

Minutes are considered "DRAFT" until approved at next meeting

Minutes  
Farmington High School Building Committee  
Subcommittee  
Friday, January 27, 2017

**Present:**

Bill Wadsworth, Chairman FHS Building Committee  
Hilary Donald, FHS Building Committee  
Johnny Carrier, FHS Building Committee  
Kathy Eagen, Town Manager  
Kathy Greider, Superintendent of Schools  
Russ Arnold, Director of Public Works  
Vince LaFontan, Business Manager  
Kat Howroyd, Management Specialist  
Marc Sklenka, Colliers International  
Paul Dominov, Kaestle Boos Associates, Inc.  
Enrico Chiarillo, Kaestle Boos Associates, Inc.  
Chuck Boos, Kaestle Boos Associates, Inc.  
Ken Biega, O&G Industries, Inc.

**A. Call to Order.**

The chair called the meeting to order at 2:06 PM

**B. Public Comment.**

Tim Kelly, 62 Westview Terrae, Unionville, stated that he has been watching the process with lots of interest. He believes that at this juncture, the committee should reset and look at a tactical approach, or an "Option E," that addresses the issues that absolutely have to be fixed. Mr. Kelly also discussed concerns with enrollment, sprawl, security, and energy savings. He asked what the tangible outcomes of the project are and if colleges or universities have provided any input.

**C. To review conceptual options "A" and "D" and discuss ways to reduce the size and cost.**

Marc Sklenka, Colliers International, detailed the objectives of the subcommittee to re-develop the two distinct options "A" and "D." A copy of his outline is recorded with these minutes as Agenda Item C.

The subcommittee had general discussion regarding the two options, as summarized below:

- The goal of the subcommittee is to reduce the square footage for Farmington High School to 242,000 square feet.
- The subcommittee discussed enrollment and if the number can be adjusted.
- The subcommittee questioned if the fourth field is necessary.

Minutes are considered "DRAFT" until approved at next meeting

- Bill Wadsworth shared his analysis of the square footage in the existing building to the proposed designs. He indicated that the gym, number of classrooms, mechanical space and black box theater are the "big ticket items" that are much larger than the current facility has.
- Kathy Greider answered the subcommittee's questions and suggestions for where space can be reduced, including the size of the corridors and mechanical space.
- Bill Wadsworth presented an Option "A" that keeps as much of the existing building as possible. Bill will work with Kaestle Boos on the design and cost of this building to reach the project budget goal.
- The subcommittee charged Kaestle Boos and school administration to evaluate the suggestions made by the subcommittee and work to reduce the size and cost for options "A" and "D" aiming for a goal of 242,000 square feet for the high school. These designs will be reviewed by the subcommittee at their meeting on Friday, February 3, 2017.

**D. Other Business.**

The committee reviewed the proposed schedule which has the following key dates:

- January 30, 2017- Kaestle Boos commences design of new options
- February 17, 2017- Kaestle Boos completes design of new options
- February 20, 2017- O&G commences cost estimating for new designs
- March 1, 2017- Estimates due
- March 3-7, 2017- Total project budgets are developed
- March 8, 2017- FHS Building Committee selects preferred option
- March 9, 2017- Kaestle Boos commences schematic design drawings
- April 13, 2017- Kaestle Boos completes schematic design package
- April 14, 2017- O&G commences cost estimating
- April 28, 2017-O&G completes cost estimate
- May 2, 2017- Total Project Budget Due
- June 5, 2017- Proposed date for Town Meeting
- June 15, 2017- Proposed Referendum Date

Kathy Eagen questioned when the high school graduation date is scheduled and Kathy Greider informed the subcommittee that the graduation date is not determined until April. A finalized referendum date will be determined after the graduation date is set.

The subcommittee will meet again next Friday, February 3, 2017 at 2:00 PM in Town Hall Council Chambers and set another meeting for Friday, February 10, 2017 at 2:00 PM in Town Hall Council Chambers. The subcommittee will provide an update to the FHS Building Committee at the February 8, 2017 regular meeting.

**E. Adjournment.**

Minutes are considered "DRAFT" until approved at next meeting

Upon a motion made and seconded (Donald/Carrier) the meeting adjourned at 3:35 PM.

Respectfully Submitted,

Kathryn Howroyd, Management Specialist

DRAFT



**FARMINGTON PUBLIC SCHOOLS**  
**Farmington High School Building Project**  
**Building Sub Committee Meeting**  
*January 27, 2017*

**I. Objectives**

- a. Develop two distinct options (A and D)
  - i. "A" option to represent a more minimal approach
  - ii. "D" option to represent a "new" building
- b. Total Project Budget goal of \$120m-\$125m for new
- c. Total Project Budget goal of \$70m-\$75m for reno
- d. Town of Farmington share no more than \$100m
- e. Maximize State's share by sizing building to meet 100% reimbursement

**II. Approach**

- a. Reduce overall square footage of building (new and existing)
  - i. Current "A" and "D" represent 305,000+/- GSF
  - ii. Ed Spec's (adjusted): 255,754 GSF; 9,626 GSF BOE
  - iii. Target: 242,000 GSF for School; 9,626 GSF for BOE
- b. Look at Program cuts
- c. Look at reduction of highest projected enrollment (1287-v-1346)
  - i. 1287 represents enrollment first year of project completion (2022)
  - ii. 1346 to be achieved during middle of construction (2020)

**III. Revised Schedule (Key Dates)**

- a. **6/15/17: Referendum**
- b. **1/30/17: KBA commences design of new options**
- c. **2/17/17: KBA completes design of new options;**
- d. **2/20/27: O&G commences estimating**
- e. **3/1/17: Estimates Due**
- f. **3/3-7/17 Total Project Budgets developed**
- g. **3/8/17: FHSBC Selects Preferred Option**



- h.3/9/17: KBA commences SD**
- i. 4/13/17: KBA completes SD package**
- j. 4/14/17: O&G commences SD estimating**
- k.4/28/17: O&G completes estimates**
- l. 5/2/17: Total Project Budget Due**

**IV. Questions?**