

**PHYSICAL PLANTS AND FACILITIES COMMITTEE  
MINUTES  
DECEMBER 17, 2012; FOLLOWING CIT  
WARREN COUNTY CAREER CENTER, LARGE CONFERENCE ROOM**

**COMMITTEE MEMBERS PRESENT:**

Ms. Donna Zariczny, Committee Chair  
Ms. Mary Anne Paris, Committee Member

Mr. Tom Knapp, Committee Member  
Dr. Norbert Kennerknecht, Director

**COMMITTEE MEMBERS ABSENT:**

None

**OTHERS PRESENT:**

Mr. Arthur Stewart, Board President  
Ms. Nancy McDanel, Board Member  
Mr. John Grant, Board Member  
Mr. Brandon Hufnagel, Superintendent  
Ms. Amy Stewart, Director  
Ms. Patty Hawley-Horner, Director  
Mr. Mike Kiehl, Administrator  
Mr. Matt Jones, Administrator  
Ms. Misty Weber, Principal  
Ms. Melissa McLean, Recording Secretary  
Members of the Public

Mr. Michael Zamborik, Board Member  
Mr. Jack Werner, Board Member  
Mr. Chris Byham, Board Solicitor  
Mr. Jim Grosch, Director  
Mr. Gary Weber, Director  
Mr. Jim Miller, Director  
Mr. Brian Collopy, Administrator  
Ms. Sue Turner, Administrator  
Mr. Erik Leamon, Principal  
Mr. Josh Cotton, *Times Observer*

**1. Opening Activities**

**1.1 Call to Order**

Meeting called to order at 8:44 p.m. by Committee Chairperson Ms. Donna Zariczny.

**1.2 Public Comment**

None

**2. Old Business**

None

**3. New Business**

**3.1 Bid Results and Approvals for the Eisenhower Middle/High School Renovations and Additions (K-12) Project (WCSD #1002 & #1203)**

Discussion:

Items 3.1 thru 3.7 pertain to the Eisenhower Middle/High School Renovations and Additions (K-12) project. To progress with the project, the Board, and subsequently PDE must approve PlanCon F; however, the review for PlanCon F requires that all the permits applicable to the project have been approved and received. Administration recommends that items 3.1 thru 3.7 are tabled until a time (to be determined) following the new bid date of January 22, 2013.

Action:

Table item until after the project's bid opening.

Motion:

None

**3.2 Bid Results and Approvals for the Asbestos Abatement for the Eisenhower Middle/High School Renovations and Additions (K-12) Project (WCSD #1002 & #1203)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

None

**3.3 OCIP for EMHS Renovations (WCSD #1002)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

That the Board of School Directors accepts the Owners Controlled Insurance Program (OCIP) in lieu of insurance provided by the contractors for the project known as the Eisenhower Middle/High School Renovations (WCSD #1002).

**3.4 OCIP for EMHS Elementary Addition (WCSD #1203)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

That the Board of School Directors accepts the Owners Controlled Insurance Program (OCIP) in lieu of insurance provided by the contractors for the project known as the Eisenhower Middle/High School Elementary Addition (WCSD #1203).

**3.5 Approval of PlanCon F, Attachment C, for EMHS Renovations and Additions (K-12) (WCSD #1002 & #1203)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

The Board certifies that the information provided above accurately describes the actions taken by the school district / CTC prior to contract execution on the above-referenced PlanCon project. Failure to fully disclose any information pertinent to the following may result in the denial of reimbursement for this project: award to the lowest responsible bidder for any prime contract; issuance of permits and approvals by local, state and other

governmental agencies; computation of reimbursable capacity, architectural area and scheduled area; and compliance with Act 34 of 1973, the 20 year rule and the 20% Rule of Alteration Costs used in determining the eligibility of building renovations for reimbursement.

**3.6 PlanCon G Submission to PDE - EMHS Renovations and Additions (K-12) (WCSD #1002 & #1203)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

That the Board of School Directors approve PlanCon Part G, Project Accounting Based on Bids (bids received December 19, 2012), for submission to PDE for the project known as the EMHS Renovations and Additions (K-12), WCSD #1002 & #1203, PDE #2640.

**3.7 PlanCon H Submission to PDE - Eisenhower Middle/High School Renovations and Additions (K-12) (WCSD #1002 & #1203)**

Discussion:

See Item 3.1 discussion.

Action:

Table item until after the project's bid opening.

Motion:

That the Board of School Directors approve PlanCon H, Project Financing, for submission to PDE for the project known as the Eisenhower Middle/High School Renovations and Additions (K-12), WCSD Project Nos. 1002 & 1203, PDE Project No. 3640.

**3.8 PlanCon H Submission to PDE - Beaty Warren Middle School Renovations (WCSD #1103)**

Discussion:

PlanCon H Project Financing, addresses the financing used for a project. Calculation of the temporary reimbursable percent for a project's financing occurs at PlanCon Part H. Once PlanCon Part H is approved, reimbursement on a project commences.

Action:

Forward motion to January 14, 2012 Board meeting on consent agenda.

Motion:

That the Board of School Directors approve PlanCon H, Project Financing, for submission to PDE for the project known as the Beaty Warren Middle School Renovations, WCSD Project No. 1103, PDE Project No. 3639.

**4. Informational Items**

#### **4.1 Project Reports / Updates**

##### Discussion:

##### **EMHS Renovation & Additions (K-12) (WCSD #1002 & #1203):**

- The projected bid date is January 22, 2013.

##### **BWMS Renovation (WCSD #1103):**

- A detailed project report was emailed to Board members prior to the Committee meetings.
- Progress pictures detailed the extent of the work thus far.
- The Board will be touring the project in January 2013.

##### **SAMHS Additions & Alterations (K-12) (WCSD #1204):**

- PDE recently gave the District a 20% Variance Approval for the SAMHS project.

#### **4.2 Work Order Reports**

#### **4.3 Utilities Reports**

#### **5. Other**

None

#### **6. Closing Activities**

##### **6.1 Next Meeting**

The next meeting will be held on January 28, 2013, following CIT, at the Warren County Career Center.

##### **6.2 Adjournment**

Meeting adjourned at 9:05 p.m.