this quote is for parts only, labor is not included. Mr. Andrews asked if they were electronic keys. Mr. Hirsch stated no, these are door lock keys which are not able to be duplicated. Mr. Dymond asked if we had a system in place when we retrieve keys from employees like a tracking system. Mr. Hirsch stated we will implement a policy and inventory. Mr. Dymond asked if this item needs to be put out to bid? Mr. Hirsch stated that these proposals are costars and do not require us to go out to bid. AG Mauro is the lowest bid and it's Mr. Hirsch's choice as well. Motion to accept quote from AG Mauro in the amount of \$51,240.75 to the Finance Committee.

B. D'HUY ENGINEERING INVOICES

1. **High School North Roof Replacement - Invoice #52143 \$3,000.05**
2. **High School North Sanitary Liner Replacement - Invoice #52144 \$5,587.13**
3. **High School North/Lehman Intermediate Window Replacement - Invoice #52146 \$1,882.04**
4. **Lehman Intermediate and Bushkill Elementary Flooring Replacement - Invoice #52147 \$964.99**

5. **High School North and High School South Hand Wash Stations - Invoice #52148 \$300.00**
6. **J.M. Hill Elementary Vestibule Renovation - Invoice #52149 \$4,480.01**
7. **Transportation Building Underground Storage Tank - Invoice #52145 \$3,437.50**
8. **KLEINFELDER Advantage Engineers WasteWater Review - Invoice #1307918 \$1,192.50**
9. **JBM Mechanical - High School North Water Heater Project Application for Payment No.2 \$36,150.00**
10. **Department of Labor and Industry Certificate of Boiler Operation**
11. **Environmental Restoration - JTL Oil Tank Credit Change Order No.1 \$17,874.00**
12. **Environmental Restoration - JTL Oil Tank Project - Payment No.2 \$23,681.80**

High School North/Lehman Roof project is complete and the district received the certificate of occupancy from Lehman Township.

The sanitary liner pre bid meeting will be held in March 2021 and awarded during the month of April 2021.

High School North/Lehman window replacement pre bid meeting will be held in March 2021 and awarded during the month of April 2021.

Lehman and Bushkill flooring replacement pre bid meeting will be held in March 2021 and awarded during the month of April 2021.

D'Huy Engineering is continuing with investigations for hand wash stations at both High School North and South.

D'Huy Engineering met with Chief Mill to review JM Hill Vestibule options.

Storage tank paving was completed two weeks ago.

Kleinfelder Engineers is continuing their waste water review and research.

JBM completed the High School North Boiler project. The Department of Labor and Industry issued a Certificate of Boiler Operation to the district.

The inspectors came with a credit change order. No need to excavate. Money will go back to the district, final payment for the oil tank project, both complete.

Maybe add plus or minus signs to describe credit change.

Reached out to Lehman Township at the end of last week to confirm any needs for the liner. No permits or inspections needed. Mrs. VanWhy asked about waste water review, testing conditions for documents and design. Kleinfelder tests soil, etc. Mrs. Glasco asked is the project complete once done and paid or is it done via inspection? Depends on the project. Mr. Dymond asked, with the paperwork up north is there any way we can file it so that it's easy to find in the future? Mr. Ihle has all the info for the warranty. Mrs. VanWhy wanted to make a motion to approve invoices 1-12, and asked if there was a second motion. Mr. Dymond asked about the flooring, will it get bid out soon? Pre-bid is March. Hoping to award all projects in April. Same material as JTL and Resica? Stick with luxury vinyl tile, changing aluminum threshold in one area. Second the motion to accept D'Huy? All in favor.

ITEMS FOR DISCUSSION:

C. J.M. HILL ELEMENTARY - UGI Regulator Removal Update - Matt Hirsch

Mr. Hirsch contacted UGI regarding a regulator that sticks out of ground. The reason it was there was due to the line on Warren St. was high pressure and the UGI and the school would not prefer high pressure against the building. The line on East Broad St. was changed to medium pressure suffice for school so we can be attached to that. Prior to this meeting, this was completed on Thursday. The regulator is still sticking out but it's no danger. Once the snow breaks the welders will be back to the area.

D. BUSHKILL ELEMENTARY - Gym and Stage Floor Sand and Refinish - Rob Romagno - Quote: Miller Sports Construction \$21,450.00

E. RESICA ELEMENTARY - Gym and Stage Floor Sand and Refinish - Rob Romagno - Quote: Miller Sports Construction \$18,990.00

Mr. Romagno stated that back in December this was brought to the committee to possibly refinish the floors at both locations. The amount of \$21,450.00 is higher than Resica Elementary's quote due to the exit door flooring rotting due to the weather. Would like to implement a 6-8-foot threshold to stop this from reoccurring. This project was budgeted for last summer and will now look to be completed over the summer. Mr. Dymond stated he looked at both floors and was under the impression that Scott had money in his budget and was already addressed. Mr. Dymond does not want to prolong this project and it will be placed on the agenda for the next meeting. Motion to move B and C to the finance committee for approval.

CURRENT CAPITAL PAYMENTS

5-YEAR CAPITAL PLAN

FACILITIES PROJECT MANAGEMENT PLAN (PMP) HANDOUTS

Mrs. VanWhy loved the PMP handouts. This will be the process to keep people in the know with board approved projects.

D'Huy met with Mr. Ihle and Mr. Hirsch in September or October at JTL and have not heard anything back from Mr. Ihle in regards to the Exterior Dust Collector project.

It was asked if TRANE came in to fix the HVAC at the pod unit? Mr. Hirsch said yes it was approved and in progress and looking to complete at the end of the school year.

Going to do programming for the dehumidification process. Utilizing space for students will this change anything? Mrs. VanWhy said that was not approved yet, but if so, Mr. Hirsch said it's fine if used for students. Only thing that will change it will be adding walls, drop ceilings, etc.

Not sure if summer projects or not.

Add to the next agenda - Mr. Dymond wanted to know if something is being done with the underground pipes which are developing sinkholes, etc. on the blacktop that has no base, etc.

This is a Property and Facility item. Mrs. VanWhy said this is a big discussion and most likely a capital project. Dr. Riker said this should go through P/F. We had an investigation with D'Huy that they bring cameras down, sinkholes, storm water, etc. This item has been on the committee the past three years.

PUBLIC PARTICIPATION

None

MOTIONS

- **SOUTH CAMPUS KEY SYSTEM UPGRADE:**
A.G. Mauro Company - Quotes: GME 09/21-01, 02, 03, 04 \$51,240.75 Motion to change out locks and cylinders in the district was approved.
- **D'HUY ENGINEERING INVOICES**
Motion to approve all invoices

ADJOURNMENT-meeting adjourned at 6:33PM

Respectfully submitted,

Amy Famighetti