



Board of Education Administrative Report

Title of Report: Five-Year Capital Improvement Plan

Board Meeting Date: October 28, 2024

Action
 Report
 Information
 Discussion

Submitted by: Dr. Samuel Galloway

Executive Summary

The Five-Year Capital Improvement Plan is based on district needs as reported in the Tecton Report, Board of Education Long-Range Facilities Plan, and requests from SPS Buildings and Facilities Department. Some items could be included in future operational budgets, CIP, leased over multiple years, and/or bonding.

Project	2025-26	2026-27	2027-28	2028-29	2029-30
MBA Roof Replacement	\$2,800,000				
SHS Library Furniture Replacement	\$123,000				
SES Boiler Replacement - Phase 1	\$60,000				
SES Transfer Switch	\$18,600				
SES Heat Exchanger		TBD			
SES Boiler Replacement - Phase 2		\$120,000			
Maintenance - Tree Work		\$11,000			
Sand/Salt Spreader		\$8,000			
Field Mower Replacement		\$5,000			
SES Boiler Replacement - Phase 3			\$60,000		
SES Playground Equipment			\$462,000		
SES Playscape Resurfacing			\$90,000		
Maintenance Storage Building				\$1,200,000	
SES Stucco				\$932,000	
SES Auditorium Renovation				TBD	
MBA HVAC				\$4,138,459	
SHS HVAC					\$13,258,899
Totals	\$3,001,600	\$144,000	\$762,000	\$6,270,459	\$13,258,899

Note: Costs projections are based on the Tecton Report, vendor quotes, and known industry standards. They do not consider cost inflation. Last updated: October 23, 2024

**TOWN OF SOMERS
CAPITAL EQUIPMENT / PROJECT REQUEST
TYPE B. ACQUISITION**

GOV'T FUNCTION: Board of Education

Department: Mabelle B. Avery Middle School

Contact Person: Jim McFeat

E-mail: jim.macfeat@somers.k12.ct.us

Phone: (860)749-2270 Ext. 2014

Fax: _____

Capital Item: Mabelle B. Avery Middle School Roof Replacement

Proposed Acquisition Date: Spring 2026

Proposed Acquisition Cost: \$2,400,000 - \$2,800,000

1. Description of Capital Item with all accessories, spare parts, and warranties.

The roof at MBA is 25 years old (excluding the Central Office addition in 2004) and is in need of being replaced.

2. Projected Useful Life.

20-30 Years

3. Frequency of Use.

Every day

4. Repair Costs – stated on the same basis as Useful Life.

Approximately \$5,000 - \$10,000 a year

5. Price/Quality Analysis.

The existing roof requires frequent repairs due to leaks.

6. Effect on delivery of service/cost of service if acquisition is delayed.

This is a building maintenance replacement that needs to be done to ensure the building can continue to be occupied.

7. Method of Determining Price.

E Final project would be a formal Request for Proposal

Approved by BOS/BOE

Authorization _____
Chair

Date

Approved BOF Capital Committee: _____
Chair

Date

Approved BOF: _____
Chair

Date

**TOWN OF SOMERS
CAPITAL EQUIPMENT / PROJECT REQUEST
TYPE B. ACQUISITION**

GOV'T FUNCTION: Board of Education **Department:** Somers High School

Contact Person: Jaime Rechenberg / Tenley Stoltz **E-mail:** jaime.rechenberg@somers.k12.ct.us

Phone: (860)749-2270 Ext. 4105 **Fax:** _____

Capital Item: Somers High School Library Media Center

Proposed Acquisition Date: 7/1/2025

Proposed Acquisition Cost: \$123,000

1. Description of Capital Item with all accessories, spare parts, and warranties.

This plan is for a complete remodeling and updating of the Somers High School Library Media Center. The furniture and paint are original to when the school was built 32 years ago, and the carpet was replaced over 10 years ago. Half of the chairs and all of the soft seating lounge chairs became moldy while in storage during Covid and were not replaced. The Computer Lab and Audio Visual Lab were updated in 2021 with new furniture, flooring, and paint, making them visually appealing, flexible work spaces for students and staff. Remodeling the remaining areas in the LMC would modernize the space in order to better meet the needs of the SHS community, and it would complete the transition from a media center to a learning commons.

2. Projected Useful Life.

10-20 Years

3. Frequency of Use.

Every day

4. Repair Costs – stated on the same basis as Useful Life.

Varies based on ability to repair furniture and carpet tears.

5. Price/Quality Analysis.

The library is not just a place for students but also a place for staff, families, and community events. Replacing furniture, carpeting, and touching up the paint is necessary to maintain this space.

