

**K-12 School Building Committee
Special Meeting
October 25, 2016
Stonington High School
Pawcatuck, CT 06379
6:30-7:30pm
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TOWN CLERK

Members Present: Rob Marseglia, Chairman; Julie Holland, Secretary; Deborah Downie, George Crouse, Kathy Sanford, Rob Sundman, Dan Oliverio, Bob Mitchell, and Debra Widmer

Members Absent: Kate Rotella, Vice Chairwoman; June Strunk and Wendy Wilbert

Recording Secretary: Sandy Tisiere

Guests and Citizens: Board of Education members: Frank Todisco, Alexa Garvey, Candace Anderson; Van Riley, Superintendent, Stonington Public Schools; Chuck Warrington, Colliers; Jim Barrett, DRA; Peter Manning, Gilbane; Stonington Public Schools administrators and staff; interested citizens and press

1. Call to Order

Chairman Marseglia called the meeting to order at 6:34pm.

Chairman Marseglia told the audience since May there has been great progress and the Elementary Schools Modernization project is moving forward on schedule. He thanked everyone for coming to the community meeting. He also thanked the Building Committee and everyone involved in this project.

He introduced the presenters for the community meeting. Chuck Warrington, Senior Project Manager, of Colliers International, who is the Owner's Representative; Jim Barrett, Architectural, Planning, and Interior Design Consultant, of DRA, the architectural firm designing the projects and Peter Manning, Project Executive, Gilbane Building Company, the Construction Manager.

Mr. Marseglia then introduced Van Riley, Superintendent of Stonington Public Schools, and Board of Education members, Alexa Garvey and Candace Anderson.

2. Public Presentation

Chuck Warrington presented first with a review of the project schedule. He introduced himself and expressed he was happy to be working with the town on this project. He presented the project schedule depicting the major milestones met since last May. Mr. Warrington reviewed the progress of the project since May: The Pawcatuck roof project was sent to bid, awarded and is now 95% complete; project grant funding was awarded by the State under renovation status; the space standard waivers were granted from the State which means more funding; various testing has started on both sites, and the design development phase is finished and the projects are moving into the construction drawing phase. Mr. Warrington recognized Diana Urban, State Representative, for her support of this project.

Jim Barrett introduced himself and his firm DRA. Mr. Barrett told the audience at the May meeting, the project was in the design development phase. The design development phase has been concluded and the construction documentation phase has started. Mr. Barrett presented the design phase floor plans of both schools speaking about the layout. The gymnasiums will have access for public use from the outside without visitors having to go through the schools.

Peter Manning introduced himself as a town resident and told the audience he was excited about being part of this project. Mr. Manning detailed the phasing plan of each school. Deans Mill School: Phase 1 will be April – June of 2017 and encompass excavation and building a foundation on the back side of the lot, they will access the construction site through a separate entrance through Deans Mill Road. Phase 2 will start in July and go through August. The entire site would be fenced in with no admission by the public. Phase 3 will begin in September, construction will move to the far end of the site, to create parking areas and running track. Phase 4 will be used to

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establish the site use around the building and moving students into the new building. Phase 5 will be to demolish the old wing.

West Vine Street School: Phase 1 will establish site use plan with access off Liberty Street (working on this access). This will be in the back of the lot and will consist of excavation and the building of the foundation. Phase 2 will be in the summer and the site will be fenced in with no public access. Phase 3 will start in September when school starts and construction will move to the back of the school again. Phase 4 will be to move students into the new building and finish work on the existing building.

Public Questions

1. When the cafeteria is being worked on, will they have another cafeteria?
Alicia Dawe, Principal of West Vine Street/West Broad Street campuses, addressed this question: It is anticipated there will be a period of about three months transition at the end of the school year there will not be cafeteria services available. To ensure the children have lunch, the school will provide bag lunches.
2. Will the cafeteria at West Vine Street School stay the same size?
The stage area will be removed from the cafeteria enlarging the space. The gyms will both be 6,000 square feet so there will be room there for school events and community use.
3. What kind of outside space will they have during construction?
Mr. Manning said the goal is to keep an outside area as an interim play area for the children.
4. What are the durations of the phases?
Phase 1: April – June, Phase 2: summer, Phase 3: September – April and Phase 4: September. Both schools will be undergoing construction concurrently.
5. Will copies of the presentation be available?
Chairman Marseglia said the information will be posted on the town website where the Building Committee does have a link.
6. Will the windows open in the new buildings?
Yes, and all the windows will have screens.
7. What is the plan for the Sensory Garden?
Peter Manning explained the Sensory Garden will not be impacted in Phase 1, April – June. It will have to be dismantled at some point to be moved.
8. My son will be a student at West Vine Street School, will they have a bathroom in the Kindergarten classroom?
Principal Dawe answered yes, pre-K and kindergarten classrooms will have their own bathrooms.
9. Will we be able to relocate current Sensory Garden trees and plants?
Julie Holland answered the new site designated for the Sensory Garden does have both shade and sun. It will be located in a spot that is secure. Ms. Holland said as much of the existing garden that can be moved will be moved into the new site.

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10. Will the playgrounds be moved or replaced?

The playgrounds will be replaced.

11. With the new gym being in the back, will there be an outside basketball court?

There will be outdoor basketball courts at both schools.

12. What permits are pending on West Vine Street School?

Mr. Manning said there is approval pending by the Wetlands and Zoning. Gilbane is working closely with building officials to obtain the necessary permits. The trade sub-contractors will be responsible for obtaining their own permits.

13. How does the bidding process work?

Mr. Manning explained Gilbane will oversee the bidding process for the sub-contractors.

14. Regarding the Sensory Garden, the original garden was created by volunteer and community organizations, is it now part of the project?

Yes, there has been an engineer hired to coordinate moving the Sensory Garden and designing site prep. What the committee is determining is how much it will cost to move it without impacting other programs. The goal is to have the Sensory Garden moved and re-established as part of this project if it fits within the project budget.

15. Will there be a track at Deans Mill School?

Yes. There will be a track at West Vine Street School as well, both tracks will be of the same dimensions.

16. Are the existing portable classrooms scheduled for removal in the summer of 2017?

Chairman Marseglia said the portables may stay until the end. If there are more portables needed, there is cost for them in the budget. If phasing goes as planned, there shouldn't be a need for more portables.

17. What is the ratio of students to wall space for lockers and storage for students?

Ms. Dawe said the type of locker space that will be used is under discussion. The pre-K and kindergarten students will have cubbies. There is still some decision whether locks will be single stack or double stack.

Chairman Marseglia wrapped up the meeting sharing the good news the final cost estimate demonstrated the project was going to be able to make budget and maintain programming needs.

18. **Adjourn**

The meeting adjourned at 7:21pm.

Julie Holland, Secretary