

TOWN OF NEWINGTON  
JOHN WALLACE WING RECONFIGURATION PROJECT BUILDING COMMITTEE  
SPECIAL MEETING MINUTES

January 9, 2017

Town Hall Lower Level, Conference Room L100

- I. Call to order – The meeting was called to order by staff liaison Jeff Baron at 5:32 PM.
- II. Roll Call – Members present: Gail Budrejko, Tim Manke, Carol Anest, and Bob Tofeldt. Others present: William Collins, Ph.D., Superintendent of Schools; Lou Jachimowicz, Chief Finance and Operating Officer; and Jeff Baron, Director of Administrative Services.
- III. Introductory Comments – Mr. Baron read the charge of the Committee as adopted by the Town Council. Each member of the Committee was given a copy of the Town’s Project Building Committee ordinance, which will govern the Committee’s activity. Dr. Collins stated that the Board of Education has been able to get the schools in a remarkable condition, and that this process is the reason why.
- IV. Election of Officer(s) – Ms. Budrejko made a motion to nominate Bob Tofeldt to serve as the Chairperson of the Committee. A second to the motion was provided by Mr. Manke. The motion passed by a vote of 4 YES to 0 NO. Mr. Tofeldt chaired the meeting from that point forward.
- V. Public Participation – None.
- VI. John Wallace Middle School Project –Mr. Jachimowicz presented a four page handout that showed the areas at John Wallace Middle School that the project will encompass. It will involve three unique classroom wings at the school, wings 3, 4 and 6. The work will need to be performed in three phases, as the school is unable to take more than a limited number of classrooms off line at one time. There is a \$1,000,000 base in the current Capital Improvement Plan. The project will need supplemental funding authorizations to complete the work. These will be interior renovation projects except for the brick at the back end of each wing. Those are the only places where the project may have PCB interaction. The project will be installing four barriers to keep intruders away from the school’s children. Page 1 of the handout shows the layout of the school. Pages 2, 3, and 4 show the wings that will be affected, with the current layout on the left of each page, and the desired layout on the right. Typical classrooms today are larger than the current 625 square feet. There will be a reduction in the number of classrooms, down to 8 classrooms (plus breakout space) in each wing, to accommodate the larger classroom size. Ms. Budrejko asked if there would be an increase in class sizes (number of students per class) as a result of this project. There will not. The work of the project should not have to touch the current window system in order to avoid potential PCB remediation, as was

required when the Aerospace STEM academy wing was renovated. The project will have to reconfigure the ductwork in order to accommodate the new classroom layout. PCB abatement will be needed to modify the doorways at the end of the wings. It is estimated that work on each wing will take twenty weeks from start to finish, with work going into October or early November of each year. The project would do one wing each year, starting in the summer of 2018. A state grant for partial reimbursement (roughly 55% of the eligible project cost) of Phase 1 has been approved by the State. Mr. Tofeldt noted that the Board of Education felt that wing 3 should be done first, as it is closest to the main entrance to the school. Mr. Tofeldt asked if the construction material for the interior walls would be block. It is expected to be. The next step is for the Committee to hire an architect. Staff will develop a Request for Proposals (RFP) and distribute the draft of the RFP by e-mail to Committee members for their review and comments.

- VII. Any Other Business Pertinent to the Committee – Committee members expressed a preference for future meetings to be held at 5:30 on Mondays. Ms. Budrejko and Ms. Anest expressed interest in viewing the three wings of the school that will be included in the project prior to the next meeting.
- VIII. Public Participation – None.
- IX. Response to Public Participation – None.
- X. Adjournment – the meeting adjourned at 6:05 PM.

Respectfully submitted,

*Jeff Baron*

Jeff Baron  
Director of Administrative Services