6. Effect on delivery of service/cost of service if acquisition is delayed.

This is a building maintenance update that needs to be done to ensure continued use.

7. Method of Determining Price.

All items have been priced out using Connecticut Library Consortium, Connecticut State, or Massachusetts State contracts.

Approved by BOS/BOE

Authorization _____
Chair _____ Date _____

Approved BOF Capital Committee: _____
Chair _____ Date _____

Approved BOF: _____
Chair _____ Date _____



ROBERT H LORD CO.

SOMERS HIGH SCHOOL
MEDIA CENTER FURNITURE
 Scenario 4 - Layout 1A

REF #	QTY	MFG	MODEL #	DESCRIPTION / DIMENSIONS	COLORS / GRADE	UNIT	TOTAL
Scenario 4 - Layout 1A							
1	24	KI	DN3100	Doni Stack Chair, 18", Solid Color, Poly Seat and Back, Sled Base	Poly: TBD, Legs: TBD	201.04	4,824.96
2	21	KI	DN4100H30	Doni Café Ht. Stool, 30", Solid Color, Poly Seat and Back, 4-Leg, Foot Rest, Nylon Glides	Poly: TBD, Legs: TBD	294.00	6,174.00
3	6	KI	PINR3660C	Pirouette, 36" x 60" nesting table, fixed height, standard legs, casters.	Laminate: TBD, Edge: TBD, Legs: TBD	931.28	5,587.68
4	2	KI	SEGH3684L/NC	Serenade Collaborative Table, 36" x 84" x 42"h, Non-Contrast Laminate, 2" Panel Construction, footrest, no power, glides	Laminate: TBD, Edge: TBD	3,573.92	7,147.84
5	3	KI	AH3R3042P	Athens Disc Base, Round Table, 30" Dia x 42"h, Laminate, 74P Egde	Laminate: TBD, Edge: TBD, Powdercoat Legs: TBD	503.44	1,510.32
6	8	KI	SN12CA	Sonrisa Lounge Chair w/ Arms and Contrast Seat, Fully Upholstered, Casters, NO rollers.	Fabric: Grade P1	1,673.84	13,390.72
7	2	KI	MPT26R/CGL/NC	MyPlace Table, concealed glides, non-contrast fabric.	Fabric: Grade P1, TBD, Laminate: TBD, Edge: TBD	714.56	1,429.12
8	3	V/S	01471	Team Table, Standing Height 40-5/8"h, Freeform shape, Laminate, Intermediate Laminate Shelf, 4-Leg,	Laminate: TBD, Edge: TBD, Base: TBD	963.60	2,890.80
14	4	Media Technologies	31-4820-MOB	36"w x 48"h Double Sided Starter Shelving, Mobile	Oak Veneer	1,621.20	6,484.80
15	4	Media Technologies	31-4820A-MOB	36"w x 48"h Double Sided Adder Shelving, Mobile	Oak Veneer	1,231.30	4,925.20
15a	8	Media Technologies	31-6024-MOB	OPTION: SINGLE MOBILE 60" HIGH SHELVING 36"w x 60"h Double Sided Starter Shelving, Mobile	Oak Veneer, Powdercoat: TBD	2,275.70	
16	3	Media Technologies	31-4820-MOB	36"w x 48"h Double Sided Starter Shelving, Mobile	Oak Veneer	1,621.20	4,863.60
16a	12	Media Technologies	S321-12SH-MAG	Steel Magazine Shelf	Powder Coat: TBD	154.00	1,848.00
22	64	Media Technologies	21-BS10	Sliding Metal Book Support for Standard Steel Shelves	Powder Coat: TBD	26.60	1,702.40
				TOTAL:			62,779.44

PROPOSAL

B C I

Bartholomew Contract Interiors

3324 Main Street
Hartford, CT 06120
Fax 860/724-2887
Tel 860/522-5555

PROPOSAL SUBMITTED TO Somers Public Schools	PHONE O: 860-749-2270 x2000 C: 860-881-8098	DATE October 2, 2024
STREET 1 Vision Boulevard	JOB LOCATION Somers High School – Media Center	
CITY, STATE & ZIP Somers, CT 06071	JOB DETAIL Carpet Tile	PROPOSAL NUMBER 240649
ATTN: James MacFeat Supervisor of Buildings And Grounds	E-MAIL jim.macfeat@somers.k12.ct.us	

Bartholomew Contract Interiors Is Pleased To Provide Pricing For The Following:

Labor And Materials To Install Approx. (630) Yards Of Mohawk Carpet Tile: = \$41,893.60

Pricing Includes Carpet Tile, Adhesive, Ardex Feather Finish Patch, 4” Vinyl Cove Base, Reducer, Removal Of Existing Carpet, All Prep Labor And Installation During Normal Business Hours.

