

## **Buildings and Grounds Committee**

March 3, 2016

8:00 a.m.

Members Present Charles Hartmann, Todd Olig, Michael Joas

Others Present Dr. Blankenheim, Ben Hill, Ruthie Rumpff, Sheila Lefebber

The meeting began at the high school touring the newly renovated shed. Member Olig called the meeting to order 8:06 a.m., at the District Office.

Capital Project List Mr. Hill reviewed the proposed capital projects list for 2016-17. Some questions about the list of projects:

- New bleachers
  - 3 for pool area and 3 for outside (baseball/softball) – a question was raised by Member Olig if we need all the bleachers for softball/baseball as many bring lawn chairs to sit on. Mr. Hill will follow up on this.
- Safety upgrades for basketball hoops
  - Original mechanisms, motor issues, bracing
- Zielanis tuckpointing
  - Received a report which was broken into phases. First year would complete the front and courtyard.
- Basketball lift inspections at all buildings

Need to decide what goes into budget. Is there any leftover monies from previous projects? There is \$10,000 left over from the previous tuckpointing project. At this time we need to commit to contractors to get on their schedule. Begin working on the list and then include the balance in the 2016-17 budget.

The committee was updated on carpeting in the Zielanis kindergarten classrooms. All individual carpets will be removed and carpeting will be installed in 1/3 of the room, which will help with cleaning. The cost is approximately \$1,500-\$2,000/room (\$6,000-\$8,000). Project could be covered by M&O and/or left over monies.

Can any projects be completed before the end of 2015-16 school year? Possibly tuckpointing. Dr. Blankenheim reminded the committee that capital projects have not previously been budgeted for as they were

covered by end of year monies and/or fund balance. To complete all projects on the list an additional \$84,000 would be needed.

The baseball alumni is currently fundraising for signs. What are the dollars being used for? Dugouts.

The maintenance and operations yearly budget is \$300,000. Member Hartmann asked what it would take to put more into the M&O budget. Member Olig indicated that more cannot be taken from fund balance. Members Hartmann and Joas do not agree as they feel the fund balance is healthy and that we need to catch up on maintenance. Mrs. Rumpff reminded them about the need to replace Chromebooks as part of the 1:1 initiative. The insurance fee is currently being designated towards Chromebook replacements. It is not feasible at this time for the district to allocate more dollars towards M&O. 2016-17 capital projects will be completed by utilizing one of the following ways:

- 1) End of year monies
- 2) Balance to be built into budget
- 3) Go back to full board and ask to use fund balance to cover the balance to complete all projects

Mrs. Rumpff shared that as a district we are self-funded for insurance and based on current claims for 2015-16 those savings would be enough to cover all projects for 2016-17. Annual items, such as: bleacher inspections, gym floors, etc. will be built into future budgets. Gas prices were locked in through 2019. Member Olig asked Members Hartmann and Joas if they could support submitting a recommendation to the full board for 1 and 2 above. Both said yes.

#### Energy Update

Mr. Hill shared an energy update with committee members. Kiel is currently lower than anyone else, due to the lighting project, window replacements, and Kiel utilities.

#### Facilities Shed

Mr. Hill received one quote for a new facilities shed from C.D. Smith for \$516,000 which included everything. Dr. Blankenheim told the committee if they are serious about building a new shed, it would need to be done through a referendum as it is not a district priority and there are too many other needs. It is also a luxury and not a need. The current shed is adequate and meets our needs. Member Olig feels we have to take care of what we have and if we want to proceed, it needs to go to the full board for further discussion. Member Hartmann indicated we need to look

beyond today....10-15+ years. Need to build it right and could add other items later. Member Olig asked what is the purpose of it .....Member Hartmann indicated the ability to park small vehicles. Dr. Blankenheim shared the issues with the track and football field.

#### HS Boiler

Mr. Hill worked with Mannenbach Mechanical seeking options if and when the high school boiler should need replacing. Options included:

- 1) Retube and burn - \$154,000 plus labor and parts
- 2) Replace full system - \$255,000 - \$308,000

This was an FYI only.

#### DW Security

Mr. Hill shared the many issues that exist with the current alarm system. The issues have to do with the motion sensors and not the fobs or cameras. The company no longer has the ability to access our system remotely, which then results in an onsite visit. Below are several options to correct the issues:

- 1) Dummy the system down – delete individual codes and create just one district-wide or by groups (admin, teachers, etc.) This would cost approximately \$1,000.
- 2) Put in new panels to connect the old and new systems at a cost of \$4,100.
- 3) Install new system - \$70,000
- 4) Completely abandon system

The committee recommended Mr. Hill proceed with option one. If we continue to have issues, then they recommend option 4.

#### FCC

Member Olig shared his thoughts in regards to expanding the current Full Circle Care program to 3 and 4 year olds by adding wrap around care. A small addition may be required to accommodate space. Expanding this program would enhance our district and attract families as it would provide another option for our parents. Possible savings with busing (currently 4k students are bused door-to-door. Member Joas tossed out a cost of a half-million dollars and would not be supportive of this. Mr. Olig questioned that dollar amount. Possibly use monies from the Meeme sale. The addition could be added to the front for easier access. Member Hartmann asked why on B&G agenda? Is the district becoming a daycare

center? Member Olig said it's about enhancing KASD and getting more students into the district.

AC for Auditorium

Sarah Meyer and Aaron Meyer from the Kiel Area Youth Theater (KAYT) were present to request the district look into adding air conditioning to the high school auditorium. Mr. Hill secured a quote at a cost of \$56,000 for air conditioning only. It would be approximately \$72,000-\$73,000 with electrical, etc. Member Olig asked if the KAYT was looking to partner with the district to fulfill this request. The KAYT has discussed providing the district with financial support of up to \$15,000 over a period of years. The current air handlers only circulate the existing air. The quote calls for two new air handlers that would provide both heat and air. Member Hartmann asked if they had different avenues other than Kiel and Mr. Meyer told him KAYT is committed to Kiel. Currently 52 students are involved in KAYT.

Member Olig asked if the auditorium and gym could be tied together to provide air conditioning to both areas. Mr. Hill explained that these are two separate areas and can't be tied together. As a district do we need to investigate the possibility of naming rights?

KAYT left the meeting and the committee continued to discuss the possibility of adding air conditioning to the auditorium. Member Hartmann asked about a temporary fix, nothing permanent. Member Olig asked about Mitsubishi units and Mr. Hill explained that they would fight each other, so not an option. Dr. Blankenheim mentioned that this item has been discussed previously and that they would recommend doing the project using fund balance and paying it back over time.

Member Olig will be meeting with Sargento and inquired about KAYT providing a few dollars, but not the full \$15,000. Member Joas proposed they increase ticket cost by \$1, with that portion being gifted to the district.

The consensus of the committee is to bring a recommendation to the full board on March 16<sup>th</sup> to add air conditioning to the high school auditorium paying from fund balance and then paying back fund balance with the proceeds from the Meeme sale.

Adjourn

The meeting adjourned at 10:21 a.m.