



Mr. Dewey asked if we are doing anything to become LEEDS certified. Mr. Dumin responded that we are doing everything fiscally feasible moving in the direction of energy conservation. It must be remembered that we are renovating an old building, so it will not be certified. We are, however, addressing energy conservation from everything from roof color to updated HVAC systems.

Mr. Dewey asked if our efforts included peak load shedding. Mr. Dumin responded that we will install generators that can take over the entire building, taking us off the grid. We can do that at peak times of the year. We get a minimum of \$50,000.00 back from that, so that in eight years they will have paid for themselves. Mr. Dewey then asked if we had researched the practicality of solar panels. Mr. Dumin responded that solar panels are not practical based on the size of the building. He then stated that the generators fire up on diesel, but are a combination diesel/natural gas burn. We can then lean to one side or the other, whichever is more efficient when they are in use.

## **B. Gauntlett Center**

Heat - Mr. Dumin stated that the contractor is set to go on work necessary to run heat. Right now the date for heat is November 7. That will involve getting the two existing boilers running, valving off the pipe going through the courtyard, and setting up the temporary boiler. Mr. Dumin's suggestion is to keep the temporary boiler, which runs on diesel, in place during the entire heating season, so if there is any problem with the two boilers currently functioning, we have that as a backup.

Mr. McGinley asked if that was the backup plan, why not do that instead of the repair? Wouldn't it be cheaper? Mr. Dumin responded that that is what he would like to discuss with the Board; it involves contracts, and needs to be addressed in executive session.

Mid County Senior Services would like to stay until December. - Mr. Dumin stated that he received a letter stating that they are planning to leave as soon as they can, but since heat has been restored to the building, could they stay? Mr. McGinley asked in what section of the building they are located, that is, serviced by the two boilers or the one. Mr. Dumin responded that they are in a part of the building serviced by the one boiler. Mr. Sokorai stated that the discussion should continue in executive session.

Mr. McGinley asked what percentage of the building is occupied. Mr. Dumin responded approximately 75%. Mr. McGinley asked if we could consolidate people into the sections of the building serviced by the two boilers. Mr. Dumin responded that there is no way to cordon off the water supply; if the building is frozen in sections, water pipes will burst.

Dr. Shapiro said that this is difficult to answer because we don't know what is happening.

Mr. McGinley asked that if the outside temperature is twenty degrees, is the inside temperature able to rise above 50? If we are going to keep this building open, can we keep it comfortable?

Mr. Dumin stated that, by virtue of the windows and configuration of the building, comfort depends on where you are sitting. There is no quick fix.

Future plans for the building and property - Mr. Molinaro stated that discussions for future plans of the Gauntlett Center will take place over the next four or five months; any discussion at this point will be premature. Mr. Sokorai noted that the Board gave itself a deadline of February 15 to make a decision on the future of the building. He made a suggestion that leaders from both communities be appointed to discuss the needs and direction the townships would like us to take in regards to this building. We would not be bound by this; it would be input.

Mr. Richard Carpenter added to Mr. Sokorai's comments by stated the need to remember this is a community center. We should not ask the people of two townships to give up something that

they value without having the opportunity to express their views about it, and that is what we are about to do. We are about to deny the people who have viewed this as a community center for twenty-five or thirty years, maybe longer, the opportunity to continue with it as a community center, regardless of the form it takes. This is not just a school district issue; we should find out how valuable it is as a community center.

Dr. Jeffrey Shapiro thanked the committee for allowing him to make a statement, and said that he agreed with Misters Carpenter and Sokorai in that we should get input from township leaders about the fate of the Gauntlett Center. However, if the townships are not going to be willing to help pay the costs of maintenance, then input is all they should have. The ultimate decision of the date of the building should rest with the district, since the district pays the costs of the building. If we are going to consider keeping the building as a community center, the communities are going to have to step up and pay their share to keep it going forward.

