

**PERU ELEMENTARY SCHOOL DISTRICT 124 BOARD OF EDUCATION  
BUILDING AND GROUNDS COMMITTEE MEETING MINUTES  
PARKSIDE SCHOOL CONFERENCE ROOM  
WEDNESDAY, MARCH 2, 2022, 9:00 A.M.**

Present: Simon Kampwerth, Rob Ankiewicz, Josanne Bruins, Patti Leynaud

Others Present: Jamie Craven, Megan Baltikauski

The meeting was called to order by Chairperson Simon Kampwerth at 9:00 a.m.

- Mr. Craven provided the committee with an overview of the projected Summer 2022 Maintenance and Building Improvement Projects.
- Items discussed and under consideration for Northview include a Gate/Sidewalk modification and a PTC Rock Climbing Wall.
- Committee members agreed with recommending the items presented for Northview. It is recommended to look into the gate/sidewalk on the northwest corner of the campus due to the students not being able to access the sidewalk when the gates are closed as it is completely blocked off. Currently, the structure contains two swinging gates with stepping stones around the outside posts acting as a walkway in the grass. It is being requested to remove the post and double gates to just have one single gate. After some discussion regarding accessibility and cost effectiveness, it was determined to have Mr. Craven move forward with the research on requesting a quote for the removal of the post and double gates and installation of a new single gate.
- Mr. Craven reported that his last correspondence with PTC member, Autumn Spayer via email was dated November 2021 regarding the PTC Rock Climbing Wall at Northview. As of this time, there have not been any updates given from the PTC regarding this project. Committee members agreed with the recommendation to reach out to the PTC again to get answers to all questions asked before proceeding with this project.
- Items discussed and under consideration for Parkside and Northview include the parking lots annual sealcoating. Mr. Craven recommends for Perdue to come back and look at the parking lots to give a quote for the annual filling of cracks and re-stripping. It was stated by Mr. Craven and the committee members that they have been pleased with Perdue in the past and that they do a good prep job and fill. The estimated time frame for this kind of a project is around one weekend day. Chairperson Kampwerth asked the question of when do we look at a possible redo of the parking lot at Parkside? He requested a possible 2-5year plan if we have a big project consisting of a tear out and replacement of the parking lot instead of yearly maintenance. It was stated that the Northview lots are in better shape compared to the Parkside bus lane. It is recommended that Mr. Craven proceed with obtaining a quote for the sealcoating and re-stripping along with a quote for a full tear out and replacement of the Parkside parking lot. Mrs. Bruins requests that the District be thorough when collecting quotes/bids that are familiar with Health/Life Safety.
- Items discussed and under consideration for Parkside include the sanding and repainting project of the gym floor. Four bids were sent out to four flooring companies which include Floors, Incorporated, Capital Area Flooring, Stalker Sports Floors and Veterans Floors Inc. Veterans Floors Inc. provided the District with the lowest quote. Mr. Craven stated that he is familiar with Veterans Floor Inc., has past experience with the company and commented on the great work that they have done in other Districts. It was stated that to date, the Parkside gym floor has been sanded four times and it is requested that the District ask the company what the new floor's expected life-span will be. Committee members agree with proceeding with Veterans Floor Inc., for the sanding and repainting of the Parkside gym floor.

- Items discussed and under consideration for Northview include the bid results and recommendation pertaining to the Roof Replacement Project along with a discussion regarding the Northview Library Door. Mr. Craven stated that Jacob Been with Healy Bender Patton & Been Architects, had reached out to four companies which include, Bennett & Brosseau Roofing, Inc., Elens & Maichin Roofing & Sheet Metal, Inc., J.L. Adler Roofing and Sheet Metal, Inc., and Sterling Commercial Roofing Inc., to start the bidding process which includes the base bid and an alternate bid to remove a portion of the existing masonry chimney. Three of the companies did not submit a quote. Sterling Commercial Roofing, Inc. came in at \$129,000 as the base bid and \$23,900 for the alternate bid. The District has a relationship with Sterling Commercial Roofing Inc. as they have done business with the District in the past. It is recommended that Mr. Craven proceed with Sterling Commercial Roofing Inc. for the roofing work and removal of the chimney.
- The Northview Library door posed some safety recommendations with the Fire Marshall and the Regional Office of Education during a compliance visit. The recommendations are to make the door a push open door as opposed to its current pull open status and to find a solution for the exposed glass. These safety concerns at this current time are recommendations but not a must address at this time. Committee members agree to revisit this topic in the summer of 2023.
- Items discussed and under consideration for Parkside include the Domestic Hot Water Boiler. Chairperson Kampwerth and Mr. Craven provided the Committee with an update from the February 24, 2022 visit and inspection by Jacob Been and Ed Kiger, Millies Engineering. The District has looked at several different options pertaining to the hot water boiler as it has been leaking at the bottom of the unit in several areas and the source of the leak is not known. The District believes that water quality is one of the contributing factors to the boiler failure as there is no water treatment system installed. It was also noted that the District has had to replace dishwashers in the kitchen as well. It has been stated to the District by repair technicians that it is okay to keep running the boiler while a solution is sought. To get a full look at the leaking issue, a diagnosis fee of around \$4,000 seems to be a flat rate amongst companies to open up the boiler and determine the cause. Chairperson Kampwerth requests to budget higher for this project to which the committee members agree. The estimated budget will be around \$175,000.00. This project takes priority and time is of the essence for the repair to be completed.

### **Adjournment**

The committee adjourned at 10:14 a.m.

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Committee Chairperson

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Superintendent