Existing Luxury Vinyl Plank And Vinyl Composition Tile To Remain.

Pricing Does Not Include Furniture Move Services.

Flooring State Contract #20PSX0088 Amendment #7 REV 7/1/24.

PRICE As indicated above	Travis Pullen
TERMS Net 30	
ACCEPTED BY:	

IPROPSL

ADCO Services, Inc.
Painting and
Architectural
Finishes



27 Peters Road
Bloomfield, Inc.
V 860-243-8329
F 860-243-1593

October 7, 2024

Somers Public Schools
1 Vision Boulevard
Somers. CT 06071

Attention: James MacFeat

Project: Somers High School – Library Painting

Dear Jim,

ADCO Services, Inc. is pleased to quote on providing all labor, material and equipment to complete the painting in the Library at Somers High School.

Scope of Work/Schedule of Finishes

Walls and Soffit shall receive one coat of PPG Seal Grip Acrylic Primer followed by One coat of PPG Semi-Gloss Enamel.

H.M frames shall receive one coat of BM Advance Semi-Gloss Enamel.

Wall color shall be changed to grey.

H.M. frame color shall match existing.

Work shall be performed during regular working hours.

Pricing

Labor: \$ 15,500.00 Material: \$ 2,300.00 Total: \$ 17,800.00

If you require additional information, please let me know.

Respectfully Submitted,

H. Scott Smith

H. Scott Smith, President
ADCO Services, Inc

HSS:ctf

**TOWN OF SOMERS
CAPITAL EQUIPMENT / PROJECT REQUEST
TYPE B. ACQUISITION**

GOV'T FUNCTION: Board of Education Department: Maintenance

Contact Person: Jim MacFeat E-mail: jim.macfeat@somers.k12.ct.us

Phone: (860)749-2270 Ext. 2000 Fax: _____

Capital Item: Partial Replacement of Boilers @ SES

Proposed Acquisition Date: 7/1/2025

Proposed Acquisition Cost: \$57,020.00

1. Description of Capital Item with all accessories, spare parts, and warranties.

Replacement of 6 Dunkirk Oil Fired Boilers @ Somers Elementary School- price includes labor,materials,electrical,and start up testing

2. Projected Useful Life.

20+Years

3. Frequency of Use.

4 of the 6 boilers will be used daily for domestic hot water. The other 2 will be replacements for heating the building.

4. Repair Costs – stated on the same basis as Useful Life.

\$200.00 each for yearly maintenance

5. Price/Quality Analysis.

As the boilers age and function less effectively, we risk higher maintenance costs or the equipment breaking down and losing the ability to provide heat and hot water.

6. Effect on delivery of service/cost of service if acquisition is delayed.

This is a maintenance item that needs to be done based on the age of the current boilers.

7. Method of Determining Price.

Pricing will be determined by either the RFP process or state contract.

Approved by BOS/BOE

Authorization _____
Chair _____ Date _____

Approved BOF Capital Committee: _____
Chair _____ Date _____

Approved BOF: _____
Chair _____ Date _____

**TOWN OF SOMERS
CAPITAL EQUIPMENT / PROJECT REQUEST
TYPE B. ACQUISITION**

GOV'T FUNCTION: Board of Education

Department: Maintenance

Contact Person: Jim MacFeat

E-mail: jim.macfeat@somers.k12.ct.us

Phone: (860)749-2270 Ext. 2000

Fax: _____

Capital Item: Transfer Switch (SES)

Proposed Acquisition Date: 7/1/2025

Proposed Acquisition Cost: \$18,600.00

1. Description of Capital Item with all accessories, spare parts, and warranties.

Provide and install a new automatic generator transfer switch. Install additional wiring as needed for the new switch. Re pipe generator feed wires so plumbing can be insulated

2. Projected Useful Life.

20 years

3. Frequency of Use.

As needed

4. Repair Costs – stated on the same basis as Useful Life.

As needed

5. Price/Quality Analysis.

Best quoted price with same options

6. Effect on delivery of service/cost of service if acquisition is delayed.

Current switch has corrosion from condensation from ice machine drain

7. Method of Determining Price.

Pricing through vendor quote

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Authorization _____
Chair

Date

Approved BOF Capital Committee: _____
Chair

Date

Approved BOF: _____
Chair

Date