

**Monadnock Regional School District**  
**October 22, 2019 (Not Yet Approved)**  
**Facilities Committee Meeting Minutes**  
**SAU Conference Room**  
**Swanzey, NH**

**Members Present:** Karen Wheeler, Colleen Toomey, Winston Wright and Robert Colbert. **Absent:** Eric Stanley

**Also Present:** L. Witte, Superintendent, J. Morin, Business Administrator, K. Barker, Architect, Neil Moriarty and L. Aivaliotis, Recording Secretary

1. **Public Comments:** There were no public comments.
2. **Approval of the October 8, 2019: MOTION:** W. Wright **MOVED** to accept the October 8, 2019 Facilities Meeting Minutes as presented. **SECOND:** K. Wheeler. **VOTE:** R. Colbert-abstain, W. Wright-yes, K. Wheeler-yes. **Motion passes.**
3. **Main Agenda Items:**
  - a. **Update from Facilities Director:** D.LaPointe was not in attendance.
    1. **Update from Kyle Barker:** K. Barker presented his schedule on where he is in regards to the Feasibility Study. **C. Toomey arrives.** He explained there are a number of building code changes. He explained the number of spreadsheets he has prepared, more than a typical study. After his presentation he would like to ask this committee what level of detail would they be interested in for future presentations. What is necessary. He has spoken to Amy Clark at the State Level and the moratorium has been lifted but not funded. She said it is a step in the right direction. The system to get State Aid is rolling. We need to keep watching, there is no building aid until 2022. We should get the letter submitted for January 1. Use the meetings to get the public up to speed. If there is a new school, we need to look at new sites. J. Morin explained all of the earlier State Budgets had the funding in them but it was taken out and we did not see that coming. K. Barker presented Cutler School as the first school to go through. He did say that the school is incredibly well maintained. There are some things that need to be fixed. He prepared a PowerPoint on Cutler and explained what needs to be done. He said the main entrance needs to be fixed. There are no

windows, not workable and it is not good for the school. The original entrance was better. The entrance is not secure and needs to be addressed. The chair lift is a band aid to make it handicapped accessible. There are steps to go into the Special Ed. room. The basement is used for learning and makes the school a 3 story school which is not code. He points out how awkward the school is with all of the stairs. The ceiling needs to be replaced. The gym is in good shape. The portable classrooms are very old and very low quality. The fire lane is illegal it is not wide enough. There is concern regarding the mold all around the outside of the school. The roof being fixed hopefully has fixed the issue. The fire escape is an open fire escape which is a concern. The building is grandfathered with the handicapped items but will not be with the additions or major renovations. The life safety issues are not grandfathered. He would like to meet with the fire chief. There are also not enough water fountains and bathrooms in the school. He had a google earth image of the Cutler area. He commented on the bus route, the student pick up area and how tight it is. The administration is not centralized. R. Colbert asked what items rise to the top as safety concerns that need to be fixed immediately. K. Barker commented on the entrance. The governor felt it was a crisis, they put this as a priority. K. Barker explained the building is not organized in a way we would build. The cost to address these issues will cost about 2.1 million. If you do renovations a little each year you would lose money. There are a number of savings with a new building. Utilities will go down, human resource is a savings and the principal and interest there will be a savings. Pay as you go significantly higher. The bond payment yearly expense will be flat for the budget. K. Barker will be taking this format and will be making this presentation for each school. The cost analysis is done for the first time. There is still a lot of work to be done. K. Barker explained by the population map will show where it is best to build, the most population or land. The committee discussed an article for the architect. J. Morin is not sure if we would have a number. K. Barker explained the majority of the work is civil work, wetlands, geotechnical and permits. He will put a list together of what will be needed. K. Wheeler would like to invite K. Barker to the November 12 Facilities Meeting and then invite him to the November 19 Board Meeting. W. Wright commented we need to tread lightly and keep the selectmen updated. R. Colbert commented anything we do has to show a reduction in real estate in the District. N. Moriarty said to sell Wilcox and the SAU building. K. Wheeler asked the committee to send her their pros and cons for each option by email and she will gather the information for the next meeting. R. Colbert said the SAU and Wilcox should stay. K. Barker said the design fees are based on a

percentage and that number would be for the warrant article. Submit and the warrant article is good for 3 years.

4. **Discussion regarding the Overspend on the Emerson Boiler:** K. Wheeler has been asked by L. Steadman to discuss the overspending on the Emerson Boiler. R. Colbert said he did not recall the conversation of the Emerson Boiler being overspent. K. Wheeler said it was brought up in the Finance Committee Meeting. R. Colbert explained School Board Members were upset because there was a perception that more was spent than approved. J. Morin explained they did not know the amount until the project was completed. K. Wheeler said she should have mentioned the boiler needed to be done and they were not sure of the amount to finish. R. Colbert said there should have been a cap. L. Witte will make sure the information comes in a more proactive way and a cap not to exceed a certain amount.
5. **Potential Warrant Articles:** It was explained there has been discussion on removing and replacing the temporary structures at the high school. The cost is about 1.2 million to remove and replace in another area at the MS/HS. The architect fees are \$500,000.00. School Building and Grounds Trust Fund and District Vehicle Warrant Article were also suggested. R.Colbert would like a list of projects for the next 5 years such as the track and parking lots. C. Toomey said not to spend a lot of money if we are planning on building new. J. Morin commented this process will take time and we need to maintain the buildings we have. R. Colbert said to be careful on the expenditures, we will have to identify safety concerns.
6. **Set next meeting's agenda: November 12, 2019 6:30 PM.**
7. **Adjournment: MOTION:** R. Colbert **MOVED** to adjourn the meeting at 8:18 PM. **SECOND:** C. Toomey **VOTE:** Unanimous for those present. **Motion passes.**

Respectfully submitted,

Laura L. Aivaliotis  
MRSD Recording Secretary