Mr. Michael Molinaro stated that this building is our community center, Our tenants are collateral and we should talk to the townships to see what programs they foresee in this building, and have some input into our decision to develop the building (or not). Once the decision is made, there should be some collaboration with the townships to see what type of contributions they can make to keep this as a community center.

Mr. Richard Carpenter stated that the reason why we voted the money and the effort to try to get through the winter was to give us some time to examine our options. He thinks we should start doing just that, and we can't do it alone. We have to realize this belongs to the communities.

Mr. David McGinley then stated that this building does not belong to Marple or Newtown communities; this building belongs to Marple Newtown School District, period. We opened it and allowed the community to use it as tenants; that has to be very clear. We do not run Kids Stop, we do not run Leisure Services, we do not run the Courts, nor do we run Delaware County Senior Services. We have gotten no money from either community to fix or maintain anything. I don't want people to think it is a community building; it only holds that name.

Mr. Molinaro disagreed with Mr. McGinley's perception of the children and parents who use programs in the building as tenants. He sees them as family.

Mr. Richard Sokorai conceded that the district is a legal entity, as are each of the townships. However, the benefit of being in the district is being part of a community. We can't stand on the legal definitions when we talk about community; we serve the community (that is, the people), not the entity.

Mr. McGinley responded by saying they are tenants, we have leases. We had no intention of kicking anyone out; it has always been our goal to cooperate with the communities. But if you tell the residents of the townships that their taxes are going to go up ten to fifteen percent to continue the community center, which is still owned by the entity of the Marple Newtown School District, they would vote it down ten to one.

Mr. Molinaro stated that we have to consider the 'tenants' as the equitable owners. We can't pull the rug out from under them without a plan, and they should be part of making that plan.

Mr. Sokorai clarified that the building belongs to the district, but not the Board. We are elected as directors to oversee what happens, but nothing that is designated as the district's is actually ours. We are not the District; we are the Directors. The communities are the district.

Mr. Carpenter stated that no one is arguing that the school district is not the legal owner.

Dr. Shapiro asked for clarification regarding the following: School District taxes should be used for potential renovation as opposed to township raising taxes to do it, and you are okay with that.

Mr. Molinaro stated that a reference was made that if the school district didn't put money in, the township would have to. He then moved to the next item.

**C. Recommendation for a motion to hire the team of Bonnett Associates and Reynolds Construction Management to do a feasibility study on the Gauntlett Building and property as well as a facility program for the administration.**

Mr. Molinaro stated that he wanted to move a motion to hire the team of Bonnett Associates and Reynolds Construction Management to do a feasibility study on the Gauntlett Building and property as well as a facility program for the administration. Dr. Shapiro asked if Mr. Molinaro was using his position as chairman to move that motion forward. Mr. Molinaro responded that he was. Dr. Shapiro stated that he found that motion to be premature. Mr. Richard Carpenter also stated that it was premature to charge an architect to find out what we want to do with the building. We should find some answers to what we talked about tonight before we bring anybody else in to say what we should do. That includes talking to the townships. Mr. Molinaro asked Mr. Carpenter to remember how we started with the high school renovations, to which Mr. Carpenter was opposed also. Mr. Molinaro said that he understood that talks must occur with the townships, and also with Bonnett and Reynolds, perhaps having them at the regular meeting to discuss costs before the motion is heard. Mr. Carpenter reiterated that we don't know what we want to do yet.

#### **VI. Information/Discussion Items – Transportation**

Mr. Dumin stated that there was a vote regarding the members of MNNIEA becoming members of the Teamsters. That decision was voted down and the Teamsters lost the election.

#### **VII. Other Business**

Mr. Molinaro asked Mr. Dumin for an update on the Paxon Hollow roofing project. Mr. Dumin stated that they would be finished by next week. The roofers would be applying white knight roofing material. They would be finishing the ductwork; after the last rain the roof was tight, and no new leaks were discovered. The punch list should be finished by next week.

After a student was diagnosed with swine flu, the cleaning staff is working to make sure that the building is cleaned appropriately.

