

Beekmantown Central School District
Operations Committee

Place: District Office

October 26, 2015

Minutes

Present: Michael Hagadorn, Board Member
Leonard King, Board Member

Absent: Jason Marsh, Board Member

Others: Daniel Mannix, Superintendent
Mary LaValley Blaine, School Business Executive
Daniel Noonan, Director of Facilities

Visitors: Garrett Hamlin, Tetra Tech Architects and Engineering
Josh Ettinger, Siemens
Steve Heaslip, Siemens

The meeting was called to order at 3:05 p.m. by Mr. Hagadorn.

Mrs. LaValley Blaine, volunteered to keep the minutes for the Committee meeting.

The group discussed the update of the EPC project scope with the most recent change being the inclusion of changes requested during the last operations meeting. The overall scope continues to estimate EPC implementation costs of \$7,334,310 as represented in the draft investment grade audit (IGA) document and Performance Contracting Agreement dated October 7, 2015.

Mr. Heaslip and Mr. Ettinger gave a brief summary recap of the most recent “Updated Investment Grade Audit Scope” handout (dated 10/7/2015) and draft performance contracting agreement noting the changes included language around NYSED aidability %’s as well revisions to the ongoing services cost escalation rate reduction from 3% to 2% during the 18 year period noted, and additional language related to protection of roof warranties.

Mrs. LaValley Blaine briefly discussed various follow up meetings with Siemens which had occurred following the September 17, 2015 operations meeting where Mr. Heaslip, Mr. Ettinger and Mr. Paul Rogers explained and reviewed 3 different ‘financial projection pro-forma’ scenario’s using various assumptions. There was discussion by the group related to the use of historic energy consumption data within NYSED guidelines for Energy Performance Projects (EPC). It was noted that a review of the most recent 5 years energy data was used and within that period, data from 2013 – 2014 was selected as the baseline data benchmark. It was noted that selecting higher or lower energy consumption/rate data could result with a larger or smaller scope for the EPC project. The IGA document financial projections (page 74) reflect 84.1% of all project costs that are calculated as Aidable. The group discussed the financial benefits of the project and noted the energy savings projected will provide the financial resource to pay the implementation costs of the EPC project.

The committee discussed the pressing timeline and anticipated review period from NYSED to be lengthy and therefore desires to move the project forward for full Board of Education consideration for the November 10, 2015 Board meeting.

Garrett Hamlin from Tetra Tech discussed an agreement between Siemen's and Tetra Tech whereby design activities would begin immediately in the interest of getting the project design completed and submitted to NYSED by mid-January 2016.

Garrett had suggested a potential Design meeting to discuss progress around mid-November,

Upon a request from Mr. Leonard King, regarding the status of the evaluation of District Facilities and the Building Condition Study (BCS), Mr. Hamlin suggested a report would be submitted to the District very soon. Mr. Hamlin indicated Tetra Tech was in the final stages of completing the draft document for presentation to the District as related to the Building Condition Survey report and 5 Year Capital Facilities Plan. The District desires to discuss Capital needs in a strategic approach supplementing the efforts of the EPC project as needed for identified items which are not allowed under Energy Performance activities.

Mr. Hagadorn commended the District for pursuing the EPC project and exploring the benefits of natural gas as an alternative and more economical energy solution. NYSEG is in the process of breaking ground and bringing natural gas resources to many residential taxpayers in the Cumberland Head area which will result in financial savings for those property owners. Beekmantown CSD has been an instrumental partner with NYSEG in moving the project forward to benefit not only the school district but many energy consumers as well.

Siemen's noted they were still working on the finalized language for the contract related to the roof warranties and stated the final draft document would be submitted to the District within a few days. Upon receipt of this document, the Operations Committee is prepared to move the resolutions to accept the project forward for the November Board of Education meeting.

The meeting adjourned at 4:15pm.

Respectfully Submitted,
Michael Hagadorn, Committee Chair