

**TOWN COUNCIL/ SCHOOL DEPARTMENT
PUBLIC WORK SESSION
March 15, 2018**

I. ROLL CALL

Town Council members present:

Kristine S. Trocki, President
Michael G. White, Vice President
Mary E. Meagher
Blake A. Dickinson
Eugene B. Mihaly

School Committee members present:

Bruce J. Whitehouse, School Committee Chair
Sarah R. Baines, School Committee Vice Chair
Agnes C. Filkins
Sally F. Schott
Dorothy S. Strang

Also in attendance:

Andrew E. Nota, Town Administrator
Christina Collins, Finance Director
Jane Littlefield, Director of Finance
Ken Duva, Superintendent
Nate Edmunds, Lawn School Principal
Carole Petersen, Melrose School Principal
Denise Gamon, Assistant Clerk

II. CALL TO ORDER

- A) Joint Town Council and School Department Work Session for the Proposed School Construction – 5 Year Plan was called to order by School Committee Chair Whitehouse at 7:05 p.m.

Superintendent Duva gave a Power Point presentation of the School Department's Proposed School Construction – 5 Year Plan:

Each facility was assigned a Facility Condition Index (FCI) as a general indicator of a building's health. In K-12 public school planning, facilities with an FCI less than ten percent (<10%) are considered GOOD, ten to sixty percent (10% - 60%) are considered FAIR, and greater than sixty percent (>60%) are considered POOR condition. Jamestown School District had an overall FCI index of 42.7%.

❖ Necessity of School Construction:

- It is a multi-stage application that requires LEAs to conduct thorough facility assessments toward the creation of an efficient and prudent master plan
- The application is reviewed, vetted, and prioritized by the School Building Authority, RIDE.
- The SBA Advisory Board will recommend projects for approval by the Council on Elementary and Secondary Education.
- Approved projects are eligible for State Aid Housing Aid Reimbursement.

❖ Stages of Application:

- LEAs submit a letter of intent, as well as a commitment to follow the School Construction Regulations and all applicable statutes and regulations.
- LEAs conduct facility conditions assessments, prepare demographic projections, and provide educational programs for each school facility. Through the careful study of these factors LEAs attain a comprehensive understanding of district wide capacity, enrollment trends, and the alignment of existing facilities to the educational program being offered in each school.
- LEAs work with an architectural and engineering team to propose solutions to the identified issues. Develop a schematic design documentation that can be used to provide dependable cost estimates. The scope descriptions and accompanying costs are the basis for establishing a budget. Project descriptions are forwarded to the SBA Advisory Board and the Council on Elementary and Secondary Education.

B) The following will occur after Council approval in May of 2018:

❖ Design Review

- Design Review must be conducted for all projects in a multi-year capital improvement plan exceeding \$500,000, regardless of eligibility for Housing Aid
- Reviews are in person with SBA, LEA, A&E Firm
- Schematic Design, design development and construction documents

❖ Funding

- Approved projects that have completed the Necessity of School Construction process are eligible for State aid through one of two mechanisms: Housing Aid reimbursement of SBA Capital Fund progress payments.

❖ Asset Protection

- Districts are required to provide annual asset protection plans pursuant to the School Construction regulations eRide.
- Value, Size and Capacity of each building
- Past and future Expenditures (Capital and Maintenance)

C) Proposed School Construction

- Preventative and predictive maintenance for Melrose and Lawn Schools
- Recommendations from RBG which were submitted in the Stage 2 application

❖ Melrose School

- Replace Roof (1)
- Emergency Lights (1)
- Rubber Stair Treads (1)
- Grease Trap in Kitchen (1)
- Refurbish Fuel Storage Tank (1)
- Restroom Stalls (ADA) (2)
- Refurbish HVAC and Controls (2)
- Electric Unit Heater, Unit Vents, Air Handlers, Replace Domestic Hot Water Storage Tank (2)
- Selective Door Repair (2)
- Replace Walk-in Coolers and Freezers (2)
- Pave Parking Lot (3)
- Collaborative Classroom Space
 - Proposed cost is \$2,694,108.88

❖ Lawn Avenue School

- Replace Roof (1)
- Windows (1)
- Brick Repointing (1)
- Vestibule to Front Entrance/Gym (1)
- Locker Room Changing Stations
- Collaborative Classroom space
- Asbestos Abatement (1)
- Replace Diesel Fuel Tank (1)
- Refurbish Oil Tank (1) Replace Generator (1)
- Electric Panels (1)
- Fire Detection/Alarm Code Compliance (1)
- Repair/Replace HVAC and Controls, Ductwork (2)
- Electric Unit Heater, Unit Vents, Air Handlers (2)
 - Proposed cost is \$4,015,663.70

D: Proposed Financial Plan

- School fund balance - \$846,468.91
- Bond - \$5,863,303.67
- Total - \$6,709,772.58

Jamestown will receive 35-40% reimbursement for approved projects completed in the 5 year plan.

The potential reimbursement from RIDE is \$2,348,420.40

Town Administrator Andrew Nota noted 2 key points that are relevant to the Superintendent's presentation

1. A formal request from the Chair of the School Committee for the \$5.9 million bond authorization has been forwarded to the Town Council and will be on the Town Council Agenda Monday, April 2, 2018, for placement of the bond on the November 6, 2018 ballot
2. Town Financial Director, Christina Collins, has been working with Bond Counsel in regards to 25 year debt schedule for a \$5.9 million bond.
 - The Debt Schedule will be posted on-line.

Town Administrator Andrew Nota shed light on the solar installations for both Lawn Avenue School and Melrose School.

- The value of the installation at Lawn Avenue School is \$511,200
- The value of the installation at Melrose School is \$386,575 for a total of less than \$900,000
- Based on the size of these arrays, the eligibility is 2 maximum reimbursements of \$80,000 for each array for a total of \$160,000
- On average annual savings of \$50,000 - \$60,000 based on usage
- Full payback expected in 7-8 years
- The financial benefits are significant

Open Forum for the Town Council to address the School Committee, Superintendent, and Town Administrator

- Discussion continued between committee members as to what the right thing to do was
- School Committee and Town Council Members are in agreement with the recommendations of the Building Committee.
- Town Council Member Dickinson would like to explore other options i.e. a new school/addition onto Melrose to include Pre-K thru 8th grade
- One last option is sending students in grades 6 -8 to the middle schools in North Kingstown and Narragansett

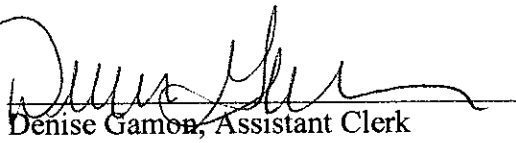
Open Forum for the public

- Colby Engberg of 118 Hamilton Avenue, 5th grade at Lawn Avenue School addressed the Committees regarding a ceiling tile that has been removed to expose a leaking pipe.

III. ADJOURNMENT

There being no further business to discuss, the budget work session was adjourned at 8:35 p.m.

Attest:



Denise Gamon, Assistant Clerk