



Wyomissing Area School District

630 Evans Avenue, Wyomissing PA 19610

Facilities Committee
Tuesday, June 5, 2018
Community Board Room

Committee Chair: Karen McAvoy

Committee Members: George Zeppos, Laurie Waxler

Meeting Minutes

Attendees: Karen McAvoy, Laurie Waxler, Melissa Phillips, George Zeppos, Mike Cafoncelli, Rob Scoboria, Mark Boyer, Lynette Waller

Committee Members Absent: None

Public Attendees: Sign-in sheet attached

Meeting called to order by Karen McAvoy at 8:32 AM

Approval of Minutes

- Motion to approve the minutes for Tuesday, May 1, 2018
- Vote: Motion Carried
- Resolved: Minutes from the meeting on Tuesday, April 3, 2018 were approved without modifications.

Public Comment: None

Old Business:

Outdoor Classroom (Discussion):

Joanna Helm, prospective senior, presented on the outdoor (Socratic) classroom. The estimated cost of \$10,000 to \$20,000 will be paid for by fundraising and a possible \$5k match from the school district. Mr. Cafoncelli displayed a preliminary drawing on what the classroom could look like. Mrs. Waxler asked about polling the teachers for what they need as far as a chalk board or white board.

Flannery Field Renovation (Update):

Brian Bingaman from Turf Track and Court made a presentation on the renovations proposed for Flannery Field. Highlights include adding two lanes to the track, relocating the long jump and pole vault pits, and adding parking lots to help with spectators. Some challenges with

permitting for the project exist. Wyomissing Borough stated they would waive the land development planning. The plan needs to go to the County - Berks County Conservation District because the area is a high quality watershed. An NPDS permit would not be needed if the total disturbance that is under one acre. Completing the entire project would take over a year. Parts of the project could be accomplished while the permit is being done, such as the track pavilion and the fencing. A decision needs to be made to go forward with doing a smaller project and maximize the minimum or do the entire project. There is really no phasing with the project. The conservation district would need to see the specific time between project so it is not considered one project. The project would be completed over a two- to three-year period. If it is decided to go with a permit that takes a year, Mr. Bingaman said we could work on no disturbance areas, such as the pavilion, fencing, softball scoreboard, maintenance paving. The E&S application would be \$100k in engineering fees. It would cost \$250k for the entire plan. The permit fee would be an additional \$1k. Total cost of project will not be \$1.9M. A full eight-lane track would cost \$120k more than a six-lane. Mrs. McAvoy suggested starting with a bid for the renovations to the track and then repair the track pavilion. Mr. Bingaman explained that the baseball field is a great field, inside the fence; however, there is not enough room, per PIAA regulations, behind home plate. The Board already approved to go out for bids. The scope has now been narrowed down to stay under the acre limitation. The next step is to get the engineering and permitting. Mrs. Waxler would like to actually know what the bid will entail.

Track Pavilion Heat (Update):

Based on feedback from TRANE and other contractors, the track pavilion will need to be insulated. We are looking at two options, propane or electric heat. Bringing gas service to the building would not be cost effective. Mr. Cafoncelli is leaning towards electric over the gas service. Electric heat and insulation will be the majority of the project. We will need to replace all of the doors including the garage door. TRANE is looking at every angle for cost efficiencies. Currently, we are looking at the \$70k, this was only from one contractor. Mrs. Waxler asked about the difference in the price of the two heating options.

STEAM Renovation (Update):

The wood shop and applied sciences room have been demoed. Teachers have been cooperative and are getting the contractors into the areas earlier than expected. Contractors have been great.

JSHS Renovation Project Phase 2 (Update):

The pre-construction meeting was held on Tuesday. Mobilization for the project will begin the week of the 14th.

Tennis Courts Ramp (Update):

Pickleball lines will be painted. A cost estimate is \$10k to remove the ramp which includes removal, repainting, and resurfacing. Both projects could be scheduled at the same time. Schlouch would do the milling and repaving. Breneman would do the top coating and painting. A change order is on the June 11, Board agenda for discussion.

New Business:

Classroom Painting JSHS (Update):

Last year nine classrooms in the 400 and 500 wing were painted. An additional nine will be painted this summer.

Adjournment 9:55 AM

Next Meeting Date: Monday, August 13, 2018

Respectfully submitted by Mike Cafoncelli, Director of Building and Grounds