

# MT. BLUE REGIONAL SCHOOL DISTRICT



COMMUNITY | CULTURE | CURRICULUM

*"Working together to provide high quality educational opportunities for all."*

227 MAIN STREET, FARMINGTON, ME 04938

(207) 778-6571 | (fax) 778-4160

## Operations Committee

### Agenda Notes

October 1, 2024

5:00 pm - 6:00 pm

The RSU 9 District Office, Main Street Farmington

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**Board Committee Members Present:** Scott Erb, Debbie Smith

**Other Board Members Present:**

**Staff:** Monique Poulin, Nicole Ibarguen, Christian Elkington

**Other Staff Present:** Andy Hutchins

1. **Call Meeting to Order** - Chair Erb
  - a. Called meeting to order at 5:01.
  
2. **Previous Committee Minutes- [9-3-2024](#)** - Chair Erb
  - a. Questions?
    - i. None
  
3. **Updates** - Ibarguen/Elkington
  - a. [FY 25 Operations & Building Projects](#)
    - i. Review
      1. Nicole reviewed projects completed within the last month or currently in process, which are all noted in green.
      2. For the next meeting, Nicole will note priority items based on building review reports as well as alignment to the RSU #9 Strategic Plan.
      3. Multiple day-to-day work orders get completed but they are not indicated on the project spreadsheet. Their funds are part of the operations budget.
  - b. MBHS Gym
    - i. Emblem
      1. Completed
    - ii. Opening?
      1. It is done! It opened today!
  - c. MBMS
    - i. History
      1. Built 1955
        - a. Baseboards are original.
      2. Remodel 2000
        - a. New gym floor was installed.
        - b. There will be another new floor installed this round.
    - ii. Bjorn Center

1. [Partial Substantial Completion Certificate](#)
  2. Updates
    - a. Badge Swipe System
      - i. IB controls will fix in the near future.
    - b. Phone, Wifi, Intercom
      - i. Completed today by IEC.
  3. Culinary
    - a. Review
      - i. This will include four smaller kitchens and one large group kitchen.
      - ii. Contractors are present and work is being completed.
    - b. [Pictures](#)
    - c. [Equipment](#)
      - i. Quotes have been submitted. Estimates were reviewed. This will also be reviewed at Personnel and Finance.
    - d. Progress
    - e. Questions?
      - i. None
    - f. Next steps
    - g. Timeline
- iii. [MBMS Sprinkler Suppression System Failure](#)
    1. GYM
      - a. Cleaning
        - i. [Pictures](#)
          1. Supervisor Ibarguen reviewed progress via pictures.
        - ii. Review
          1. Demo and cleaning should be completed by the end of the week.
        - iii. Timeline
      - b. Bleacher decisions
        - i. Review
          1. Thought we would be able to save the bleachers but the consultants decided that the floor needed leveling and therefore the bleachers needed to be removed. Due to their size, age, and what it took to remove them, the cost was almost the same as a new set of bleachers. The insurance company approved new bleachers.
          2. Hussey Seating will be doing the work.
          3. We consulted with Katie and James on the new bleachers. Once the floor is done, the bleachers are all set to be installed.
        - ii. Insurance
          1. Has approved all to be covered. They have been wonderful to work with.
        - iii. Questions?
        - iv. Next Steps
        - v. Timeline
      - c. Floor

- i. Quotes
    - 1. Review
      - a. We will have three quotes by the end of the day. Supervisor Ibraguen reviewed what had been received. One company would not be comfortable leveling the floor, hence the price is lower. A second company had inconsistent reviews. We are hopeful for the third quote due to the attention that they have shown. They were recommended by the contractors for the Bjorn Center.
    - 2. Questions?
    - 3. Discussion
    - 4. Insurance
  - ii. Timeline
  - iii. Questions
  - iv. Motion
    - 1. Not today since we don't have all the information. Superintendent will probably just move it forward.
2. Basement
  - a. Demo Update
    - i. Almost complete.
  - b. Pictures
    - i. The process was reviewed via pictures. Heat will not be an issue during construction.
  - c. Contractor success?
    - i. Review
      - 1. No one is willing to take it on.
    - ii. Alternative plans
      - 1. Subs that we have worked with before are ready to go, and we are ready to oversee the rebuild ourselves. We could not find a contractor to oversee due to their busy schedules. We will move forward when it is time.
  - d. Timeline Progress
  - e. Insurance
- iv. Fire Suppression System
  - 1. Latest info?
    - a. Any new leads as to the cause?
      - i. None at this time. Insurance company is looking at all potential sources.
    - b. Flow Detector
      - i. Work completed
        - 1. It is working at this time with a new switch.
    - c. How do we know that the Flow Detector is working?
      - i. It is checked often.
  - 2. Soak & Flush

- a. Very expensive - \$60,000 just to flush-will be part of FY26 budget; loosens corrosion in the system and is done over the summer. Another update at a later meeting.
- b. Why do it?
- c. Part 1
  - i. Check all piping
  - ii. Replace damaged
- d. Part 2
  - i. Soak & Flush
  - ii. How is it done? - See above
  - iii. When? - See above
  - iv. Cost?
- 3. Insurance Updates
- 4. What would the sprinkler company suggest in order to replace pieces of the system by sections?
- 5. Questions?
- d. Mallett PreK Playground Expansion
  - i. Review
    - 1. Completed a couple of weekends ago.
  - ii. [Pictures](#)
    - 1. The fence was relocated and there is an expanded grassy area and extended asphalt for biking/triking.
- e. Assistant Maintenance Supervisor hiring
  - i. Plan?
    - 1. Interviewing next week.
- f. Holman House Open House
  - i. Oct 15
    - 1. 3-5 PM
  - ii. [Flyer](#)

#### 4. New

- a. [MBMS Kitchen Expansion Proposal](#) - Director Hutchins
  - i. Review
    - 1. Come visit at 10AM on any school day to see how busy it is. The space is extremely tight. The size has not changed since we added a grade ten years ago, and the participation has increased 30% in the past nine years.
    - 2. Students enjoy the options.
  - ii. Why?
    - 1. We need to do something but are limited with options and have landed with going out towards the portable classrooms.
  - iii. Paid how?
    - 1. Adding 450 feet due to cost. We will not be adding onto the building; add pad with frost wall for storage (walk in coolers and freezers). Replace what used to be storage space with more prep space for staff. The estimate is \$400,000 to complete the project with new walk in coolers, plumbing, mechanical work, etc. Paid for by the School Nutrition budget. This will not add to the operating budget

since we will be buying more energy efficient products. Chef Andy needs to find ways to spend carry forward due to the regulations.

iv. Questions?

1. Will this be enough room? It will be an improvement, and the architect has been working with us on how to best meet our goals.

v. Motion to move forward

1. Support to move forward. Hoping to break ground (outside work) in the spring, but we cannot be without this kitchen with students in session. We will likely have to be the general contractor for this project.

5. **Next Mtg.** November 19, 2024

6. **Adjourned at 5:54PM.**

7. **Future Agenda Items**

- Community Open House Planning
- ESSER Updates
- Ten Year Maintenance Plan
  - [Building Assessments](#)
  - [Projects already completed](#)