

South Windsor Public Building Commission
Minutes – Special Joint Meeting with the Board of Education
November 14, 2018

A special joint meeting of the Public Building Commission and Board of Education was held on November 14, 2018 at 7:00 PM at the Orchard Hill Elementary School, 380 Foster Street, Library Media Center. The following people were in attendance:

Public Building Commission Members Present: Matthew Beaulieu, Matthew Montana, Carol Kelley, Edward O'Connell, Bernard Thomas and Craig Zimmerman

Board of Education Members Present: Arthur Adduci, Beth Esstman, Eric Evans, David Joy, Michael Paré, Rick Stahr, Jessica Waterhouse and Craig Zimmerman

Member Absent: Phil Koboski, Reverend Gonzalez

Also Present: South Windsor Public Schools Representatives Dr. Kate Carter & Patrick Hankard; Colliers International Representative Chuck Warrington, Moser Pilon Nelson Representatives Hugh Pearson and Dave Symonds, and Gilbane Representative Karrie Kratz

Chairman Montana called the meeting to order at 7:00 PM.

Mr. Warrington provided the board and public building commission with an update on the schedule for the Eli Terry and Philip R. Smith buildings noting that both are currently running on schedule. He reviewed pertinent details regarding upcoming dates for the project, including the hazardous materials abatement and demolition of Philip R. Smith and the upcoming bidding for both buildings. It is anticipated that the bid packages for the projects will be released in early March following the estimate reconciliation and approval of both packages by the Board of Education and the Public Building Commission.

Mr. Pearson, Moser Pilon Nelson, reviewed a PowerPoint presentation providing the board and commission with an update on the design of both the Eli Terry and Philip R. Smith Elementary Schools. Mr. Pearson reviewed the exterior and interior renderings noting that each building has its own unique exterior design and interior design aspects to complement each site. With regard to the interior designs, he noted that both principals and their staff were intimately involved with the design of their individual spaces. Mr. Pearson also reviewed easements that are being sought on both properties related to water and sewer needs. Mr. Pearson and Mr. Symonds responded to board and commission members' questions.


In response to questions regarding the two additional classrooms at Eli Terry and three additional classrooms at Philip R. Smith based on increased enrollment, Mr. Warrington noted that the additional work on the part of the design team would not impact the schedule. Dr. Carter advised that the Board would be provided with modified educational specifications at its next meeting for approval. The anticipated cost for the additional classrooms is approximately \$2MM. Dr. Carter advised the group that she met with the State of CT DAS regarding the additional classrooms and received a verbal indication that the state would allow reimbursement on the additional classrooms, although cautioned that she is waiting written confirmation.

In response to questions related to the increasing enrollment, which was discussed in-depth at the Town Council/Board of Education meeting on November 13, Dr. Carter noted that the trend as established by Milone & MacBroom indicates that South Windsor's increasing enrollment will continue for ten years. She noted that South Windsor, as compared to DRG B towns is seeing a growth exponentially higher than its neighboring towns. This phenomenon was discussed at length on November 13. Dr. Carter noted that Rocky Hill is seeing the same trend with its population and that she has been in consultation with its Superintendent to determine their plan of action and how the increase is affecting that school district.

Adjournment

On a motion made by Mr. Beaulieu, seconded by Mr. Thomas, the meeting was adjourned at 8:05 PM. Motion passed unanimously. (6-0)

Respectfully submitted,

A handwritten signature in cursive script that reads "Ann M. Walsh".

Ann M. Walsh, Clerk