Mr. Molinaro asked about notification regarding this issue. Dr. Merle Horowitz stated that a letter was made available through Edline that the building custodial staff is cleaning and disinfecting the building.

Dr. Shapiro asked if notification could come by way of Global Connect. Dr. Horowitz responded that not all of the phone numbers have been collected to make Global Connect viable for all members of the school community. She stated that she had spoken with administration about this issue; if a lot of absenteeism is noted, then Global Connect will certainly be put into use, but all of the numbers are not yet listed.

Dr. Shapiro stated that numbers should have come in with emergency cards a few days after school opened, is it a problem of data entry? Dr. Horowitz responded that 100% of the emergency cards had not been returned. Dr. Horowitz stated that she had spoken to parents with specific concerns and put them at ease.

Mr. Molinaro then spoke of the baseball fields. He said that Spring is coming up, and aside from fundraising that will be going on to freshen the fields, what can be done to update them? Mr. Dumin responded that we will be cutting grass, aerating the fields, and relining the ball fields. When we open the baseball fields in the Spring, they are as nice as we can make them look. He has spoken with someone who would like to donate a field to the high school; a meeting has been scheduled with Mr. Joe Driscoll to discuss the feasibility of that donation. Mr. Driscoll stated that he would look into whether any contract violation would occur in accepting that donation. Mr. Dumin is looking into how to accept the donation without a bid process; Mr. Driscoll is going to look into insurance issues and outside sources liabilities.

### **VIII. Public Comment**

Ms. Kathy Faulkner spoke about the H1N1 virus. She said that the virus is viable for about twelve hours, and night time cleaning is not as effective as daytime cleaning. She asked if students could bring in their own supply of antibacterial wipes for their desks.

Mr. Dumin responded that a lot of issues are involved. First, someone who is not a custodian can't clean, contractually. Secondly, effective cleaning can't be done during the day because of the number of staff working. Next, the chemicals have to be allowed to be used if it is going to touch a surface that is communal. Too many people are allergic to certain chemicals, and if the chemical is not on the MSDS (Material Data Safety Sheet) it can't be used. Anyone can use a wipe or lotion for their own personal use, but it has to be understood that it is only for personal use.

Ms. Joan Tobin of Newtown Square said that when Dr. Horowitz came to the District, she spoke of the Gauntlett Center being turned into a kindergarten center. Could that be addressed again? Ms. Tobin also heard that YMCA is looking for space in this area. That might be an avenue to explore since they are community oriented.

Mr. Joe Talento of Marple Township stated that if this property is lost as a public property, if it becomes a private entity, and that entity goes belly up, they then become the arbiters of that property. One of his major concerns is that the property be retained under some semblance of public control so that a Board such as this can have influence on the disposition of the property. Given the value of open space on West Chester Pike, if we lose control over this property we lose it forever because we will never have the money to buy it back. He would hate to see that happen.

Mr. John Butler of Marple Township would like to see a meeting that encompasses a larger cross section of representatives to discuss the future of the Gauntlett Center. He would not like decisions to be based on the opinions of one or two representatives. He referred to meetings held in the past, breakfast meetings, that allowed a large percentage of attendance, and would like to see that re-instituted. He then referred to Mr. McGinley's comment that the district was the landlord, and the community groups were the tenants. Well, in such a relationship, the landlord gets to set the rent. If the district did not set the rent to enough to cover the cost of repairs, then shame on the landlord. We shouldn't have to go out to get a bond issue to repair what should have been maintained.

He then stated that there is a LEEDS for existing buildings. He would like to see all of our schools benchmarked to see how they rate. He would like to see a challenge between the schools to get the energy ratings up. He would also like to see the district get the community involved in examining budget concerns.

### **IX. Summary of Items moved to the Regular Board Meeting**

**MOTION:** To hire the team of Bonnett Associates and Reynolds Construction Management to do a feasibility study on the Gauntlett Building and property as well as a facility program for the administration.

### **X. Adjournment**

Mr. Molinaro adjourned the meeting at 8:53 p.m.