

SHERMAN BOARD OF EDUCATION
SHERMAN, CONNECTICUT 06784
MAINTENANCE COMMITTEE MEETING - SEPTEMBER 28, 2021
MEETING HELD VIA ZOOM
3:30 PM

The Maintenance Committee meeting of the Sherman Board of Education was called to order by Mr. Laughlin at 3:32 PM on September 28, 2021 via Zoom.

1. PRESENT

For the Board:	Mr. Laughlin, Mr. Vogt, Mr. Neunzig, Mrs. Seeger, Mrs. Lenihan, and Mrs. Diotte
Administration:	Dr. Melendez, Mrs. Coonan, and Mr. Lombardozzi
Officials:	Mr. Lowe and Mr. Otrrosky

2. DISCUSSION

Discussion took place regarding modifying the approach to roof repair and replacement based on a variety of factors and multiple consultations with the Office of School Construction Grants and Review (OSCGR). Mr. Laughlin provided an overview of a draft memorandum which further outlined the rationale and suggested the Committee recommended the Board of Education rescind its prior endorsement of a full replacement and move forward with a repair project specified within the procurement documents as "Alternate 1", potentially utilizing a similar type product that may be more readily available. He further expressed concerns about the lack of an architectural analysis that would properly control costs and better specify a project plan in an independent manner. He reiterated concerns about conducting such invasive work, especially considering facility conditions that have compounded for many years, while school was in session.

Mr. Vogt shared these concerns and was not confident there was adequate preparation for required contingencies while students were in classrooms which would be directly impacted by construction. Concerns were also expressed about being responsible not only to children and educators that could be impacted but to taxpayers given the expense that would be incurred, Mr. Nuenzig concurred with these sentiments.

Mr. Lowe and Mr. Otorosky expressed their serious concern about this approach and reiterated their preference for a full replacement. Discussion about communications with the selected contractor took place and whether or not a change in approach would release materials associated with a replacement project.

The Committee unanimously endorsed the recommendation outlined in the draft memorandum (attached) to modify approach to roof repair and renovation.

Discussion then turned to HVAC controls. Mr. Laughlin provided an overview of a draft memorandum which further outlined the rationale for proceeding with a sole sourced upgrade of the existing Johnson Controls system. He further outlined the higher than anticipated costs of an alternate system, and the need to address broader control issues as part of a larger HVAC upgrade that would better resolve all system component replacement needs and points of

potential failure now and in the future. Given the need to maintain adequate HVAC and ventilation during cold weather months with remaining challenges related to the COVID-19 environment urgent action was suggested. In addition, there would be a substantial price increase should a contract not be expeditiously approved.

The unique nature of such a sole source procurement and its acceptability given the proprietary nature of existing control systems was reviewed. Mr. Vogt inquired about the potential availability of funds which Dr. Melendez confirmed. Mr. Nuenzig reviewed the need to find solutions in the immediate term while still seeking to address longer term needs which require further engineering and other analysis. Mrs. Seeger inquired about the vendor and the limited options to proceed with an alternate supplier.

The Committee unanimously endorsed the recommendation outlined in the draft memorandum (attached) to repair and replace HVAC controls.

3. ADJOURNMENT:

Meeting adjourned at 4:16 PM.

Respectfully submitted,

Tim Laughlin
Chair, Maintenance Committee
Sherman Board of Education