

Olean City School Districts  
Buildings and Grounds Committee Meeting  
410 West Sullivan Street  
Tuesday, December 17, 2013  
12:00 p.m.

Present:           Paul Knieser                               Eric Garvin  
                  Paul Hessney                       Ira Katzenstein  
                  Colleen Taggerty               Dave Fidurko  
                  Kathy Elser                       Vicki Zaleski-Irizarry

Observer:       John Bartimole

#### Arion – Solar Project Update

- Colleen noted that the school attorney reviewed Arion's proposed Letter of Intent and after reviewing with the Buildings and Grounds Committee, Kathy and Colleen were advised to disengage with Arion and to submit a letter regarding such. Arion does not want to commit any resources to ensure our roof tops are able to sustain the solar panel units
- Nick, from Arion, is now proposing as of December 6th that their company will have their structural engineers review the plans for each roof to determine structural integrity for the possible installation of solar panels
- The committee recommended that Arion be contacted and be advised that the roof and structures be visually inspected by a licensed engineer
- Committee members noted that the structural integrity of the roofs could also be included in the Building Condition Survey

#### Capital Outlay Project

- Kathy Elser noted that she has had conversations with HUNT regarding what the district can and cannot do
- In order to get funding for a 2013-2014 school year project, the project would have to be completed by June 16 and this would not be possible due to the amount of time it takes NYSED to review and approve a project
- No outlay project will be done during the current school year

#### Boardmanville Commercial Appraisal

- The remaining property consist of 5.3 acres
- Appraisals received from GAR Associates and IREM Solutions; consensus is to contract with GAR Associates
- The committee recommended that Colleen and Kathy speak to GAR regarding the value of possibly subdividing the property and to determine intended use (take into consideration that the 5.3 acres includes a paved and striped parking lot)

#### Timeframe for RFP for Building Condition Survey

- A BCS must be done every 5 years
- The last one that was done was in 2005
- NYSED granted a waiver in 2010 as the district was in the middle capital project renovations
- RFP to be prepared for committee review

#### HS Parking

- Counter offer to St. Joe's original offer
- OCSD will plow, mow, and maintain parking lot
- St. Joe's requested 1-year contract with a 60-day "out clause"
- Additional discussions included signage, lighting, and liability

#### Other:

- Pits and holes in the new HS flooring – Colleen meeting with Campus Construction

Meeting adjourned at approximately 12:45 p.m.

Next Meeting Date: January 21, 2014