

**New Milford Board of Education  
 Facilities Sub-Committee Special Meeting Minutes  
 October 6, 2015  
 Lillis Administration Building, Room 2**

Present: Mr. Dave Littlefield, Chairperson  
 Mrs. Wendy Faulenbach  
 Mr. David A. Lawson  
 Mr. John W. Spatola

Also Present: Dr. JeanAnn C. Paddyfote, Superintendent of Schools  
 Mr. Joshua Smith, Deputy Superintendent of Schools  
 Ms. Ellamae Baldelli, Director of Human Resources  
 Mr. Jay Hubelbank, Director of Fiscal Services and Operations  
 Mr. Nestor Aparicio, Assistant Facilities Manager

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NEW MILFORD, CT

1.	<p><b>Call to Order</b></p> <p>The special meeting of the New Milford Board of Education Facilities Sub-Committee was called to order at 6:30 p.m. by Mr. Littlefield.</p>	<p><b>Call to Order</b></p>
2.	<p><b>Public Comment</b></p> <ul style="list-style-type: none"> <li>• There was none.</li> </ul>	<p><b>Public Comment</b></p>
3.	<p><b>Discussion and Possible Action</b></p> <p><b>A. Legal Opinion re SNIS Fields</b></p> <ul style="list-style-type: none"> <li>• Dr. Paddyfote summarized the legal opinion provided. She said the fields are under Board of Education control. The Board can choose to accept a monetary donation if it wishes. Any work or volunteers must be done under the direction of the Facilities department. The request for preferential treatment is already addressed in the policy on building use.</li> <li>• Mr. Littlefield asked if he was correct in that the original proposal was for NMYBBSB to do the work themselves and not make a cash donation and Dr. Paddyfote said that she wasn't sure what the plan is. Mr. Beebe had mentioned fundraising to her.</li> <li>• Mrs. Faulenbach said she was sure that the</li> </ul>	<p><b>Discussion and Possible Action</b></p> <p><b>A. Legal Opinion re SNIS Fields</b></p>

	<p>Board could still work with the organization to make this happen but the process would need to be clear.</p> <ul style="list-style-type: none"><li>• Mr. Spatola said he was concerned that the work not interfere with the bargaining unit as referenced in the legal opinion. He was also concerned about possible insurance claims should any volunteers hurt themselves while doing the work. He also questioned whether any initial donation would cover maintenance of the field in the future or if that would become a Board expense.</li><li>• Mr. Lawson agreed with all the comments made. He said he was confident that the work could be done but that further discussion with the organization was needed. He said the bargaining unit should be included in that discussion.</li><li>• Mr. Littlefield suggested a meeting with NMYBBSB to share the legal opinion and hear their comments in response. He proposed putting the item on the agenda for the November Facilities meeting.</li><li>• Dr. Paddyfote said that she had spoken with Mr. Beebe of NMYBBSB and he was concerned about the delay to the project since they had hoped to do some of the work this fall. She offered to try and meet with Mr. Beebe prior to the next Board meeting and bring follow up then.</li><li>• Mr. Spatola said he saw no problem with adding it to the Board agenda if we could get information by then.</li><li>• Mr. Lawson asked if this meeting would include the union. Dr. Paddyfote said she would like to understand the scope of the project and then would involve the bargaining unit if necessary.</li></ul> <p>Mrs. Faulenbach moved to bring the Legal Opinion re SNIS Fields to the full Board for discussion and possible action.</p>	<p><b>Motion made and passed unanimously to bring the Legal Opinion re SNIS Fields to the full Board for discussion and</b></p>
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	<p>Motion seconded by Mr. Lawson.</p> <p>Motion passed unanimously.</p> <p><b>B. Mayor's Request for JPS Budget Transfer</b></p> <ul style="list-style-type: none"> <li>• Mr. Spatola asked what the dollar amount was for the request. Mr. Hubelbank said he did not have all the final bills in yet but estimated between \$20,000 to \$25,000 remained in the account.</li> <li>• Mr. Spatola asked what had happened historically with funds when returning facilities to the town. Dr. Paddyfote said the only one she remembered was the Bridge Street building and no funds were returned.</li> <li>• Mr. Hubelbank said that was his experience in other districts as well.</li> <li>• Mr. Spatola suggested keeping the funds in the education budget until the end of the fiscal year. If they were not needed for other items by then, consideration could be given to returning the funds to the town at that time.</li> </ul> <p>Mr. Littlefield moved to bring the Mayor's Request for JPS Budget Transfer to the full Board for discussion and possible action.</p> <p>Motion seconded by Mr. Spatola.</p> <ul style="list-style-type: none"> <li>• Mr. Lawson said he would support the motion for discussion but was leery.</li> </ul> <p>Motion passed unanimously.</p> <p><b>C. New Milford High School Chiller</b></p> <ul style="list-style-type: none"> <li>• Mr. Hubelbank said the Board last year had approved replacement of the small chiller at the high school and now the big chiller is having issues.</li> <li>• Mr. Aparicio said a contractor has identified damage to the compressor and the need to</li> </ul>	<p><b>possible action.</b></p> <p><b>B. Mayor's Request for JPS Budget Transfer</b></p> <p><b>Motion made and passed unanimously to bring the Mayor's Request for JPS Budget Transfer to the full Board for discussion and possible action.</b></p> <p><b>C. New Milford High School Chiller</b></p>
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	<p>replace the starter and controller. It costs \$17,000 just to examine the compressor to make estimates of the damage and possible repair.</p> <ul style="list-style-type: none"> <li>• Mr. Hubelbank said they have asked the contractor to give estimates for the examination and repair and for replacement. He also has asked the engineering firm Fuss and O’Neill to look at the specs to see if the chiller size still meets our needs or if it could be replaced with a smaller sized unit. He said he hopes to have this information for the November meeting. Luckily the chiller is not needed this time of year. In the meantime, the small chiller should be done next month.</li> <li>• Mr. Littlefield said the Mayor has an Energy Committee working on initiatives and wondered if they should be contacted. Mr. Hubelbank said he had sent them some requested information a month or so ago and could check with them.</li> </ul>	
<p><b>4.</b></p>	<p><b>Items of Information</b></p> <p><b>A. Update on Overtime</b></p> <ul style="list-style-type: none"> <li>• Mr. Hubelbank apologized as he forgot to bring this information. He said he would provide it at the next meeting.</li> </ul> <p><b>B. Update on Schaghticoke Roof Replacement Project</b></p> <ul style="list-style-type: none"> <li>• Mr. Hubelbank said he had attended a number of meetings on this topic and the project has been approved by the Town Council. A Town Meeting is scheduled for October 13, 2015 to allow the town to vote on the project. The contract has been approved by the Board attorney already. Mr. Jankowski has indicated that if it passes, the money will be available this fall.</li> <li>• Mr. Hubelbank said Fuss and O’Neill has been contracted to do PCB testing on the upper</li> </ul>	<p><b>Items of Information</b></p> <p><b>A. Update on Overtime</b></p> <p><b>B. Update on Schaghticoke Roof Replacement Project</b></p>

