

March Facilities Committee Meeting

Friday, March 5, 2021 9:00 AM

Zoom Call 669-900-9128? Passcode: 806131, 24 School Road, Weston, CT 06883-1623

I. Update of Facilities and Grounds Maintenance

**II. Review of Programmatic Updates Provided to the
Town of Weston Facilities Optimization
Committee**

III. Approval of February Minutes

IV. Other Business

**Minutes
Facilities Committee
February 5, 2021**

Present:

Tony Pesco, Committee Chair
Ruby Hedge, Committee Member
Victor Escandon, Committee Member
Dr. William McKersie, Superintendent of Schools
Phil Cross, Director of Finance and Operations
Mike DelMastro, Director of Facilities

Guests:

Richard Wolf, Weston Building Committee

The meeting was called to order by Mr. Pesco at 9:02 a.m.

The Committee discussed the following items regarding and update of facilities and grounds maintenance:

- Mr. DelMastro reported that no major repairs have been needed since the previous month. A couple of unit ventilators needed to be changed, and filters and coils have needed cleaning. The maintenance staff has also been busy with snow removal. Regarding potholes on campus, Mr. DelMastro reported that the Town repairs any that are located on School Road or the intermediate school access road. He will contact DPW and have them repair any holes that they see on both of those roads.
- Regarding the Zenon plant, Mr. DelMastro reported that he is still waiting for pricing from Veolia on various pumps that may need replacing over the next several years, and he did touch base with them earlier in the week. Mr. Cross added that there should be enough money allocated for the Zenon plant in the FY22 budget.

The Committee discussed the following items regarding the capital budget:

- Mr. Wolf shared with the Committee pricing that he received for the replacement of the high school old gym air handler units. There are two options for the air handler units, depending upon the cooling capacity of the system. Mr. DelMastro added that while the old gym is used on a regular basis, it is not used nearly as much as the new gym, so thought that the smaller capacity (50 ton) unit would be sufficient. The budget estimate

for this unit is \$550,000. Mr. Wolf added that this system also incorporates filtration and air treatment to remove viruses and bacteria from the air, which would be beneficial if the old gym were to be used as an emergency shelter. The Committee agreed that the District should move forward with the smaller system, and that the capital budget should be updated to reflect the new budget cost.

- Regarding the intermediate school window sill repairs, Mr. DelMastro reported that the cost for that project should be reduced substantially from what is currently listed in the budget. The Town Administrator is in the process of trying to locate the shop drawings from when the school was built to determine how the windows were installed.
- Mr. DelMastro reported that he is still trying to get pricing for the North House gym air handler unit. Regarding the replacement of the new gym floor at the high school, he added it appears that the current cost to replace it, which is in the budget, is much too low, so replacing the floor is not feasible at this time. He is looking into what kind of waxing options there are and which can be applied to the floor to prevent the chipping which is currently occurring.
- Mr. DelMastro informed the Committee that the middle school HVAC repairs contingency budget item is there in case one of the units goes down and requires immediate repairs before middle school projects can be placed in the capital budget. This item does not reflect any particular project, but is there to cover the cost of any emergency repairs that may be needed.

The Committee discussed the following items regarding deferred middle school capital projects:

- Mr. DelMastro shared with the Committee a separate list of capital projects that addresses concerns at the middle school. A top concern is the replacement of HVAC units, and Mr. DelMastro shared a separate HVAC priority list. He added however that it is difficult to identify any one item that might break, so the list is based on the number of people served by that particular unit, and if there was one particular item that could be moved to the actual capital list, it would be heat pumps.

The Committee discussed the following items regarding approval of the January minutes:

- The Committee approved the January minutes.

The Committee discussed the following items regarding other business:

- The Committee discussed ridership on buses and how the District can determine which students are on a bus at a particular time, especially with contract tracing being very important during the pandemic. Dr. McKersie reported that the District is working with First Student to determine why they have a large percentage of drivers testing positive for

COVID. This, in addition to a shortage of drivers has necessitated combining several routes. Mr. Cross added that he began a conversation with First Student to come up with a way to track which students are on each bus, and this is a top priority. Mr. Cross suggested that at the beginning of the year parents can either opt in or out of transportation and this would make it easier to track which students are riding the bus each day.

- The Committee discussed the fact that the District was forced to close the pool for a few days the previous the week. Two of the days were due to inclement weather, and the third closure was due to contact tracing after a positive COVID 19 result. Dr. McKersie added that the District is trying to allow pool usage as much as possible, and is giving Weston Swimming the pool access they need and deserve, but in these particular instances, it just wasn't feasible.

There being no further business to discuss, the Committee adjourned at 10:35 a.m.

Respectfully submitted,

Andrew Galli

Administrative Assistant to the Director of Finance and Operations