	<p>windows. This is separate from the roof project as that area will not be touched.</p> <ul style="list-style-type: none"><li>• Mr. Lawson asked if the company was EPA approved and Mr. Hubelbank said they are and that they do a lot of work with schools regarding safety.</li></ul> <p><b>C. Update on Turf Fields</b></p> <ul style="list-style-type: none"><li>• Mr. Hubelbank said the Town Council has approved the project. Mr. Jankowski was concerned about the wording used regarding funding.</li><li>• Mr. Spatola said he had read an article in the paper that said Mr. Jankowski had not been consulted about funding.</li><li>• Mrs. Faulenbach said she is on the Turf Field Committee and that they meet every Wednesday and the minutes are all online. She thought it was just a miscommunication about the specifics of the wording that held up the final motion to move forward. She said the plan was still to break ground in November.</li><li>• Mr. Lawson said that how the project is paid for would not be under the Board's authority any way and Mrs. Faulenbach agreed.</li><li>• Mr. Spatola said he had recently read a Yale study about the health risks of artificial turf. He wondered if this study should be shared with the committee.</li><li>• Mrs. Faulenbach said the safety concerns of artificial turf had been discussed numerous times at committee and the minutes reflected those discussions.</li><li>• Mr. Lawson said many studies are labeled inconclusive because turf fields are relatively new technology and carcinogens are not necessarily identified yet.</li><li>• Mrs. Faulenbach asked if Mr. Lawson was opposed to the turf fields and Mr. Lawson said no, he was just stating that many studies are inconclusive.</li></ul>	<p><b>C. Update on Turf Fields</b></p>
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	<ul style="list-style-type: none"><li>• Mr. Spatola said he appreciated that the committee has worked hard and done their due diligence. He said the study just raised a flag for him when reading so he wanted to pass it along.</li></ul> <p><b>D. Corrective Action Plan – Office of Civil Rights</b></p> <ul style="list-style-type: none"><li>• Mr. Hubelbank said this “voluntary” plan has gotten less voluntary as the rules have evolved over time. Push handles for door handicap access will be installed. He has talked to the Turf Field Committee and handicap access to the turf fields will be incorporated into the project. He has requested a proposal for the cost to expand this access to the other fields at the same time. He is still researching the requests to make adjustments to stairs and stairwells and to theatre access seating.</li><li>• Mr. Lawson said he found the theatre access recommendations in the report troublesome as the theatre already provides handicap seating. He asked if the report only addressed the high school and how often the study is done.</li><li>• Mr. Hubelbank said the state only inspected the high school and there is no set pattern to inspections.</li><li>• Dr. Paddyfote said the inspection had happened only twice in thirteen years and it was at the high school both times.</li><li>• Mr. Lawson asked how much money was in capital reserve and Mr. Hubelbank said approximately \$2,000,000.</li><li>• Mr. Spatola said he echoed Mr. Lawson’s concerns regarding field and theatre accessibility. Areas are already there and it is unfair to make such specific designations at a cost that the district may not be able to afford.</li><li>• Mr. Spatola asked if toilet accessibility had to be for every bathroom in the school and Mr. Hubelbank said no, at least one for each floor.</li></ul>	<p><b>D. Corrective Action Plan – Office of Civil Rights</b></p>
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<b>5.</b>	<b>Public Comment</b> <ul style="list-style-type: none"><li>• David Shaffer had a question regarding the SNIS fields. He asked if it had been agreed a year or so ago to let an outside organization do work on a front field there. Dr. Paddyfote said yes but no work was done to her knowledge.</li></ul>	<b>Public Comment</b>
<b>6.</b>	<b>Adjourn</b> <p>Mr. Lawson moved to adjourn the meeting at 7:20 p.m., seconded by Mrs. Faulenbach and passed unanimously.</p>	<b>Adjourn</b> <p><b>Motion made and passed unanimously to adjourn the meeting at 7:20 p.m.</b></p>

Respectfully submitted:



Dave Littlefield, Chairperson  
Facilities Sub-Committee